

Executive Summary Report

Characteristics-Based Market Adjustment for 2008 Assessment Roll

Area Name / Number: Central Sammamish Plateau / 69

Previous Physical Inspection: 2004

Improved Sales:

Number of Sales: 1898

Range of Sale Dates: 1/2005 - 12/2007

Sales – Improved Valuation Change Summary						
	Land	Imps	Total	Sale Price	Ratio	COV*
2007 Value	\$184,800	\$382,100	\$566,900	\$637,000	89.0%	13.02%
2008 Value	\$204,500	\$424,300	\$628,800	\$637,000	98.7%	13.03%
Change	+\$19,700	+\$42,200	+\$61,900		+9.7%	0.01%
% Change	+10.7%	+11.0%	+10.9%		+10.9%	0.08%

*COV is a measure of uniformity; the lower the number the better the uniformity. The slight increase in COV is due to truncating only and is not considered to be significant.

Sales used in this analysis: All sales of one to three unit residences on residential lots which were verified as, or appeared to be market sales were considered for the analysis. Individual sales that were excluded are listed later in this report. Multi-parcel sales, multi-building sales, mobile home sales, and sales of new construction where less than a 100% complete house was assessed for 2007 or any existing residence where the data for 2007 is significantly different from the data for 2008 due to remodeling were also excluded. In addition, the summary above excludes sales of parcels that had improvement value of \$25,000 or less posted for the 2007 Assessment Roll. This also excludes previously vacant and destroyed property partial value accounts.

Population - Improved Parcel Summary:

	Land	Imps	Total
2007 Value	\$197,300	\$357,000	\$554,300
2008 Value	\$218,400	\$396,400	\$614,800
Percent Change	+10.7%	+11.0%	+10.9%

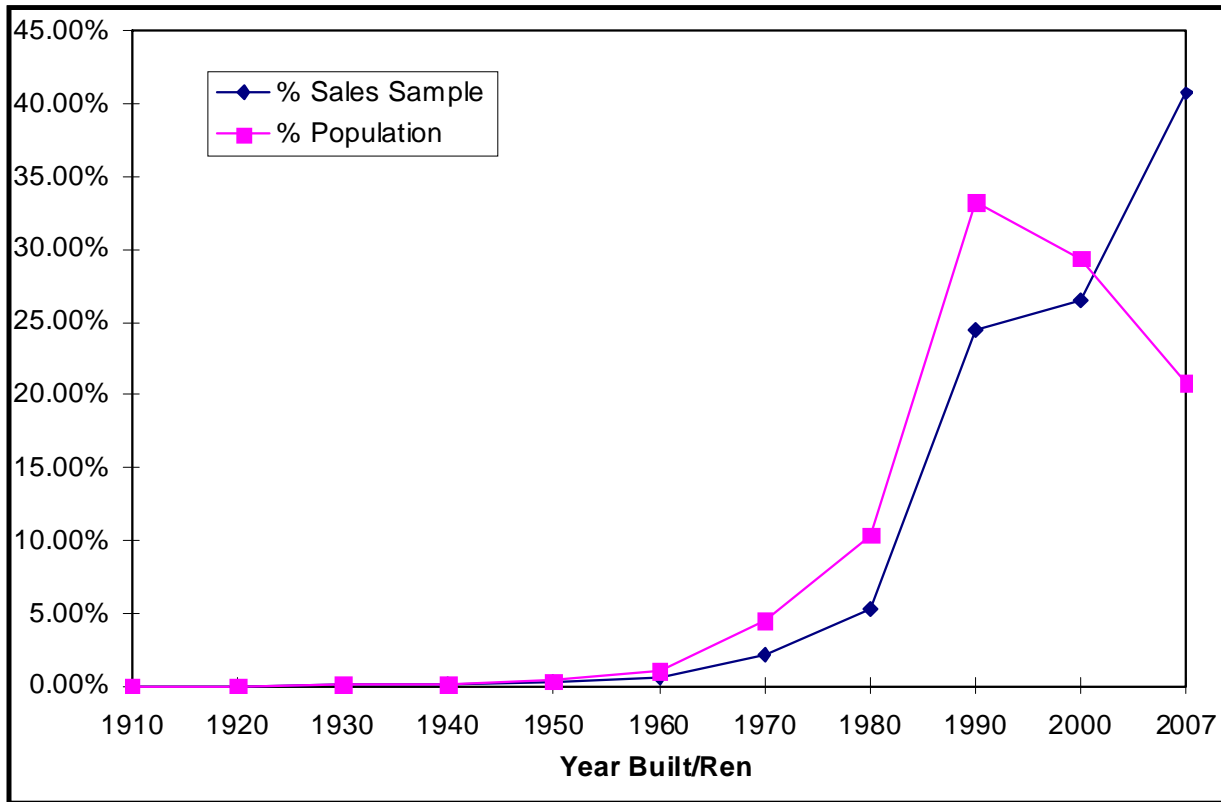
Number of one to three unit residences in the Population: 8160

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, subareas and lot size. As a result of the analysis, an overall market adjustment was applied to the population thus improving assessment levels and maintaining equalization.

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	1	0.05%
1940	2	0.11%
1950	4	0.21%
1960	11	0.58%
1970	40	2.11%
1980	101	5.32%
1990	464	24.45%
2000	502	26.45%
2007	773	40.73%
	1898	

Population		
Year Built/Ren	Frequency	% Population
1910	1	0.01%
1920	2	0.02%
1930	8	0.10%
1940	11	0.13%
1950	30	0.37%
1960	83	1.02%
1970	369	4.52%
1980	848	10.39%
1990	2713	33.25%
2000	2397	29.38%
2007	1698	20.81%
	8160	

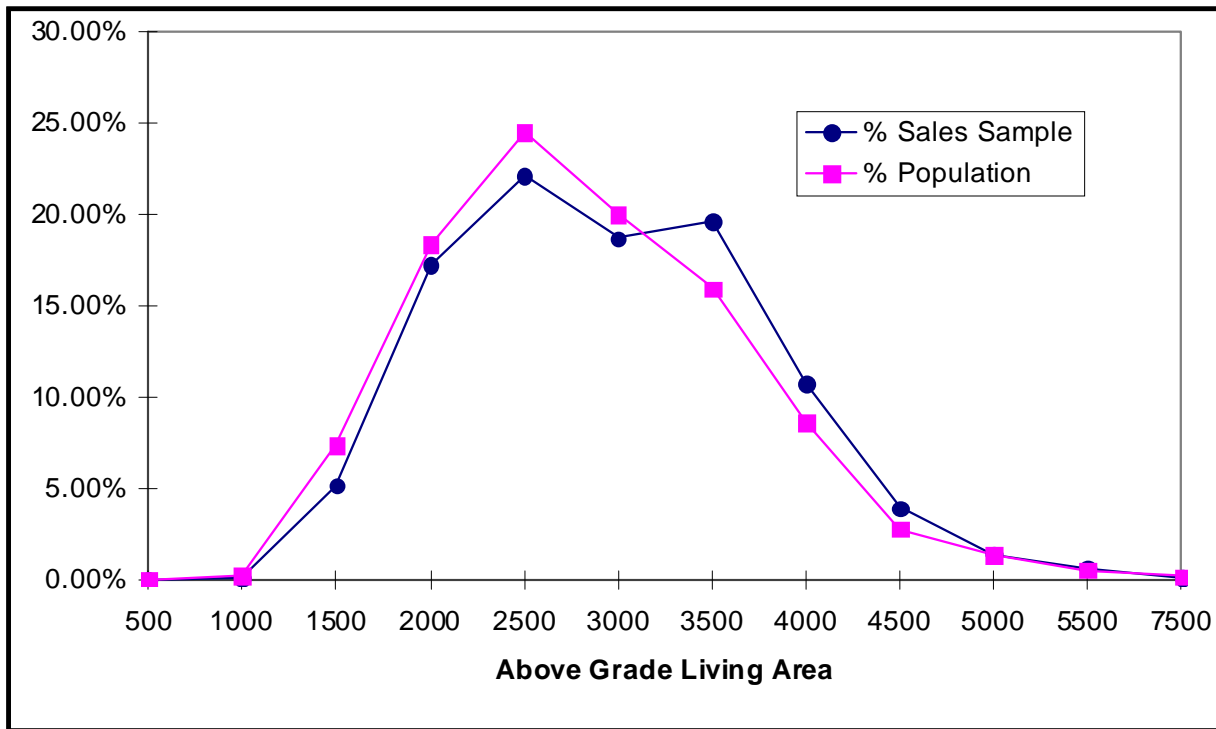


Sales of new homes built in the last seven years are over-represented in this sample. This is a common occurrence due to the fact that most new homes will sell shortly after completion.

Sales Sample Representation of Population - Above Grade Living Area

Sales Sample		
AGLA	Frequency	% Sales Sample
500	0	0.00%
1000	2	0.11%
1500	98	5.16%
2000	328	17.28%
2500	420	22.13%
3000	355	18.70%
3500	373	19.65%
4000	204	10.75%
4500	75	3.95%
5000	27	1.42%
5500	13	0.68%
7500	3	0.16%
	1898	

Population		
AGLA	Frequency	% Population
500	1	0.01%
1000	19	0.23%
1500	602	7.38%
2000	1501	18.39%
2500	2000	24.51%
3000	1630	19.98%
3500	1302	15.96%
4000	705	8.64%
4500	228	2.79%
5000	112	1.37%
5500	44	0.54%
8500	16	0.20%
	8160	

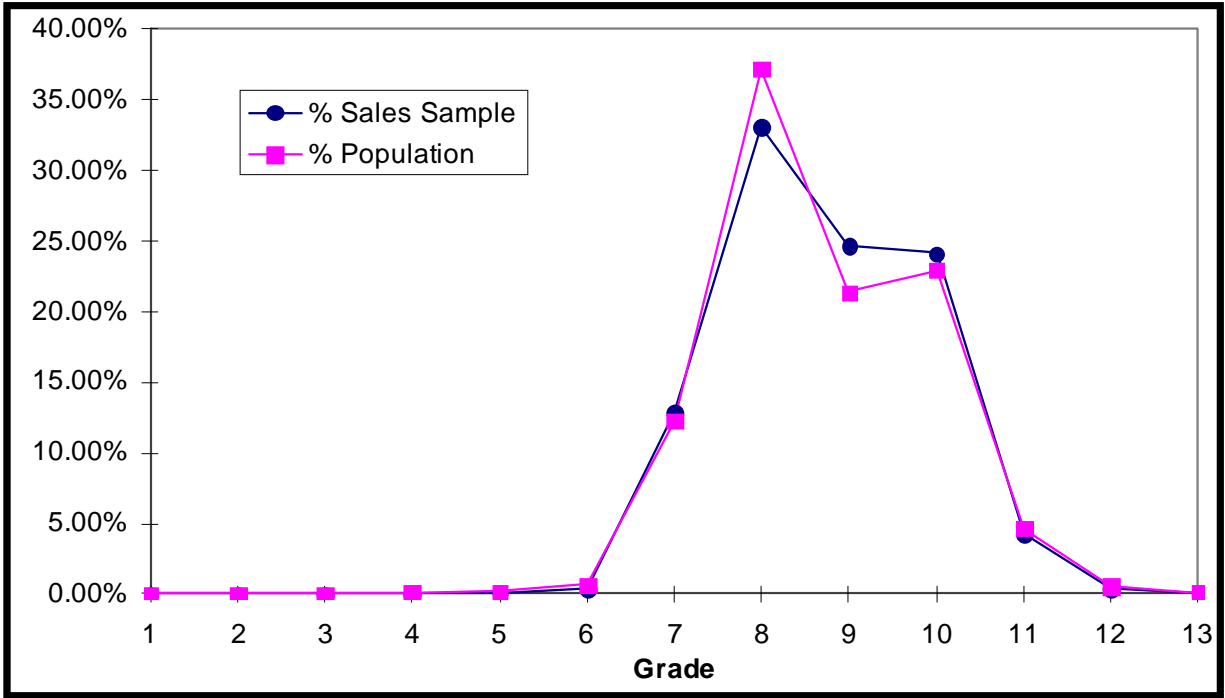


The sales sample frequency distribution follows the population distribution very closely with regard to Above Grade Living Area. This distribution is ideal for both accurate analysis and appraisals.

Sales Sample Representation of Population - Grade

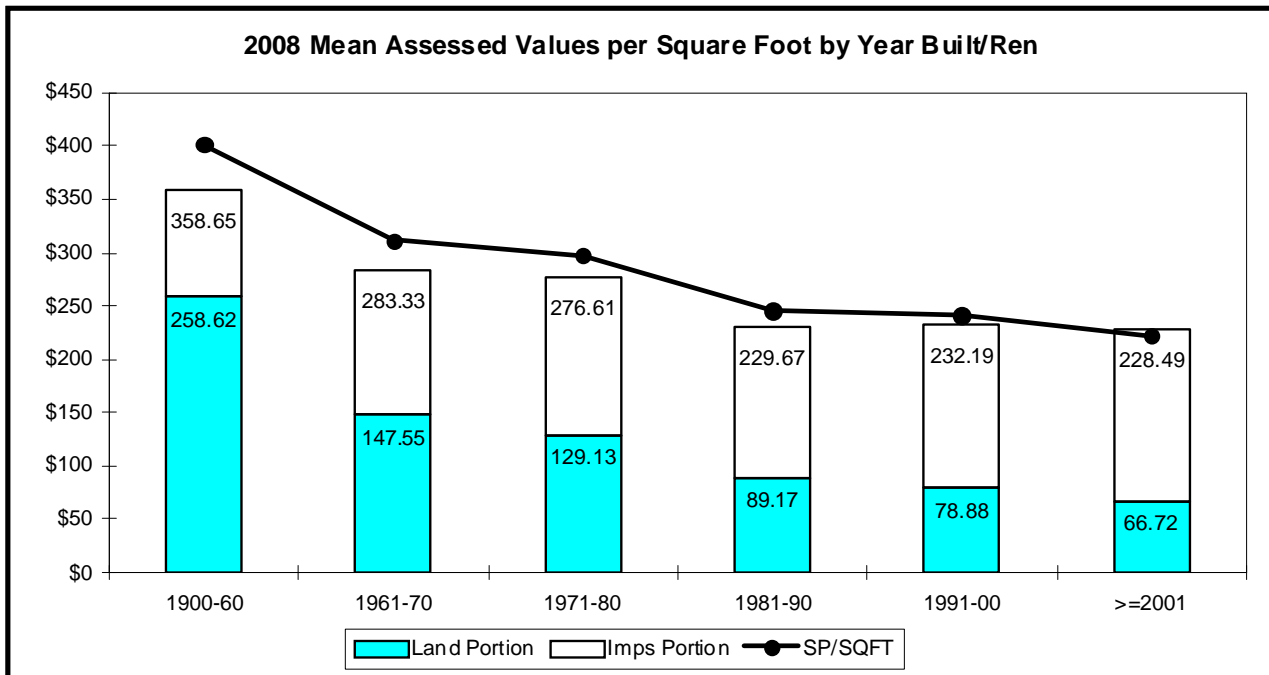
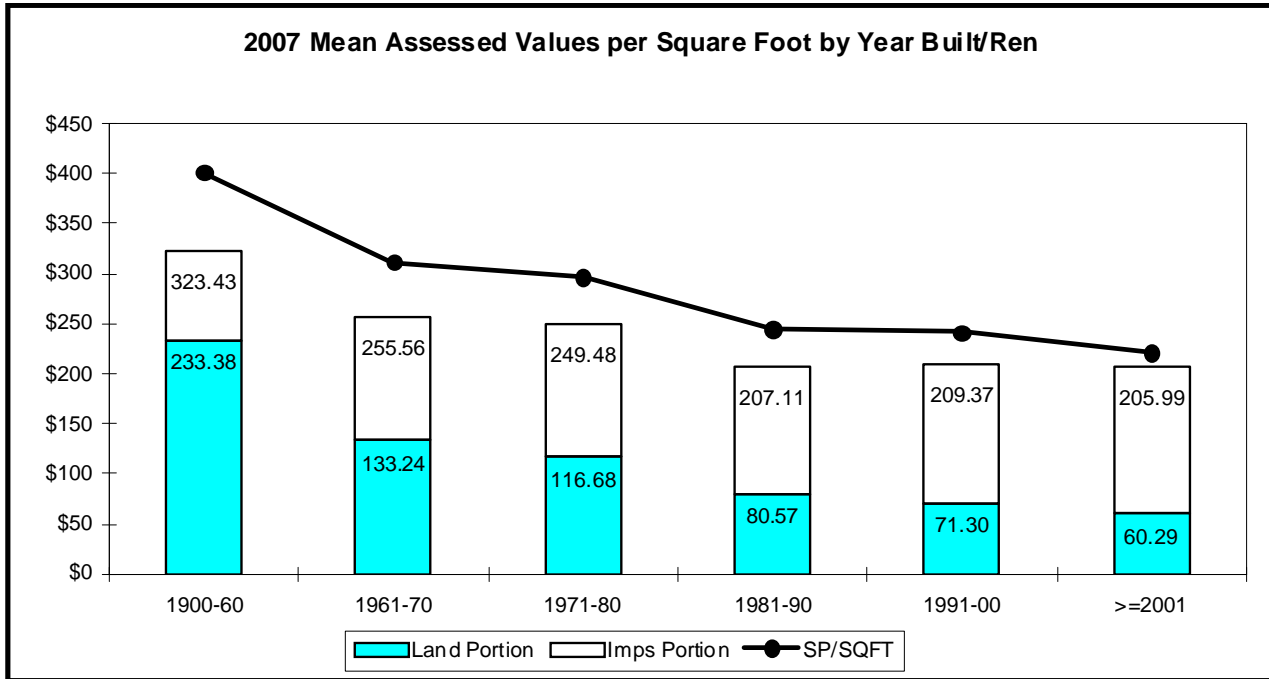
Sales Sample		
Grade	Frequency	% Sales Sample
1	0	0.00%
2	0	0.00%
3	0	0.00%
4	0	0.00%
5	2	0.11%
6	8	0.42%
7	244	12.86%
8	628	33.09%
9	469	24.71%
10	458	24.13%
11	81	4.27%
12	8	0.42%
13	0	0.00%
1898		

Population		
Grade	Frequency	% Population
1	0	0.00%
2	0	0.00%
3	0	0.00%
4	4	0.05%
5	15	0.18%
6	54	0.66%
7	1001	12.27%
8	3036	37.21%
9	1745	21.38%
10	1873	22.95%
11	380	4.66%
12	49	0.60%
13	3	0.04%
8160		



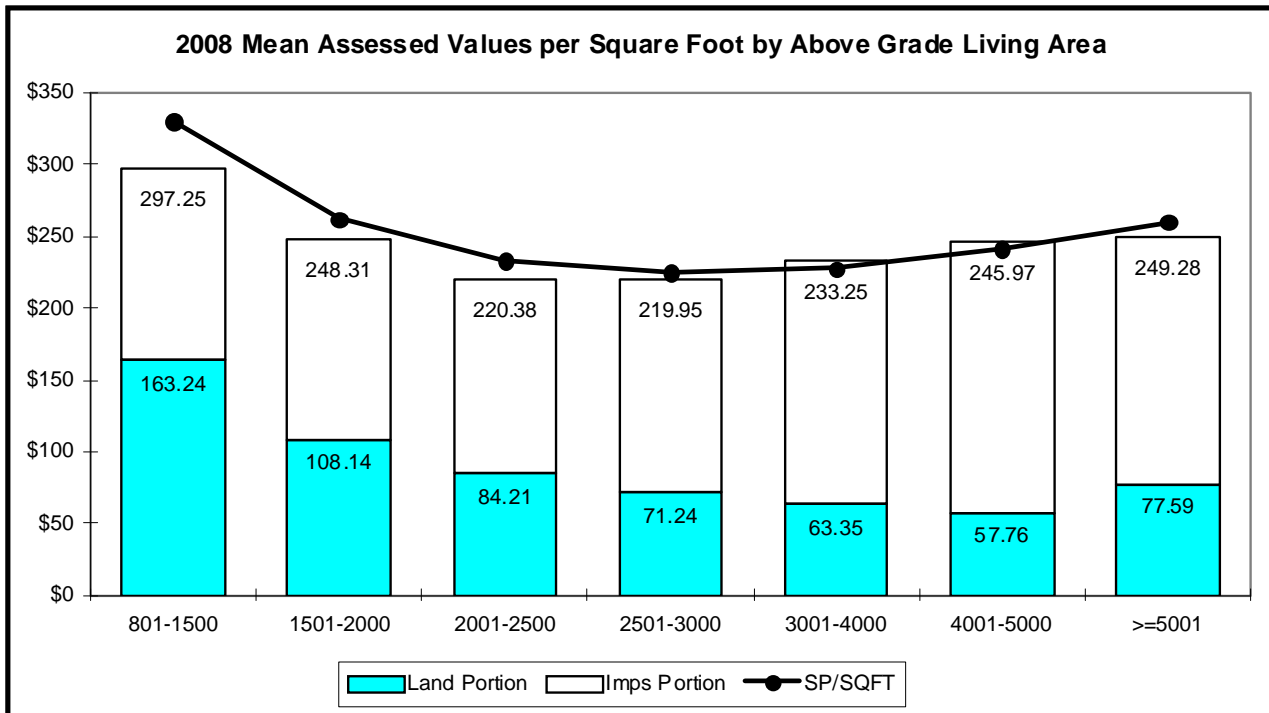
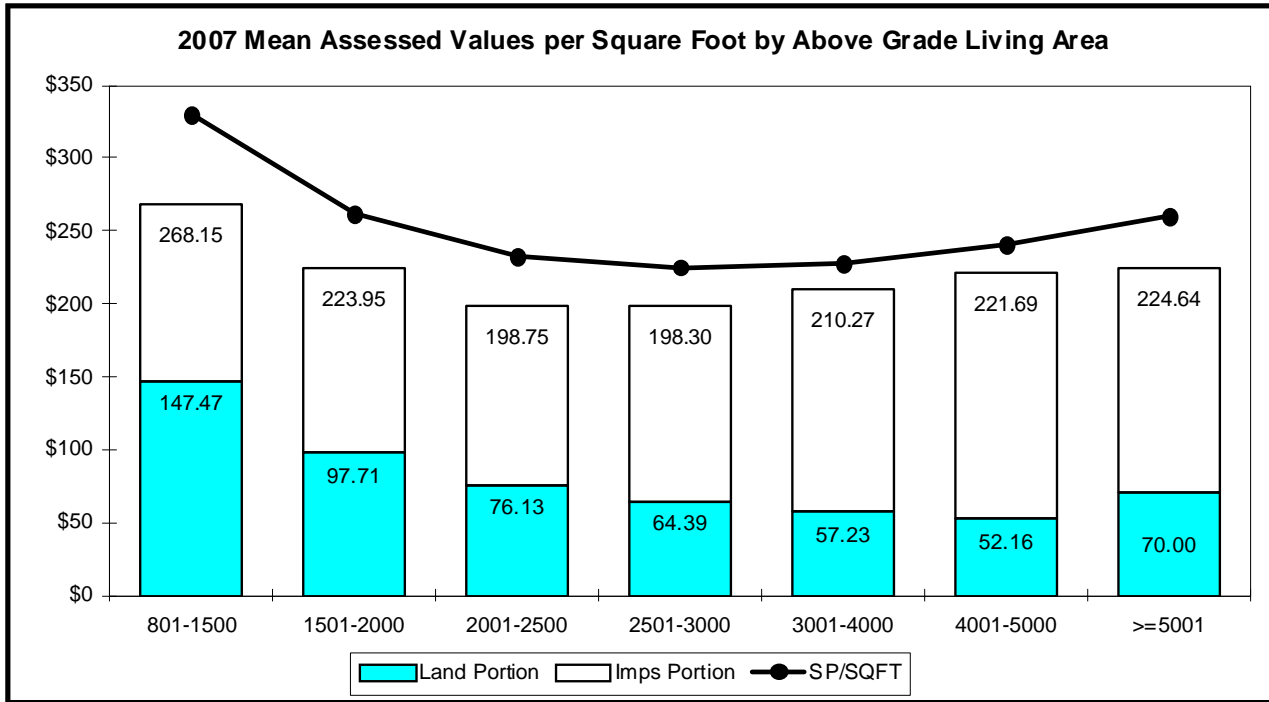
The sales sample frequency distribution follows the population distribution very closely with regard to Building Grade. This distribution is ideal for both accurate analysis and appraisals.

Comparison of 2007 and 2008 Per Square Foot Values By Year Built / Renovated



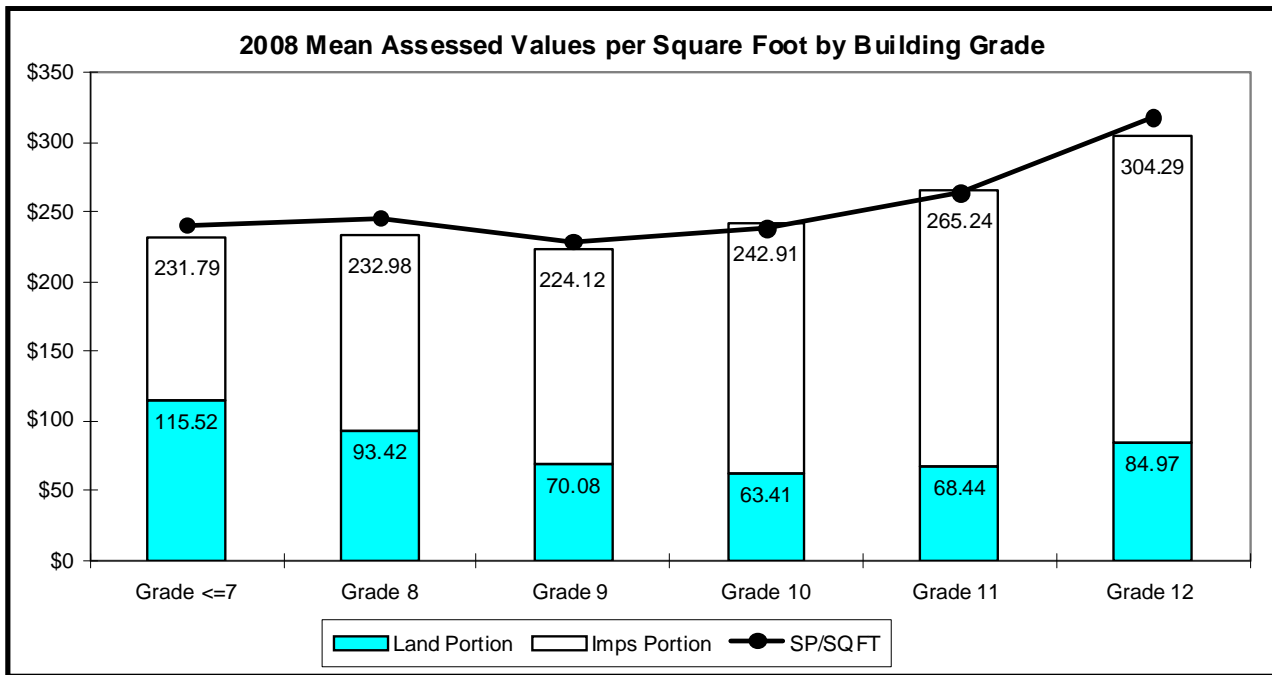
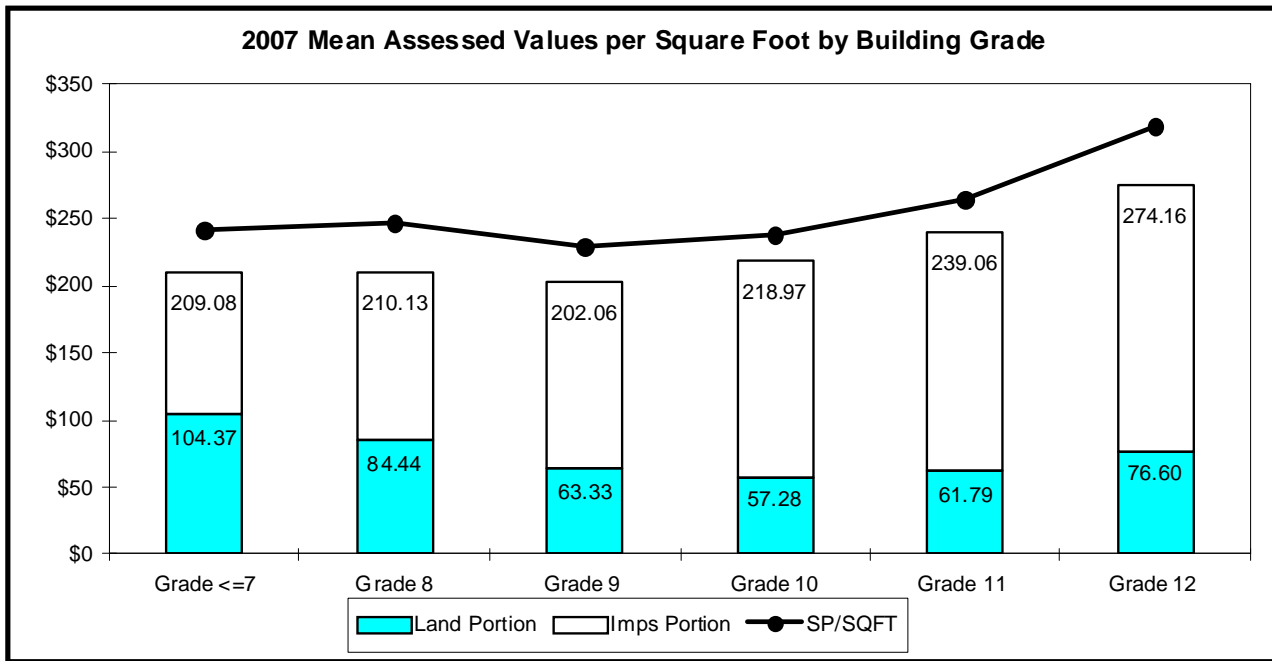
These charts clearly show an improvement in assessment level and uniformity by Year Built/Renovated as a result of applying the 2008 recommended values. The values shown in the improvements portion of the chart represent the value for land and improvements.

Comparison of 2007 and 2008 Per Square Foot Values By Above Grade Living Area

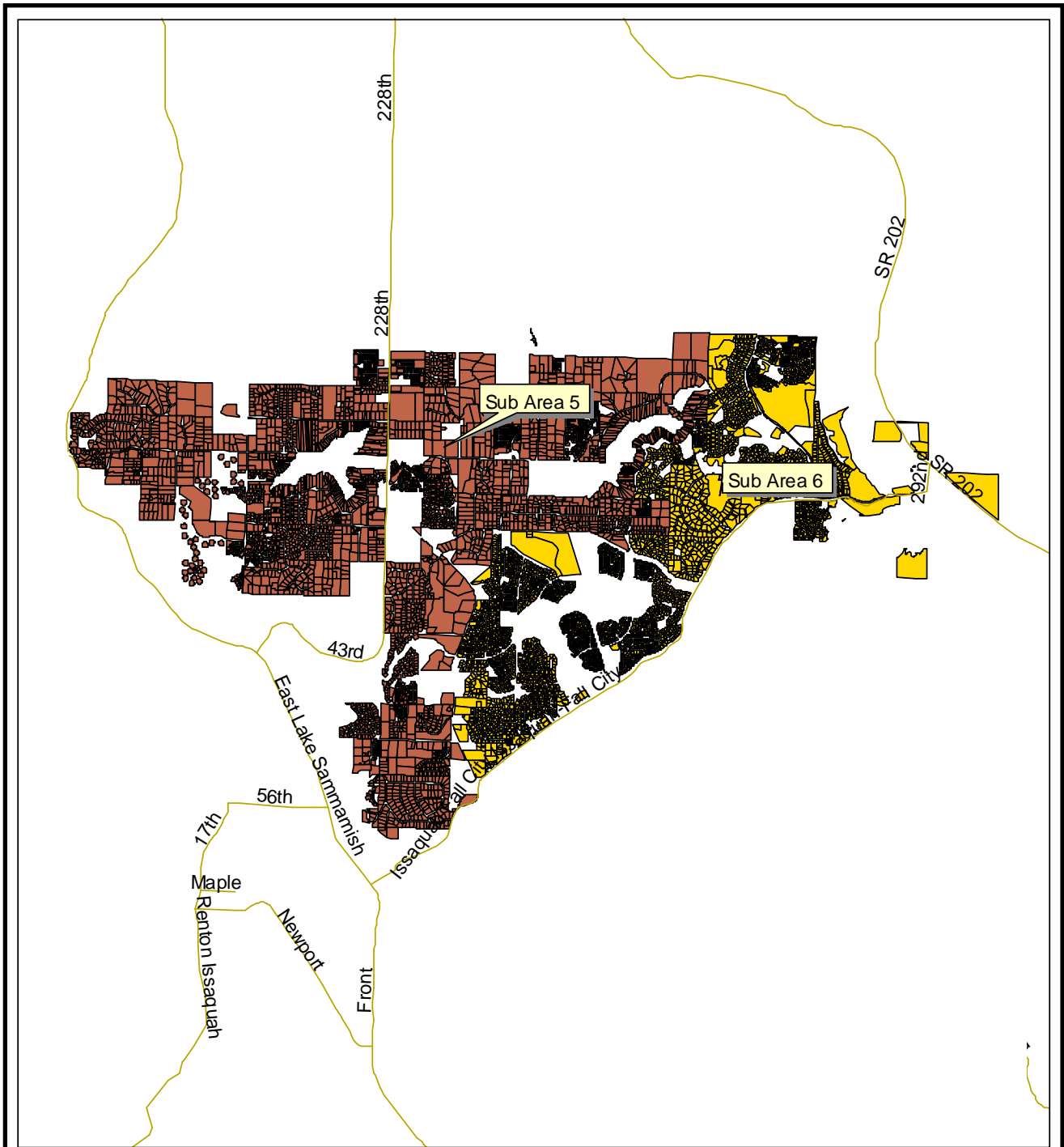


These charts clearly show an improvement in assessment level and uniformity by Above Grade Living Area as a result of applying the 2008 recommended values. The values shown in the improvements portion of the chart represent the value for land and improvements.

Comparison of 2007 and 2008 Per Square Foot Values By Building Grade



These charts clearly show an improvement in assessment level and uniformity by Building Grade as a result of applying the 2008 recommended values. The values shown in the improvements portion of the chart represent the value for land and improvements.



Area 69

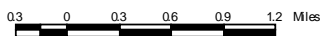
2008 Annual Update

The information included on this map has been compiled by King County staff from a variety of sources and is subject to change without notice. King County makes no representations or warranties, express or implied, as to accuracy, completeness, timeliness, or rights to the use of such information. King County shall not be liable for any general, special, indirect, incidental, or consequential damages including, but not limited to, lost revenues or lost profits resulting from the use or mis use of the information contained on this map. Any sale of this map or information on this map is prohibited except by written permission of King County.

File Name: EPA Project not yet saved



May 6, 2008



King County

Department of Assessments

Legend	
	Primary.shp
	Area 69 map.shp
	5
	6

Annual Update Process

Effective Date of Appraisal: January 1, 2008

Date of Appraisal Report: April 29, 2008

King County Revaluation Cycle

King County's revaluation plan as approved by the Washington State Department of Revenue is an annual revaluation cycle with physical inspection of all properties at least once every six years. Physical inspection of properties meets the requirements of RCW 84.41.041 and WAC 458-07-015. During the interval between each physical inspection, the annual revaluation cycle requires the valuation of property be adjusted to current true and fair value based on appropriate statistical data. Annually, approximately one-sixth of all residential properties are physically inspected and appraised with new land and total property valuation models calibrated and specified using multiple regression analysis. These appraised values are the basis for the annual updating of the remaining five-sixths.

Data Utilized

Available sales closed from 1/1/2005 through 12/31/2007 were considered in this analysis. The sales and population data were extracted from the King County Assessor's residential database.

Sales Screening for Improved Parcel Analysis

Improved residential sales removal occurred for parcels meeting the following criteria:

1. Vacant parcels
2. Mobile home parcels
3. Multi-parcel or multi-building sales
4. New construction where less than a 100% complete house was assessed for 2007
5. Existing residences where the data for 2007 is significantly different than the data for 2008 due to remodeling
6. Parcels with improvements value, but no building characteristics
7. Others as identified in the sales deleted list

See the attached *Improved Sales Used in this Annual Update Analysis* and *Improved Sales Removed from this Annual Update Analysis* at the end of this report for more detailed information.

Land Update

Based on the 18 usable land sales available in the area, and their 2007 Assessment Year assessed values, and supplemented by the value increase in sales of improved parcels, an overall market adjustment was derived. This resulted in an overall 11% increase in land assessments in the area for the 2008 Assessment Year. The formula is:

2008 Land Value = 2007 Land Value x 1.11, with the result rounded down to the next \$1,000.

Improved Parcel Update

The analysis for this area consisted of a general review of applicable characteristics such as grade, age, condition, stories, living areas, views, waterfront, subarea and lot size. Upon completion of the review, an overall market adjustment was determined.

With the exception of real property mobile home parcels & parcels with “accessory only” improvements, the total assessed values on all improved parcels were based on the analysis of the 1898 useable residential sales in the area.

The chosen adjustment model was developed using an overall market adjustment approach. The 2007 assessment ratio (Assessed Value divided by Sale Price) was the dependent variable.

The analysis results showed that an overall market adjustment applied to the population would improve assessment levels and maintain equalization.

The derived adjustment formula is:

2008 Total Value = 2007 Total Value * 1.11

The resulting total value is rounded down to the next \$1,000, *then*:

2008 Improvements Value = 2008 Total Value minus 2008 Land Value

An explanatory adjustment table is included in this report.

Improved Parcel Update (continued)

- Other:
- *If multiple houses exist on a parcel, the Improvement % Change indicated by the sales sample is used to arrive at new total value (2008 Land Value + Previous Improvement Value * 1.11)
 - *If a house and mobile home exist, the formula derived from the house is used to arrive at new total value.
 - *If “accessory improvements only”, the Improvement % Change as indicated by the sales sample is used to arrive at a new total value. (2008 Land Value + Previous Improvement Value * 1.11).
 - *If vacant parcels (no improvement value) only the land adjustment applies.
 - *If land or improvement values are \$25,000 or less, there is no change from previous value. (Previous Land value * 1.00 Or Previous Improvement value * 1.00)
 - *If a parcel is coded “non-perc” (sewer system=3), there is no change from previous land value.
 - *If a parcel is coded sewer system public restricted, or water district private restricted, or water district public restricted, there is no change from previous land value.
 - *If an improvement is coded “% net condition” or is in “poor” condition, there is no change from previous improvement value (only the land adjustment applies).
 - * Any properties excluded from the annual up-date process are noted in RealProperty.

Mobile Home Update

There were not enough mobile home sales for a separate analysis. Mobile home parcels will be valued using the Improvement % Change indicated by the sales sample. The resulting total value is calculated as follows:

2008 Total Value = 2008 Land Value + Previous Improvement Value * 1.11, with results rounded down to the next \$1,000

Model Validation

Ratio studies of assessments before and after this annual update are included later in this report. “Before and after” comparison graphs appear earlier in this report.

Area 69 Annual Update Model Adjustments

2008 Total Value = 2007 Total Value + Overall +/- Characteristic Adjustments as Apply 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.

Overall (if no other adjustments apply)

11.00%

Comments

100% of the population of 1 to 3 Unit Residences in the area are adjusted by the overall alone.

Area 69 Annual Update Ratio Confidence Intervals

These tables represent the percentage changes for specific characteristics.

A 2008 LOWER 95% C.L. greater than the overall weighted mean indicates that assessment levels may be relatively high. A 2008 UPPER 95% C.L. less than the overall weighted mean indicates that assessment levels may be relatively low. The overall 2008 weighted mean is .987

The confidence interval for the arithmetic mean is used as an estimate for the weighted mean.

It is difficult to draw valid conclusions when the sales count is low.

Bldg Grade	Count	2007 Weighted Mean	2008 Weighted Mean	Percent Change	2008 Lower 95% C.L.	2008 Upper 95% C.L.
<=7	254	0.890	0.987	10.9%	0.964	1.009
8	628	0.856	0.949	10.9%	0.939	0.958
9	469	0.885	0.982	10.9%	0.970	0.993
10	458	0.921	1.022	10.9%	1.012	1.032
11	81	0.906	1.005	11.0%	0.984	1.027
12	8	0.859	0.953	11.0%	0.853	1.054
Year Built or Year Renovated	Count	2007 Weighted Mean	2008 Weighted Mean	Percent Change	2008 Lower 95% C.L.	2008 Upper 95% C.L.
<=1960	18	0.799	0.886	10.9%	0.812	0.961
1961-1970	40	0.826	0.916	10.9%	0.875	0.957
1971-1980	101	0.842	0.934	10.9%	0.910	0.958
1981-1990	464	0.850	0.942	10.9%	0.932	0.953
1991-2000	502	0.870	0.965	10.9%	0.955	0.974
>=2001	773	0.929	1.031	10.9%	1.022	1.040
Condition	Count	2007 Weighted Mean	2008 Weighted Mean	Percent Change	2008 Lower 95% C.L.	2008 Upper 95% C.L.
Fair	5	0.849	0.942	10.9%	0.736	1.148
Average	1822	0.891	0.988	10.9%	0.982	0.994
Good	55	0.869	0.964	10.9%	0.933	0.994
Very Good	16	0.883	0.979	10.9%	0.898	1.060
Stories	Count	2007 Weighted Mean	2008 Weighted Mean	Percent Change	2008 Lower 95% C.L.	2008 Upper 95% C.L.
1	180	0.837	0.928	10.9%	0.910	0.947
1.5	13	0.793	0.880	10.9%	0.813	0.946
2	1705	0.895	0.993	10.9%	0.987	0.999

Area 69 Annual Update Ratio Confidence Intervals

These tables represent the percentage changes for specific characteristics.

A 2008 LOWER 95% C.L. greater than the overall weighted mean indicates that assessment levels may be relatively high. A 2008 UPPER 95% C.L. less than the overall weighted mean indicates that assessment levels may be relatively low. The overall 2008 weighted mean is .987

The confidence interval for the arithmetic mean is used as an estimate for the weighted mean.

It is difficult to draw valid conclusions when the sales count is low.

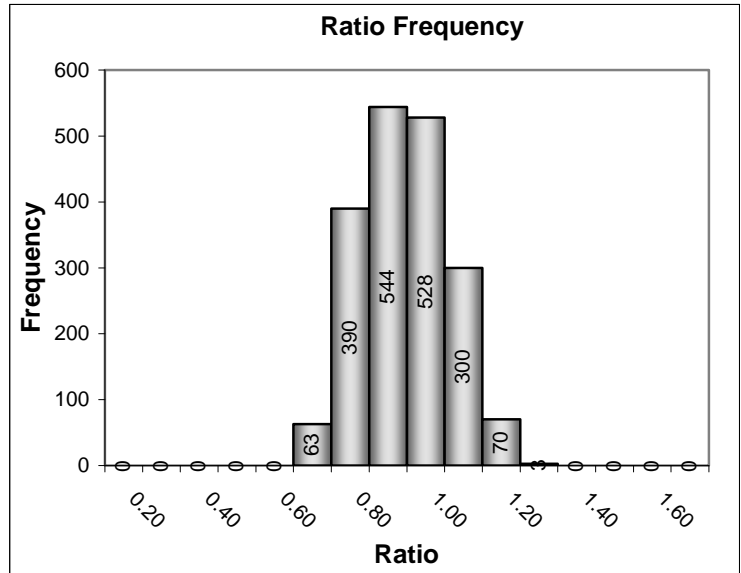
Above Grade Living Area	Count	2007 Weighted Mean	2008 Weighted Mean	Percent Change	2008 Lower 95% C.L.	2008 Upper 95% C.L.
<=1500	100	0.814	0.903	10.9%	0.878	0.927
1501-2000	328	0.855	0.948	10.9%	0.934	0.962
2001-2500	420	0.855	0.948	10.9%	0.936	0.961
2501-3000	355	0.881	0.977	10.9%	0.963	0.991
3001-4000	577	0.925	1.026	10.9%	1.016	1.036
4001-5000	102	0.920	1.021	11.0%	1.001	1.041
>=5001	16	0.864	0.959	11.0%	0.894	1.024
View Y/N	Count	2007 Weighted Mean	2008 Weighted Mean	Percent Change	2008 Lower 95% C.L.	2008 Upper 95% C.L.
N	1796	0.891	0.988	10.9%	0.982	0.994
Y	102	0.884	0.981	10.9%	0.960	1.002
Wft Y/N	Count	2007 Weighted Mean	2008 Weighted Mean	Percent Change	2008 Lower 95% C.L.	2008 Upper 95% C.L.
N	1879	0.891	0.988	10.9%	0.982	0.994
Y	19	0.822	0.912	11.0%	0.845	0.979
Sub	Count	2007 Weighted Mean	2008 Weighted Mean	Percent Change	2008 Lower 95% C.L.	2008 Upper 95% C.L.
5	744	0.889	0.986	10.9%	0.976	0.996
6	1154	0.891	0.988	10.9%	0.981	0.995
Lot Size	Count	2007 Weighted Mean	2008 Weighted Mean	Percent Change	2008 Lower 95% C.L.	2008 Upper 95% C.L.
<3000	5	0.833	0.924	10.8%	0.726	1.121
03000-05000	276	0.877	0.973	10.9%	0.955	0.990
05001-08000	718	0.900	0.998	10.9%	0.988	1.007
08001-12000	426	0.897	0.995	10.9%	0.984	1.005
12001-16000	185	0.895	0.992	10.9%	0.975	1.010
16001-20000	94	0.892	0.989	10.9%	0.965	1.014
20001-30000	73	0.855	0.949	10.9%	0.921	0.976
30001-43559	66	0.852	0.945	10.9%	0.912	0.978
1AC-3AC	50	0.861	0.955	10.9%	0.917	0.994
>3.01AC	5	0.835	0.926	10.9%	0.722	1.130

Annual Update Ratio Study Report (Before)

2007 Assessments

District/Team: NE / DISTRIC - 4	Lien Date: 01/01/2007	Date of Report: 5/7/2008	Sales Dates: 1/2005 - 12/2007
Area 69	Appr ID: EPAN	Property Type: 1 to 3 Unit Residences	Adjusted for time?: No

SAMPLE STATISTICS	
Sample size (n)	1898
Mean Assessed Value	566,900
Mean Sales Price	637,000
Standard Deviation AV	201,520
Standard Deviation SP	221,964
ASSESSMENT LEVEL	
Arithmetic Mean Ratio	0.895
Median Ratio	0.892
Weighted Mean Ratio	0.890
UNIFORMITY	
Lowest ratio	0.622
Highest ratio:	1.227
Coefficient of Dispersion	10.85%
Standard Deviation	0.116
Coefficient of Variation	13.02%
Price Related Differential (PRD)	1.005
RELIABILITY	
95% Confidence: Median	
Lower limit	0.886
Upper limit	0.899
95% Confidence: Mean	
Lower limit	0.889
Upper limit	0.900
SAMPLE SIZE EVALUATION	
N (population size)	8160
B (acceptable error - in decimal)	0.05
S (estimated from this sample)	0.116
Recommended minimum:	22
Actual sample size:	1898
Conclusion:	OK
NORMALITY	
Binomial Test	
# ratios below mean:	966
# ratios above mean:	932
z:	0.780
Conclusion:	Normal*
*i.e. no evidence of non-normality	



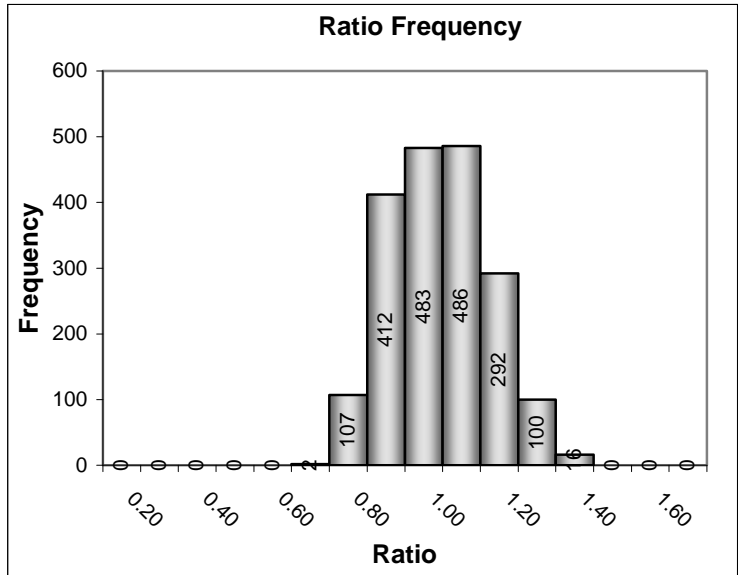
COMMENTS:

1 to 2 Unit Residences throughout area 69

Annual Update Ratio Study Report (After)

2008 Assessments

District/Team: NE / DISTRIC - 4	Lien Date: 01/01/2008	Date of Report: 5/7/2008	Sales Dates: 1/2005 - 12/2007
Area 69	Appr ID: EPAN	Property Type: 1 to 3 Unit Residences	Adjusted for time?: No
SAMPLE STATISTICS			
Sample size (n)	1898		
Mean Assessed Value	628,800		
Mean Sales Price	637,000		
Standard Deviation AV	223,704		
Standard Deviation SP	221,964		
ASSESSMENT LEVEL			
Arithmetic Mean Ratio	0.992		
Median Ratio	0.989		
Weighted Mean Ratio	0.987		
UNIFORMITY			
Lowest ratio	0.690		
Highest ratio:	1.362		
Coefficient of Dispersion	10.86%		
Standard Deviation	0.129		
Coefficient of Variation	13.03%		
Price Related Differential (PRD)	1.005		
RELIABILITY			
95% Confidence: Median			
Lower limit	0.983		
Upper limit	0.997		
95% Confidence: Mean			
Lower limit	0.986		
Upper limit	0.998		
SAMPLE SIZE EVALUATION			
N (population size)	8160		
B (acceptable error - in decimal)	0.05		
S (estimated from this sample)	0.129		
Recommended minimum:	27		
Actual sample size:	1898		
Conclusion:	OK		
NORMALITY			
Binomial Test			
# ratios below mean:	966		
# ratios above mean:	932		
z:	0.780		
Conclusion:	Normal*		
*i.e. no evidence of non-normality			



COMMENTS:

1 to 2 Unit Residences throughout area 69

Both assessment level and uniformity have been improved by application of the recommended values.

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.

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
005	052406	9023	4/30/07	\$774,000	1250	0	5	1933	4	139827	N	N	20902 SE 24TH ST
005	082406	9151	2/23/07	\$480,000	1490	0	5	1990	3	29620	Y	N	2920 200TH AVE SE
005	032406	9082	7/1/05	\$291,000	820	0	6	1950	3	311018	N	N	23324 SE 24TH ST
005	679510	0242	11/8/06	\$295,000	1170	0	6	1987	3	16881	N	N	2927 224TH PL SE
005	082406	9089	1/19/06	\$370,000	1200	0	6	1959	3	26136	N	N	19680 SE 24TH WAY
005	679510	0220	7/31/07	\$885,000	1270	790	6	1985	3	37719	Y	Y	2901 226TH AVE SE
005	092406	9106	7/31/06	\$799,000	1480	0	6	1947	4	11171	Y	Y	21602 SE 28TH ST
005	042406	9071	6/28/05	\$800,000	1500	520	6	1955	4	22216	Y	Y	22704 SE 22ND PL
005	082406	9041	9/25/07	\$490,000	1620	0	6	1939	4	38130	N	N	2604 200TH AVE SE
005	032406	9034	7/14/05	\$456,000	1020	1020	7	1960	2	54014	N	N	23040 SE 21ST ST
005	679110	0310	7/18/07	\$360,000	1030	0	7	1970	3	13485	N	N	21655 SE 33RD PL
005	679110	0340	8/1/05	\$360,000	1080	980	7	1970	5	11340	N	N	3315 217TH PL SE
005	042406	9022	10/10/06	\$390,000	1090	380	7	1983	4	25740	N	N	22532 SE 20TH ST
005	032406	9036	6/27/05	\$390,000	1100	1100	7	1959	3	54014	N	N	23026 SE 21ST ST
005	082406	9084	1/4/05	\$283,000	1100	0	7	1959	3	18730	N	N	2407 200TH AVE SE
005	809980	0580	3/9/05	\$438,000	1100	940	7	1969	3	28500	N	N	25112 SE 30TH ST
005	809980	0920	8/30/06	\$364,000	1100	0	7	1928	5	23040	N	N	2837 245TH PL SE
005	679110	0270	4/12/06	\$460,000	1160	570	7	1976	3	14259	N	N	3404 216TH PL SE
005	102406	9030	3/24/05	\$349,850	1200	480	7	1975	3	13804	N	N	24126 SE 32ND ST
005	644620	0270	9/19/05	\$435,000	1200	850	7	1964	3	30625	N	N	23241 SE 53RD ST
005	809980	0440	5/16/07	\$405,000	1200	0	7	1969	3	11325	N	N	25016 SE 31ST PL
005	809990	0180	9/15/06	\$375,000	1210	530	7	1979	3	9852	N	N	3040 255TH AVE SE
005	012406	9050	9/13/05	\$360,000	1220	0	7	1979	4	27878	N	N	1626 E BEAVER LAKE DR SE
005	102406	9127	9/12/05	\$351,000	1230	0	7	1969	3	13543	N	N	3040 241ST AVE SE
005	022406	9057	4/7/06	\$940,000	1240	1240	7	1986	3	17424	Y	Y	1630 W BEAVER LAKE DR SE
005	052406	9011	12/28/05	\$385,000	1270	0	7	1983	3	14374	N	N	19913 SE 24TH WAY
005	102406	9135	5/18/06	\$580,000	1270	1340	7	1967	3	81892	N	N	2809 238TH AVE SE
005	809990	0220	9/26/07	\$430,500	1280	450	7	1977	3	12090	N	N	3004 255TH AVE SE
005	809990	0220	1/12/06	\$335,000	1280	450	7	1977	3	12090	N	N	3004 255TH AVE SE
005	022406	9116	11/22/05	\$435,000	1290	730	7	1969	3	50094	N	N	1455 247TH AVE SE
005	102406	9076	6/9/07	\$590,000	1300	1200	7	1963	3	50094	N	N	23856 SE 30TH ST

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
005	572650	0110	4/10/06	\$370,000	1300	710	7	1967	3	18000	N	N	21508 SE 16TH PL
005	644600	0070	10/12/07	\$500,000	1320	0	7	1963	3	41420	N	N	23010 SE 58TH ST
005	809980	0110	4/26/05	\$383,000	1320	670	7	1969	4	20000	N	N	24527 SE 30TH ST
005	809980	0200	12/4/06	\$455,900	1320	720	7	1968	3	18000	N	N	24720 SE 31ST PL
005	809980	0780	6/17/05	\$380,000	1320	650	7	1976	3	12240	N	N	24700 SE 28TH PL
005	222406	9095	11/1/07	\$410,000	1330	1020	7	1968	3	43885	N	N	5006 228TH AVE SE
005	042406	9130	4/12/06	\$391,500	1340	530	7	1967	3	17859	N	N	1704 212TH AVE SE
005	572650	0070	10/27/05	\$402,000	1340	380	7	1974	3	14949	N	N	1634 215TH PL SE
005	644600	0140	4/4/05	\$439,950	1340	640	7	1964	3	27875	N	N	5528 231ST AVE SE
005	679100	0440	6/20/06	\$430,000	1340	600	7	1977	2	12285	N	N	22005 SE 32ND ST
005	679100	0930	3/30/06	\$452,570	1340	1110	7	1977	3	12150	N	N	3415 221ST AVE SE
005	152406	9052	5/23/05	\$600,000	1360	0	7	1977	3	64799	N	N	23128 SE 48TH ST
005	572650	0160	10/18/06	\$540,000	1360	1170	7	1973	4	14938	N	N	1629 215TH PL SE
005	042406	9088	3/30/05	\$298,200	1380	0	7	1968	5	15426	N	N	22729 SE 16TH ST
005	082406	9073	3/8/05	\$334,950	1440	0	7	1977	3	15246	N	N	2417 201ST AVE SE
005	102406	9125	10/28/05	\$490,000	1450	1300	7	1968	4	35452	N	N	24224 SE 30TH ST
005	222406	9107	12/17/07	\$350,000	1450	0	7	1992	3	20393	N	N	5010 228TH AVE SE
005	644620	0230	11/1/06	\$530,000	1450	780	7	1966	3	29750	N	N	23254 SE 53RD ST
005	809980	0210	6/27/07	\$425,000	1450	0	7	1968	4	12212	N	N	24714 SE 31ST PL
005	809990	0140	4/7/05	\$371,000	1470	1360	7	1975	3	11199	N	N	3068 255TH AVE SE
005	679110	0100	2/15/06	\$449,000	1490	360	7	1975	3	12741	N	N	3331 216TH PL SE
005	102406	9173	5/13/05	\$595,000	1510	490	7	1981	4	117612	N	N	23220 SE 25TH CT
005	809990	0400	2/7/06	\$450,000	1540	0	7	1979	5	20137	N	N	3032 253RD PL SE
005	612700	1080	8/29/05	\$341,020	1550	0	7	2005	3	3854	N	N	1921 250TH PL SE
005	012406	9029	8/11/05	\$950,000	1560	920	7	1956	3	36000	Y	Y	26035 SE 18TH PL
005	679090	0190	8/10/06	\$375,000	1560	0	7	1972	3	14985	N	N	1905 216TH AVE SE
005	052406	9069	12/9/07	\$325,000	1590	0	7	1953	2	49658	N	N	20326 SE 24TH ST
005	809990	0500	9/21/06	\$391,500	1620	0	7	1978	3	10568	N	N	25206 SE 31ST PL
005	092406	9072	3/2/05	\$924,980	1640	960	7	1953	5	23932	Y	Y	2436 215TH AVE SE
005	644620	0195	8/22/07	\$608,000	1660	500	7	1962	3	27135	Y	N	5322 235TH AVE SE
005	102406	9093	3/29/06	\$550,000	1680	500	7	1969	3	25200	N	N	24004 SE 32ND ST

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
005	644620	0305	5/9/06	\$539,000	1680	970	7	1960	4	30500	N	N	23264 SE 54TH PL
005	679090	0070	5/9/05	\$345,000	1710	0	7	1970	4	14874	N	N	1624 216TH AVE SE
005	082406	9134	3/18/05	\$560,000	1720	700	7	1972	3	56886	Y	N	3110 199TH AVE SE
005	102406	9105	8/24/05	\$330,000	1740	0	7	1967	3	13191	N	N	2837 241ST AVE SE
005	679100	0460	12/6/07	\$450,000	1740	0	7	1977	3	12150	N	N	22021 SE 32ND ST
005	809990	0240	2/20/06	\$450,000	1780	570	7	1972	4	10004	N	N	3015 255TH AVE SE
005	612701	0110	6/1/05	\$338,410	1780	0	7	2005	3	4222	N	N	2006 251ST PL SE
005	612701	0380	4/7/05	\$352,713	1780	0	7	2005	3	5320	N	N	1725 251ST PL SE
005	612701	0430	3/8/05	\$333,426	1780	0	7	2005	3	4244	N	N	1708 250TH CT SE
005	612701	0820	10/13/05	\$357,625	1780	0	7	2005	3	4177	N	N	24831 SE 19TH ST
005	612701	1010	6/2/05	\$331,379	1780	0	7	2005	3	4449	N	N	1825 251ST PL SE
005	644600	0005	8/6/06	\$660,000	1790	1360	7	1985	4	29750	N	N	22920 SE 53RD ST
005	679100	0330	8/22/05	\$399,950	1790	0	7	1978	3	12220	N	N	3408 221ST AVE SE
005	422126	0040	5/24/06	\$516,000	1790	0	7	2004	3	4383	N	N	24202 SE 21ST ST
005	102406	9067	6/1/07	\$530,000	1820	0	7	1960	3	41006	N	N	24322 SE 30TH ST
005	217750	0040	4/23/07	\$640,000	1850	0	7	1978	3	17309	Y	Y	2431 E BEAVER LAKE DR SE
005	042406	9072	8/22/06	\$538,000	1880	0	7	1952	4	31798	N	N	21926 SE 20TH ST
005	612701	0440	9/15/05	\$349,705	1880	0	7	2005	3	5685	N	N	1704 250TH CT SE
005	092406	9118	6/26/06	\$513,000	1890	0	7	1962	3	56628	N	N	21301 SE 24TH ST
005	612700	0990	1/19/05	\$321,230	1900	0	7	2005	3	4514	N	N	2028 249TH PL SE
005	612700	1000	3/21/05	\$349,522	1900	0	7	2005	3	4236	N	N	2022 249TH PL SE
005	612700	1070	11/5/07	\$468,500	1900	0	7	2004	3	4750	N	N	1914 249TH PL SE
005	612700	1090	4/18/05	\$352,437	1900	0	7	2005	3	4118	N	N	2001 250TH PL SE
005	612700	1100	8/31/05	\$348,685	1900	0	7	2005	3	4011	N	N	2003 250TH PL SE
005	612701	0320	2/4/05	\$350,322	1900	0	7	2005	3	6224	N	N	1706 251ST PL SE
005	612701	0340	7/5/05	\$338,920	1900	0	7	2005	3	4529	N	N	1709 251ST PL SE
005	612701	0420	8/19/05	\$353,100	1900	0	7	2005	3	4281	N	N	1712 250TH CT SE
005	612701	1020	2/10/05	\$348,846	1900	0	7	2005	3	5151	N	N	1829 251ST PL SE
005	644620	0075	5/16/05	\$569,900	1940	1120	7	1961	4	31200	N	N	23145 SE 58TH ST
005	679100	0240	2/12/07	\$479,000	1940	0	7	1977	3	13850	N	N	3513 221ST AVE SE
005	612701	0710	10/4/05	\$360,070	1940	0	7	2005	3	5286	N	N	1817 249TH PL SE

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
005	612701	0730	11/8/05	\$361,765	1940	0	7	2005	3	5043	N	N	24846 SE 19TH ST
005	612701	0930	4/12/05	\$379,875	1940	0	7	2005	3	5913	N	N	25001 SE 18TH ST
005	679090	0200	6/24/05	\$355,000	1960	0	7	1978	3	14985	N	N	1915 216TH AVE SE
005	809980	0310	10/5/05	\$406,000	1970	0	7	1968	2	14000	N	N	3045 249TH AVE SE
005	612700	1200	5/4/05	\$370,450	1970	0	7	2003	3	4570	N	N	2117 250TH PL SE
005	612701	0530	8/11/05	\$362,876	1970	0	7	2005	3	3769	N	N	24916 SE 18TH ST
005	612701	0540	6/10/05	\$367,842	1970	0	7	2005	3	3770	N	N	24912 SE 18TH ST
005	612701	0650	5/20/05	\$378,540	1970	0	7	2005	3	5425	N	N	1717 249TH PL SE
005	422125	0040	9/20/06	\$535,000	1990	0	7	2004	3	4637	N	N	24024 SE 23RD ST
005	422126	0010	11/22/05	\$489,950	1990	0	7	2003	3	5255	N	N	24222 SE 21ST ST
005	422126	0100	7/28/06	\$540,000	1990	0	7	2004	3	4500	N	N	24110 SE 21ST ST
005	422127	0100	8/15/06	\$555,000	1990	0	7	2004	3	3984	N	N	24134 SE 20TH ST
005	422127	0210	5/2/06	\$525,000	1990	0	7	2004	3	5182	N	N	2021 240TH AVE SE
005	422127	0210	1/14/05	\$379,977	1990	0	7	2004	3	5182	N	N	2021 240TH AVE SE
005	042406	9236	6/27/06	\$545,000	2000	0	7	1983	3	45232	N	N	21420 SE 24TH ST
005	042406	9048	6/9/06	\$1,050,000	2030	360	7	1947	4	59241	Y	Y	21821 SE 20TH ST
005	679090	0150	11/7/05	\$459,999	2040	0	7	1972	3	14985	N	N	1625 216TH AVE SE
005	422127	0180	2/8/07	\$545,000	2110	0	7	2005	3	3963	N	N	24024 SE 20TH ST
005	422127	0180	12/30/05	\$482,000	2110	0	7	2005	3	3963	N	N	24024 SE 20TH ST
005	422127	0220	4/24/06	\$543,490	2110	0	7	2005	3	4707	N	N	2025 240TH AVE SE
005	422127	0220	2/1/05	\$384,258	2110	0	7	2005	3	4707	N	N	2025 240TH AVE SE
005	612701	0760	10/3/05	\$371,075	2127	0	7	2005	3	4141	N	N	24807 SE 19TH ST
005	422126	0170	7/3/06	\$549,000	2150	0	7	2004	3	4117	N	N	2101 240TH AVE SE
005	679100	0290	6/19/07	\$585,000	2170	0	7	1978	4	12750	N	N	3506 221ST AVE SE
005	612701	0130	3/31/05	\$351,921	2170	0	7	2005	3	4120	N	N	1924 251ST PL SE
005	612701	0280	1/11/05	\$382,310	2170	0	7	2005	3	5450	N	N	1730 251ST PL SE
005	612701	0330	5/5/05	\$376,000	2170	0	7	2005	3	6174	N	N	1705 251ST PL SE
005	612701	0360	7/1/05	\$350,893	2170	0	7	2005	3	4454	N	N	1717 251ST PL SE
005	612701	0610	6/20/05	\$354,259	2170	0	7	2005	3	5379	N	N	1701 249TH PL SE
005	612701	0790	9/30/05	\$380,015	2170	0	7	2005	3	4159	N	N	24819 SE 19TH ST
005	612701	0810	9/13/05	\$366,280	2170	0	7	2005	3	4171	N	N	24827 SE 19TH ST

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
005	612701	0980	5/2/05	\$352,765	2170	0	7	2005	3	4395	N	N	1813 251ST PL SE
005	679120	0070	12/19/05	\$409,000	2190	0	7	1971	3	11476	N	N	21505 SE 22ND ST
005	644580	0030	1/24/07	\$689,950	2200	920	7	1964	3	31200	N	N	5349 229TH AVE SE
005	679100	0370	8/23/05	\$460,000	2210	0	7	1977	3	12000	N	N	3302 221ST AVE SE
005	612700	1140	10/19/05	\$360,785	2230	0	7	2005	3	4208	N	N	2027 250TH PL SE
005	809980	0940	6/7/06	\$499,950	2240	0	7	1972	4	19800	N	N	24500 SE 30TH ST
005	809990	0360	4/20/06	\$501,000	2250	0	7	1973	5	10165	N	N	3023 254TH AVE SE
005	422126	0150	6/1/06	\$545,000	2250	0	7	2004	3	4193	N	N	2105 240TH AVE SE
005	422127	0200	10/31/06	\$574,000	2250	0	7	2005	3	5552	N	N	2017 240TH AVE SE
005	422127	0230	4/2/07	\$555,000	2250	0	7	2005	3	4060	N	N	2029 240TH AVE SE
005	422127	0310	9/25/06	\$555,000	2250	0	7	2004	3	4954	N	N	24123 SE 20TH ST
005	422127	0310	6/29/05	\$450,000	2250	0	7	2004	3	4954	N	N	24123 SE 20TH ST
005	612700	0010	10/12/05	\$438,980	2260	0	7	2005	3	5428	N	N	2116 250TH PL SE
005	612700	0910	10/27/05	\$393,484	2260	0	7	2005	3	4443	N	N	2128 249TH PL SE
005	612700	1160	4/26/05	\$408,378	2260	0	7	2003	3	5124	N	N	2033 250TH PL SE
005	612701	0100	2/22/05	\$353,209	2260	0	7	2004	3	4175	N	N	2010 251ST PL SE
005	612701	0200	2/4/05	\$390,027	2260	0	7	2005	3	4968	N	N	1834 251ST PL SE
005	612701	0210	1/3/05	\$365,576	2260	0	7	2004	3	5124	N	N	1830 251ST PL SE
005	612701	0220	10/5/05	\$442,000	2260	0	7	2004	3	5565	N	N	1826 251ST PL SE
005	612701	0220	2/2/05	\$367,000	2260	0	7	2004	3	5565	N	N	1826 251ST PL SE
005	612701	0350	4/7/05	\$362,855	2260	0	7	2005	3	4491	N	N	1713 251ST PL SE
005	612701	0370	5/12/05	\$373,532	2260	0	7	2005	3	4416	N	N	1721 251ST PL SE
005	612701	0500	6/17/05	\$367,343	2260	0	7	2005	3	4903	N	N	24928 SE 18TH ST
005	612701	0520	7/21/05	\$373,095	2260	0	7	2005	3	4099	N	N	24920 SE 18TH ST
005	612701	0560	7/18/05	\$381,460	2260	0	7	2005	3	5216	N	N	24904 SE 18TH ST
005	612701	0580	7/27/05	\$375,095	2260	0	7	2005	3	5054	N	N	1804 249TH PL SE
005	612701	0680	7/13/05	\$411,225	2260	0	7	2005	3	4340	N	N	1805 249TH PL SE
005	612701	0720	9/29/05	\$374,725	2260	0	7	2005	3	5010	N	N	24852 SE 19TH ST
005	612701	0800	9/12/05	\$382,360	2260	0	7	2005	3	4165	N	N	24823 SE 19TH ST
005	612701	0850	8/18/05	\$389,193	2260	0	7	2005	3	5685	N	N	24857 SE 19TH ST
005	612701	0860	9/9/05	\$378,330	2260	0	7	2005	3	5602	N	N	24901 SE 18TH ST

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
005	612700	1210	11/30/05	\$434,974	2290	0	7	2003	3	5079	N	N	2123 250TH PL SE
005	612701	0910	6/28/05	\$394,144	2290	0	7	2005	3	6308	N	N	24927 SE 18TH ST
005	612701	0170	3/7/05	\$418,500	2300	0	7	2004	3	4918	N	N	1908 251ST PL SE
005	612701	0180	12/13/05	\$460,000	2300	0	7	2004	3	4783	N	N	1904 251ST PL SE
005	612701	0450	3/15/05	\$383,497	2300	0	7	2005	3	6951	N	N	1703 250TH CT SE
005	644620	0350	10/13/05	\$467,000	2320	0	7	1967	3	40460	N	N	23233 SE 54TH PL
005	422126	0080	6/12/07	\$555,000	2320	0	7	2004	3	4474	N	N	24122 SE 21ST ST
005	422127	0350	8/23/06	\$579,950	2320	0	7	2004	3	5284	N	N	24203 SE 20TH ST
005	422127	0110	8/22/07	\$560,000	2340	0	7	2004	3	3922	N	N	24130 SE 20TH ST
005	422127	0150	1/12/05	\$387,614	2340	0	7	2005	3	4881	N	N	24106 SE 20TH ST
005	422127	0160	2/20/07	\$573,500	2340	0	7	2005	3	4112	N	N	24034 SE 20TH ST
005	422127	0190	8/16/07	\$570,000	2340	0	7	2005	3	4938	N	N	24018 SE 20TH ST
005	422127	0190	1/3/05	\$424,282	2340	0	7	2005	3	4938	N	N	24018 SE 20TH ST
005	422127	0240	12/7/06	\$552,500	2340	0	7	2004	3	4139	N	N	2033 240TH AVE SE
005	032406	9047	3/13/06	\$550,000	2450	0	7	1972	4	54014	N	N	23007 SE 21ST ST
005	612700	0900	11/9/05	\$419,955	2480	0	7	2005	3	6463	N	N	2134 249TH PL SE
005	612701	0390	1/12/05	\$400,545	2480	0	7	2004	3	5868	N	N	1724 250TH CT SE
005	612701	0400	2/1/05	\$384,212	2480	0	7	2004	3	5458	N	N	1720 250TH CT SE
005	612701	0470	3/16/05	\$381,776	2480	0	7	2005	3	7542	N	N	1715 250TH CT SE
005	612701	0600	5/9/05	\$403,363	2480	0	7	2005	3	6540	N	N	1722 249TH PL SE
005	612701	0620	4/6/05	\$403,410	2480	0	7	2005	3	5425	N	N	1705 249TH PL SE
005	612701	0700	10/17/05	\$410,555	2480	0	7	2005	3	5434	N	N	1813 249TH PL SE
005	612701	0920	8/2/05	\$386,778	2540	0	7	2005	3	4629	N	N	24933 SE 18TH ST
005	612700	1110	1/1/05	\$365,288	2550	0	7	2005	3	4500	N	N	2009 250TH PL SE
005	612700	1120	1/11/05	\$365,265	2550	0	7	2005	3	4224	N	N	2015 250TH PL SE
005	612701	0290	1/18/05	\$422,959	2550	0	7	2004	3	5450	N	N	1724 251ST PL SE
005	612701	0480	5/3/05	\$384,145	2550	0	7	2005	3	5444	N	N	1723 250TH CT SE
005	612701	0490	10/21/05	\$450,000	2550	0	7	2005	3	4115	N	N	24932 SE 18TH ST
005	612701	0490	7/5/05	\$370,993	2550	0	7	2005	3	4115	N	N	24932 SE 18TH ST
005	612701	0550	9/22/05	\$387,450	2550	0	7	2005	3	3771	N	N	24908 SE 18TH ST
005	612701	0740	11/9/05	\$416,785	2550	0	7	2005	3	5204	N	N	24840 SE 19TH ST

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
005	612701	0770	10/10/05	\$395,330	2550	0	7	2005	3	4147	N	N	24811 SE 19TH ST
005	612701	0970	12/31/05	\$476,500	2550	0	7	2005	3	4757	N	N	25017 SE 18TH ST
005	612701	0970	6/7/05	\$395,461	2550	0	7	2005	3	4757	N	N	25017 SE 18TH ST
005	612701	1000	5/5/05	\$372,290	2550	0	7	2005	3	4630	N	N	1821 251ST PL SE
005	612701	1030	1/20/05	\$383,308	2550	0	7	2004	3	5614	N	N	1903 250TH PL SE
005	612701	0460	3/4/05	\$401,998	2580	0	7	2005	3	5788	N	N	1707 250TH CT SE
005	612700	1190	1/10/06	\$515,000	2590	0	7	2003	3	5718	N	N	2109 250TH PL SE
005	612700	1190	4/11/05	\$443,517	2590	0	7	2003	3	5718	N	N	2109 250TH PL SE
005	422126	0160	7/12/06	\$579,900	2590	0	7	2004	3	4156	N	N	2103 240TH AVE SE
005	422127	0060	8/1/06	\$571,000	2590	0	7	2004	3	4761	N	N	24208 SE 20TH ST
005	612701	0870	8/11/05	\$387,225	2660	0	7	2005	3	5288	N	N	24905 SE 18TH ST
005	612700	0470	8/29/05	\$595,000	2680	0	7	2003	3	7121	N	N	2020 248TH PL SE
005	612700	0370	7/22/05	\$475,000	2690	0	7	2003	3	6120	N	N	2031 249TH PL SE
005	612701	0310	5/20/05	\$385,993	2690	0	7	2005	3	5450	N	N	1712 251ST AVE NE
005	612701	0410	2/22/05	\$416,152	2690	0	7	2005	3	5402	N	N	1716 250TH CT SE
005	612701	0570	9/1/05	\$459,300	2690	0	7	2005	3	6158	N	N	1812 249TH PL SE
005	612701	0690	9/20/05	\$454,615	2690	0	7	2005	3	5425	N	N	1809 249TH PL SE
005	612700	1180	5/10/05	\$450,316	2740	0	7	2003	3	6291	N	N	2105 250TH PL SE
005	612701	0510	8/15/05	\$438,796	2750	0	7	2005	3	3996	N	N	24924 SE 18TH ST
005	612701	0590	7/28/05	\$390,560	2750	0	7	2005	3	4756	N	N	1726 249TH PL SE
005	612701	0750	10/1/05	\$415,440	2750	0	7	2005	3	4566	N	N	24803 SE 19TH ST
005	612701	0830	9/1/05	\$397,090	2750	0	7	2005	3	4881	N	N	24849 SE 19TH ST
005	612701	0840	9/20/05	\$414,965	2750	0	7	2005	3	4877	N	N	24853 SE 19TH ST
005	612701	0940	3/21/05	\$408,575	2750	0	7	2005	3	4868	N	N	25005 SE 18TH ST
005	612701	0950	4/11/05	\$406,417	2750	0	7	2005	3	4571	N	N	25009 SE 18TH ST
005	612701	0960	4/11/05	\$387,278	2750	0	7	2005	3	4479	N	N	25013 SE 18TH ST
005	612701	0990	1/28/05	\$380,155	2750	0	7	2004	3	4501	N	N	1817 251ST PL SE
005	612701	0780	10/20/05	\$416,940	2770	0	7	2005	3	4153	N	N	24815 SE 19TH ST
005	612700	1150	5/2/05	\$430,835	2820	0	7	2003	3	4653	N	N	2029 250TH PL SE
005	612701	0880	7/19/05	\$408,803	2890	0	7	2005	3	5231	N	N	24909 SE 18TH ST
005	612701	0660	5/17/05	\$497,455	2980	0	7	2005	3	5425	N	N	1721 249TH PL SE

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
005	612701	0640	5/31/05	\$427,936	2990	0	7	2005	3	5425	N	N	1713 249TH PL SE
005	612700	0030	6/16/06	\$610,000	3210	0	7	2004	3	5450	N	N	2106 250TH PL SE
005	612701	0900	6/17/05	\$445,658	3210	0	7	2005	3	6246	N	N	24921 SE 18TH ST
005	612700	1170	4/8/05	\$465,384	3220	0	7	2003	3	6020	N	N	2037 250TH PL SE
005	612700	0340	6/30/05	\$549,950	3340	0	7	2003	3	6420	N	N	24901 SE 20TH CT
005	612700	0890	11/1/05	\$514,665	3570	0	7	2005	3	5918	N	N	2132 250TH PL SE
005	612701	0630	4/18/05	\$463,010	3570	0	7	2005	3	5425	N	N	1709 249TH PL SE
005	612701	0670	10/18/05	\$459,465	3570	0	7	2005	3	5425	N	N	1801 249TH PL SE
005	612701	0890	8/3/05	\$484,565	3570	0	7	2005	3	6246	N	N	24915 SE 18TH ST
005	255990	0050	8/8/07	\$470,000	1280	730	8	1980	3	17532	N	N	3109 220TH PL SE
005	082406	9162	10/17/05	\$360,000	1370	0	8	1972	3	17859	N	N	2906 202ND PL SE
005	300140	0070	3/2/05	\$325,000	1370	0	8	1975	3	15429	N	N	1768 W BEAVER LAKE DR SE
005	644620	0085	8/30/05	\$440,000	1370	500	8	1977	4	29250	N	N	23169 SE 58TH ST
005	300140	0030	7/12/05	\$379,900	1380	650	8	1974	3	16830	N	N	1826 W BEAVER LAKE DR SE
005	679100	0740	5/18/05	\$379,999	1390	390	8	1976	3	10500	N	N	21722 SE 32ND PL
005	679100	0680	5/4/06	\$465,000	1410	780	8	1977	3	13090	N	N	3215 218TH AVE SE
005	679100	0720	5/16/05	\$375,000	1410	520	8	1977	3	9800	N	N	21719 SE 32ND PL
005	300140	0010	6/12/06	\$512,000	1430	900	8	1974	3	17325	N	N	1846 W BEAVER LAKE DR SE
005	679100	0090	5/7/07	\$499,000	1430	620	8	1977	3	12500	N	N	3505 219TH PL SE
005	062960	0120	3/8/06	\$539,000	1450	800	8	1978	3	34313	N	N	25324 SE 29TH PL
005	300140	0060	4/1/05	\$391,500	1450	780	8	1975	3	15345	N	N	1776 W BEAVER LAKE DR SE
005	752720	0260	7/26/07	\$557,300	1470	670	8	1978	3	23100	N	N	19428 SE 21ST ST
005	752720	0440	9/21/07	\$525,000	1480	660	8	1979	3	19000	N	N	19530 SE 23RD ST
005	752541	0060	4/12/06	\$550,000	1490	600	8	1980	3	35040	N	N	3839 231ST AVE SE
005	752741	0020	6/25/07	\$555,000	1490	640	8	1977	3	28200	N	N	2030 200TH AVE SE
005	752741	0120	8/12/05	\$479,000	1490	640	8	1977	4	35200	N	N	19608 SE 21ST ST
005	092406	9197	1/25/06	\$640,000	1560	450	8	1974	4	43560	N	N	3805 222ND AVE SE
005	679100	0130	3/7/05	\$417,000	1560	1080	8	1977	5	12600	N	N	3514 219TH PL SE
005	679100	0790	9/14/06	\$551,000	1560	700	8	1977	3	12705	N	N	3316 220TH AVE SE
005	032406	9084	6/25/07	\$510,000	1570	700	8	1980	3	57063	N	N	2020 239TH PL SE
005	809980	0720	2/14/06	\$499,950	1570	480	8	1972	3	25290	N	N	2830 247TH AVE SE

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
005	082406	9143	4/5/07	\$750,000	1580	960	8	1965	4	114563	N	N	2417 200TH AVE SE
005	357000	0160	4/19/05	\$458,000	1580	1020	8	1976	3	36583	N	N	21415 SE 19TH ST
005	092406	9015	6/10/05	\$537,000	1590	1020	8	1979	3	54885	N	N	3604 223RD AVE SE
005	092406	9219	5/1/06	\$545,000	1610	900	8	1978	3	13135	N	N	21812 SE 28TH ST
005	644620	0240	4/18/06	\$630,000	1610	1200	8	1976	5	29750	N	N	23230 SE 53RD ST
005	752720	0410	1/5/06	\$535,000	1610	1510	8	1979	3	15400	N	N	2037 193RD AVE SE
005	679110	0150	6/13/06	\$590,000	1620	390	8	1977	3	15288	N	N	3503 216TH PL SE
005	679101	0160	5/18/05	\$375,000	1630	0	8	1984	3	15414	N	N	3056 218TH AVE SE
005	752741	0060	8/2/06	\$659,950	1630	1330	8	1976	4	39260	N	N	19918 SE 21ST ST
005	752720	0470	7/26/05	\$480,000	1640	680	8	1979	3	28800	Y	N	19505 SE 23RD ST
005	752720	0250	7/2/07	\$560,000	1660	1160	8	1979	3	22000	N	N	19438 SE 21ST ST
005	012406	9032	6/6/05	\$615,000	1670	0	8	1992	4	39639	N	N	1804 E BEAVER LAKE DR SE
005	752542	0080	2/28/06	\$585,000	1670	1310	8	1981	3	40800	N	N	22908 SE 37TH ST
005	752742	0160	9/8/05	\$490,000	1670	1300	8	1978	3	35980	N	N	20009 SE 20TH PL
005	644600	0075	10/2/06	\$623,000	1690	800	8	1969	3	33150	N	N	5638 230TH AVE SE
005	752720	0210	8/9/05	\$487,500	1690	810	8	1978	4	24200	N	N	19528 SE 21ST ST
005	082406	9174	4/21/05	\$480,000	1700	0	8	1974	3	52707	N	N	20306 SE 26TH ST
005	092406	9209	4/18/06	\$859,000	1750	1710	8	1978	3	91476	N	N	21409 SE 39TH ST
005	752740	0070	7/19/07	\$575,000	1750	1690	8	1976	3	34485	N	N	2205 197TH AVE SE
005	752740	0070	9/8/05	\$490,000	1750	1690	8	1976	3	34485	N	N	2205 197TH AVE SE
005	679510	0561	9/19/07	\$505,000	1760	0	8	1984	3	20478	N	N	2819 222ND PL SE
005	062960	0010	6/19/07	\$542,000	1770	0	8	1977	3	34398	N	N	2920 252ND AVE SE
005	217750	0340	7/31/06	\$997,500	1770	1060	8	1992	4	12685	Y	Y	2051 E BEAVER LAKE DR SE
005	679100	0480	1/18/06	\$445,000	1790	570	8	1977	3	12150	N	N	22109 SE 32ND ST
005	679110	0250	6/19/06	\$620,000	1800	750	8	1974	3	15251	N	N	3422 216TH PL SE
005	540650	0010	5/16/05	\$405,000	1800	0	8	1999	3	5179	N	N	1234 227TH AVE SE
005	540650	0230	10/17/06	\$479,300	1800	0	8	2001	3	5284	N	N	22528 SE 12TH PL
005	540650	0660	1/5/07	\$495,000	1800	0	8	1999	3	4993	N	N	22540 SE 13TH ST
005	679120	0290	8/28/06	\$522,000	1840	370	8	1969	3	18600	N	N	2030 216TH AVE SE
005	719780	0290	7/24/06	\$490,000	1840	0	8	2003	3	2940	N	N	23019 SE 13TH PL
005	719780	0300	8/15/05	\$415,000	1870	0	8	2003	3	2762	N	N	1321 231ST AVE SE

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
005	012406	9010	3/29/05	\$420,000	1880	0	8	1979	3	20037	N	N	1705 E BEAVER LAKE DR SE
005	752740	0140	9/26/06	\$540,000	1880	0	8	1976	3	34615	N	N	19717 SE 23RD ST
005	112406	9078	11/6/07	\$522,000	1890	860	8	1979	3	34174	N	N	25230 SE ISSAQUAH
005	082406	9063	4/24/06	\$782,500	1900	720	8	1975	3	211266	N	N	3103 212TH AVE SE
005	730020	0480	10/9/06	\$617,500	1900	0	8	1983	3	35719	N	N	3620 219TH PL SE
005	679115	0030	5/17/06	\$550,000	1930	550	8	1980	3	43995	N	N	23820 SE 33RD ST
005	679101	0260	2/21/07	\$525,000	1940	0	8	1985	3	15000	N	N	3003 218TH AVE SE
005	540650	0340	3/22/07	\$522,000	1960	0	8	2001	3	4136	N	N	22543 SE 13TH ST
005	540650	0470	5/12/06	\$510,000	1960	0	8	1999	3	4104	N	N	22621 SE 13TH ST
005	540650	0550	6/8/05	\$440,500	1960	0	8	2001	3	4400	N	N	1331 227TH AVE SE
005	540650	0760	5/3/05	\$425,500	1960	0	8	1999	3	4814	N	N	22637 SE 12TH PL
005	540650	0580	2/23/06	\$500,000	1970	0	8	2000	3	4415	N	N	22634 SE 13TH ST
005	422125	0230	1/23/06	\$479,900	1990	0	8	2003	3	4525	N	N	24109 SE 22ND ST
005	082406	9188	1/24/07	\$604,000	2000	720	8	1979	3	18295	N	N	19939 SE 27TH PL
005	082406	9188	7/27/05	\$638,500	2000	720	8	1979	3	18295	N	N	19939 SE 27TH PL
005	082406	9188	2/8/05	\$540,000	2000	720	8	1979	3	18295	N	N	19939 SE 27TH PL
005	082406	9188	2/9/05	\$425,000	2000	720	8	1979	3	18295	N	N	19939 SE 27TH PL
005	092406	9190	8/21/07	\$475,000	2000	0	8	1979	3	11880	N	N	21505 SE 24TH ST
005	422125	0330	5/16/05	\$460,000	2000	0	8	2003	3	4527	N	N	24010 SE 22ND ST
005	422125	0350	8/13/07	\$552,000	2000	0	8	2003	3	5446	N	N	24002 SE 22ND ST
005	679101	0240	6/14/06	\$550,000	2010	0	8	1984	3	15023	N	N	3027 218TH AVE SE
005	357000	0120	5/17/06	\$655,900	2020	0	8	1976	4	28500	N	N	21420 SE 19TH ST
005	730020	0460	9/20/06	\$592,000	2060	0	8	1980	3	41382	N	N	21920 SE 37TH ST
005	212406	9128	12/21/06	\$630,500	2070	0	8	1988	3	54014	N	N	5025 227TH AVE SE
005	212406	9128	1/4/05	\$489,950	2070	0	8	1988	3	54014	N	N	5025 227TH AVE SE
005	540650	0270	4/21/05	\$450,000	2070	0	8	2000	3	4600	Y	N	1221 225TH PL SE
005	540650	0450	4/12/07	\$552,000	2070	0	8	2001	3	4914	N	N	22609 SE 13TH ST
005	679101	0050	7/11/05	\$460,950	2080	0	8	1984	3	14762	N	N	21807 SE 29TH CT
005	540650	0570	7/28/05	\$451,500	2080	0	8	1999	3	4612	N	N	22642 SE 13TH ST
005	719780	0170	6/16/05	\$420,000	2080	0	8	2002	3	3000	N	N	23004 SE 13TH WAY
005	679070	0290	2/7/06	\$496,460	2100	0	8	1986	3	9000	N	N	21221 SE 28TH ST

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
005	679070	0290	9/23/05	\$449,950	2100	0	8	1986	3	9000	N	N	21221 SE 28TH ST
005	679510	0583	6/17/05	\$558,000	2110	0	8	1992	3	35656	N	N	22026 SE 29TH PL
005	422125	0490	8/4/06	\$550,000	2110	0	8	2002	3	5330	N	N	24205 SE 21ST ST
005	679100	0120	6/13/07	\$550,000	2120	0	8	1977	4	12480	N	N	3522 219TH PL SE
005	422125	0080	12/5/06	\$555,000	2130	0	8	2003	3	4166	N	N	24008 SE 23RD ST
005	422125	0120	9/14/05	\$506,000	2130	0	8	2003	3	4602	N	N	2215 240TH AVE SE
005	422125	0140	2/20/06	\$508,000	2130	0	8	2003	3	4002	N	N	2207 240TH AVE SE
005	422125	0340	10/18/07	\$520,000	2130	0	8	2003	3	4757	N	N	24006 SE 22ND ST
005	422125	0410	4/20/07	\$555,000	2130	0	8	2003	3	4892	N	N	24015 SE 21ST ST
005	092406	9030	7/6/05	\$464,990	2140	0	8	1966	4	15243	N	N	2820 216TH AVE SE
005	679100	0060	5/25/06	\$489,900	2140	0	8	1977	3	13280	N	N	21811 SE 33RD PL
005	052406	9100	12/22/06	\$575,000	2150	0	8	1979	4	51400	N	N	19712 SE 19TH ST
005	679101	0190	3/9/05	\$429,000	2150	0	8	1985	3	15806	N	N	3047 218TH AVE SE
005	719780	0120	7/10/06	\$510,000	2150	0	8	2003	3	3096	N	N	23021 SE 13TH WAY
005	422125	0100	10/26/05	\$457,000	2150	0	8	2003	3	4604	N	N	2221 240TH AVE SE
005	422125	0130	4/18/06	\$540,000	2150	0	8	2003	3	4306	N	N	2211 240TH AVE SE
005	769180	0080	3/21/05	\$450,000	2180	0	8	2002	3	3603	N	N	22522 SE 15TH PL
005	679101	0080	4/17/06	\$560,000	2190	0	8	1985	3	15786	N	N	21810 SE 30TH CT
005	719780	0250	8/4/05	\$450,000	2200	0	8	2001	3	3000	N	N	22931 SE 13TH PL
005	092406	9146	7/12/05	\$501,000	2210	0	8	1993	3	15268	N	N	2810 216TH AVE SE
005	540650	0360	7/14/06	\$551,000	2230	0	8	1999	3	4980	N	N	22561 SE 13TH ST
005	540650	0680	4/26/06	\$542,000	2230	0	8	2001	3	4200	N	N	22551 SE 12TH PL
005	422125	0030	12/1/06	\$571,000	2230	0	8	2002	3	4532	N	N	24108 SE 23RD ST
005	752720	0430	5/22/07	\$598,499	2240	680	8	1979	3	29700	N	N	19540 SE 23RD ST
005	679070	0400	7/26/05	\$475,000	2260	0	8	1987	3	12428	N	N	3102 213TH PL SE
005	679101	0070	8/9/05	\$526,250	2260	0	8	1984	4	15022	N	N	21804 SE 30TH CT
005	719780	0160	6/23/06	\$532,000	2260	0	8	2003	3	3000	N	N	23008 SE 13TH WAY
005	719780	0420	5/6/05	\$430,000	2270	0	8	2001	3	4273	N	N	22902 SE 13TH PL
005	082406	9113	3/22/06	\$455,000	2290	0	8	1981	3	28749	N	N	2505 200TH AVE SE
005	719780	0410	5/16/05	\$449,000	2290	0	8	2001	3	3000	N	N	22906 SE 13TH PL
005	719780	0440	11/8/05	\$459,650	2290	0	8	2001	3	3273	N	N	1311 229TH AVE SE

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
005	042406	9239	6/16/05	\$449,000	2310	0	8	1985	3	40644	N	N	1923 218TH LN SE
005	092406	9110	11/1/07	\$763,000	2320	0	8	1979	3	64469	N	N	2835 216TH AVE SE
005	730020	0450	6/19/06	\$649,950	2320	0	8	1980	3	35283	N	N	21926 SE 37TH ST
005	719780	0030	4/27/07	\$550,000	2340	0	8	2001	3	3115	N	N	22907 SE 13TH WAY
005	422125	0170	6/20/06	\$551,000	2340	0	8	2003	3	3900	N	N	24003 SE 22ND ST
005	422125	0370	9/6/05	\$485,000	2340	0	8	2003	3	4142	N	N	2107 240TH AVE SE
005	092406	9130	10/12/06	\$724,269	2360	0	8	1963	5	13135	N	N	21808 SE 28TH ST
005	102406	9200	2/11/05	\$438,500	2390	0	8	1992	3	13524	N	N	24101 SE 24TH ST
005	644620	0125	7/12/07	\$500,000	2400	0	8	1970	3	28200	N	N	23264 SE 58TH ST
005	092406	9135	5/4/05	\$510,000	2410	0	8	1997	3	41817	N	N	3418 226TH AVE SE
005	042406	9268	3/31/06	\$696,100	2420	0	8	1998	3	19119	N	N	22214 SE 20TH ST
005	769180	0100	10/3/05	\$517,500	2420	0	8	2002	3	5725	N	N	22530 SE 15TH PL
005	422125	0450	6/21/05	\$486,500	2430	0	8	2002	3	5540	N	N	24109 SE 21ST ST
005	422125	0500	8/21/07	\$585,000	2430	0	8	2002	3	6252	N	N	24209 SE 21ST ST
005	951095	0070	1/13/05	\$447,000	2450	0	8	1987	3	25977	N	N	22326 SE 20TH ST
005	719780	0090	3/9/05	\$425,500	2450	0	8	2001	3	2965	N	N	23007 SE 13TH WAY
005	679070	0200	7/26/07	\$625,000	2470	0	8	1984	3	10927	N	N	21210 SE 29TH ST
005	092406	9169	3/22/05	\$700,000	2480	0	8	1977	3	219978	N	N	3525 223RD AVE SE
005	612700	0740	1/10/05	\$484,500	2490	0	8	2004	3	7151	N	N	24829 SE 22ND CT
005	679101	0130	6/29/06	\$615,000	2500	0	8	1984	4	14654	N	N	3028 218TH AVE SE
005	769180	0070	7/24/07	\$584,950	2500	0	8	2002	3	4566	N	N	22518 SE 15TH PL
005	278210	0100	12/14/05	\$499,990	2510	0	8	1999	3	5404	N	N	1344 226TH CT SE
005	540650	0160	9/17/07	\$565,000	2510	0	8	2001	3	4200	N	N	22580 SE 12TH PL
005	540650	0640	2/2/07	\$565,000	2510	0	8	2001	3	4200	N	N	22558 SE 13TH ST
005	540650	0700	2/15/07	\$578,000	2510	0	8	2001	3	4200	N	N	22567 SE 12TH PL
005	540650	0740	8/14/06	\$570,000	2510	0	8	2001	3	4200	N	N	22617 SE 12TH PL
005	679020	0070	4/14/05	\$475,000	2520	0	8	1987	3	9776	N	N	3006 217TH AVE SE
005	769180	0060	12/4/06	\$565,000	2520	0	8	2002	3	5004	N	N	22514 SE 15TH PL
005	730020	0540	5/17/05	\$504,400	2550	0	8	1983	3	36331	N	N	21614 SE 37TH ST
005	769180	0090	3/15/05	\$510,000	2550	0	8	2002	3	4298	N	N	22526 SE 15TH PL
005	769180	0170	10/10/05	\$534,950	2550	0	8	2002	3	4656	N	N	22513 SE 15TH PL

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
005	679020	0110	10/8/07	\$618,000	2570	0	8	1987	3	12906	N	N	3030 217TH AVE SE
005	769180	0010	7/5/05	\$533,700	2580	0	8	2002	3	4437	N	N	1502 225TH PL SE
005	612700	0770	4/12/05	\$464,500	2580	0	8	2005	3	7880	N	N	2254 250TH PL SE
005	612700	0810	10/6/05	\$467,000	2580	0	8	2005	3	7488	N	N	2236 250TH PL SE
005	752542	0130	5/30/06	\$595,000	2590	0	8	1981	3	35100	N	N	22925 SE 37TH ST
005	422125	0390	2/8/07	\$574,000	2590	0	8	2002	3	4914	N	N	24007 SE 21ST ST
005	422125	0460	7/21/05	\$490,000	2590	0	8	2002	3	4932	N	N	24113 SE 21ST ST
005	679070	0230	3/16/05	\$440,000	2610	0	8	1984	3	12511	N	N	21228 SE 29TH ST
005	679020	0180	9/8/05	\$496,500	2620	0	8	1987	3	9873	N	N	3007 217TH AVE SE
005	612700	0590	7/11/05	\$520,000	2630	0	8	2005	3	7204	N	N	2121 249TH PL SE
005	679070	0040	2/18/05	\$465,000	2660	0	8	1987	3	12001	N	N	21230 SE 28TH ST
005	062950	0130	6/23/05	\$546,900	2680	0	8	2003	3	5343	N	N	2805 257TH PL SE
005	679510	0562	6/19/07	\$679,000	2690	0	8	1987	3	21052	N	N	2805 222ND PL SE
005	644620	0235	6/9/05	\$535,000	2700	0	8	1962	3	29750	N	N	23242 SE 53RD ST
005	042406	9259	9/15/07	\$723,000	2710	0	8	1994	3	24263	N	N	22605 SE 16TH PL
005	679020	0120	4/25/05	\$494,000	2770	0	8	1987	3	12927	N	N	3034 217TH AVE SE
005	730020	0130	8/17/07	\$790,000	2780	0	8	1983	3	31234	N	N	21401 SE 37TH ST
005	540650	0090	7/10/07	\$590,000	2780	0	8	2001	3	4454	N	N	22700 SE 12TH PL
005	540650	0320	3/14/07	\$550,000	2780	0	8	2001	3	6447	N	N	1317 225TH PL SE
005	684330	0060	10/18/05	\$495,000	2830	0	8	1977	2	39363	N	N	2116 245TH AVE SE
005	752542	0170	6/16/06	\$585,000	2910	0	8	1980	3	36380	N	N	3712 230TH PL SE
005	612700	0650	5/31/06	\$580,000	2920	0	8	2004	3	7219	N	N	2241 250TH PL SE
005	612700	0660	5/25/05	\$515,000	2920	0	8	2005	3	7364	N	N	2247 250TH PL SE
005	612700	0790	8/22/05	\$592,000	2920	0	8	2005	3	6620	N	N	2246 250TH PL SE
005	612700	0790	3/8/05	\$503,500	2920	0	8	2005	3	6620	N	N	2246 250TH PL SE
005	612700	0800	10/19/05	\$525,000	2920	0	8	2005	3	7687	N	N	2242 250TH PL SE
005	042406	9126	4/19/05	\$618,500	2950	0	8	1966	3	92782	N	N	21511 SE 20TH ST
005	769180	0210	8/8/06	\$699,000	2980	1260	8	2002	3	5204	N	N	1523 225TH PL SE
005	769180	0250	2/1/06	\$710,000	2980	1260	8	2002	3	4853	N	N	1507 225TH PL SE
005	670587	0070	12/22/05	\$630,000	2990	0	8	2004	3	6148	N	N	3635 212TH PL SE
005	670587	0070	7/7/05	\$570,000	2990	0	8	2004	3	6148	N	N	3635 212TH PL SE

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
005	042406	9214	4/17/07	\$867,500	3000	0	8	1998	3	46496	N	N	22105 SE 20TH ST
005	612700	0640	5/26/06	\$667,500	3030	0	8	2004	3	6410	N	N	2237 250TH PL SE
005	612700	0670	10/28/05	\$589,950	3030	0	8	2005	3	7169	N	N	24826 SW 22ND CT
005	612700	0690	5/25/05	\$530,000	3030	0	8	2005	3	6821	N	N	24803 SE 22ND CT
005	612700	0720	3/17/05	\$525,000	3030	0	8	2004	3	8748	N	N	2329 248TH AVE SE
005	612700	0780	11/17/05	\$599,900	3030	0	8	2005	3	9476	N	N	2250 250TH PL SE
005	612700	0780	5/31/05	\$547,000	3030	0	8	2005	3	9476	N	N	2250 250TH PL SE
005	612700	0830	5/17/05	\$525,000	3030	0	8	2005	3	9086	N	N	2228 250TH PL SE
005	612700	0840	2/18/05	\$490,500	3030	0	8	2005	3	10186	N	N	2224 250TH PL SE
005	217750	0330	2/13/07	\$1,075,000	3060	0	8	1986	4	15436	Y	Y	2057 E BEAVER LAKE DR SE
005	217750	0330	7/3/06	\$1,050,000	3060	0	8	1986	4	15436	Y	Y	2057 E BEAVER LAKE DR SE
005	612700	0600	3/10/05	\$513,860	3100	0	8	2005	3	6252	N	N	2127 249TH PL SE
005	612700	0700	7/11/06	\$689,500	3100	0	8	2004	3	8536	N	N	24807 SE 22ND CT
005	612700	0820	3/16/05	\$509,500	3100	0	8	2004	3	6279	N	N	2232 250TH PL SE
005	730020	0370	6/2/05	\$665,000	3120	0	8	1979	5	38052	N	N	21922 SE 39TH PL
005	217750	0365	9/21/07	\$1,200,000	3130	0	8	1948	4	22483	Y	Y	2033 E BEAVER LAKE DR SE
005	092406	9226	11/19/07	\$1,000,000	3140	0	8	1983	4	143312	N	N	3428 223RD AVE SE
005	222406	9025	9/5/06	\$665,000	3160	0	8	2004	3	26785	N	N	23595 SE 48TH ST
005	222406	9156	12/21/06	\$694,950	3160	0	8	2004	3	11891	N	N	23591 SE 48TH ST
005	102406	9162	6/11/07	\$730,000	3250	0	8	1978	4	50529	N	N	24224 SE 28TH ST
005	679100	0580	12/18/07	\$566,500	3280	0	8	1977	5	12530	N	N	21812 SE 33RD PL
005	092406	9299	12/11/07	\$747,000	3320	0	8	2003	3	9260	N	N	3626 212TH PL SE
005	670587	0060	6/16/06	\$730,000	3370	0	8	2004	3	6574	N	N	3627 212TH PL SE
005	670587	0060	6/8/05	\$665,000	3370	0	8	2004	3	6574	N	N	3627 212TH PL SE
005	644600	0040	3/23/06	\$675,000	1360	1360	9	2000	3	13068	Y	N	5503 231ST AVE SE
005	112406	9073	4/21/06	\$950,000	1730	1150	9	1976	4	57563	N	N	25727 SE 30TH ST
005	042406	9221	11/16/05	\$529,000	1940	0	9	1980	4	54450	N	N	22408 SE 20TH ST
005	102406	9189	3/7/07	\$650,000	1960	0	9	1989	3	35005	N	N	2414 232ND AVE SE
005	092406	9216	5/17/06	\$610,000	2030	880	9	1979	3	48351	N	N	3708 223RD AVE SE
005	755960	0110	10/26/05	\$420,000	2080	0	9	2003	3	3652	N	N	1305 231ST AVE SE
005	030500	0410	2/14/05	\$439,000	2230	0	9	1997	3	5010	N	N	2616 231ST PL SE

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
005	679099	0050	5/16/05	\$492,000	2240	0	9	1994	3	6552	N	N	3108 214TH PL SE
005	217750	0420	9/22/05	\$949,995	2280	0	9	1999	3	17985	Y	Y	1835 E BEAVER LAKE DR SE
005	062950	0080	10/27/05	\$520,000	2320	0	9	2001	3	5023	N	N	2812 257TH PL SE
005	644580	0140	11/21/06	\$1,050,000	2340	1630	9	2004	3	28750	N	N	5318 229TH AVE SE
005	278210	0080	7/15/07	\$610,000	2390	0	9	1999	3	5878	N	N	22546 SE 14TH PL
005	679115	0080	1/3/07	\$682,222	2440	0	9	1980	4	28288	N	N	23829 SE 33RD ST
005	062950	0090	8/24/05	\$554,900	2450	0	9	2002	3	5028	N	N	2808 257TH PL SE
005	062950	0160	12/12/07	\$630,000	2450	0	9	2001	3	7320	N	N	2811 257TH PL SE
005	062950	0270	5/18/06	\$639,000	2450	0	9	2001	3	5842	N	N	25604 SE 30TH ST
005	062950	0270	5/12/06	\$639,000	2450	0	9	2001	3	5842	N	N	25604 SE 30TH ST
005	062950	0340	9/26/05	\$594,500	2450	0	9	2002	3	5155	N	N	2901 256TH CT SE
005	030501	0140	3/13/06	\$548,000	2460	0	9	1998	3	6130	N	N	22937 SE 27TH CT
005	030501	0340	1/23/07	\$619,000	2460	0	9	1998	3	5772	N	N	2660 230TH AVE SE
005	030500	0630	9/10/07	\$660,250	2490	0	9	1996	3	5719	N	N	2550 AUDUBON PARK DR SE
005	030500	0630	6/27/05	\$500,000	2490	0	9	1996	3	5719	N	N	2550 AUDUBON PARK DR SE
005	030500	0050	5/2/05	\$490,000	2506	0	9	1996	3	5250	N	N	22940 SE 25TH PL
005	030501	0240	11/23/05	\$550,000	2510	0	9	1998	3	5899	N	N	2687 230TH AVE SE
005	030501	0350	7/21/06	\$624,900	2510	0	9	1998	3	5819	N	N	2664 230TH AVE SE
005	030501	0350	6/6/06	\$624,900	2510	0	9	1998	3	5819	N	N	2664 230TH AVE SE
005	030500	0180	9/27/05	\$546,000	2518	0	9	1997	3	7282	N	N	2652 230TH AVE SE
005	030500	0620	2/8/07	\$640,000	2520	0	9	1997	3	6195	N	N	2558 AUDUBON PARK DR SE
005	030500	0190	8/9/05	\$527,500	2521	0	9	1997	3	6734	N	N	2653 231ST AVE SE
005	030500	0210	8/30/05	\$535,000	2540	0	9	1997	3	5267	N	N	2661 231ST AVE SE
005	030500	0230	5/4/05	\$494,000	2540	0	9	1997	3	7749	N	N	2669 231ST AVE SE
005	755960	0060	7/19/05	\$505,000	2540	0	9	2003	3	4225	N	N	1312 230TH AVE SE
005	755960	0300	12/21/06	\$550,000	2550	0	9	2003	3	4908	N	N	1426 231ST AVE SE
005	755960	0450	6/19/06	\$569,000	2550	0	9	2003	3	4758	N	N	1423 231ST AVE SE
005	030500	0340	4/27/07	\$630,000	2554	0	9	1997	3	5794	N	N	2662 AUDUBON PARK DR SE
005	030500	0490	1/2/07	\$605,000	2554	0	9	1997	3	5108	N	N	23124 SE 26TH PL
005	030500	0600	4/4/06	\$586,250	2554	0	9	1996	3	5193	N	N	2635 231ST AVE SE
005	030500	0400	2/2/05	\$484,000	2570	0	9	1997	3	5000	N	N	2622 231ST PL SE

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
005	030500	0580	12/17/07	\$735,000	2570	1330	9	1997	3	8640	N	N	2623 231ST AVE SE
005	031850	0140	6/21/06	\$619,950	2570	0	9	2001	3	4953	N	N	21017 SE 35TH PL
005	042406	9230	8/9/05	\$615,000	2580	0	9	1981	3	52707	N	N	1603 223RD AVE SE
005	222406	9049	7/13/05	\$995,000	2580	1780	9	1967	5	32670	Y	N	5805 229TH AVE SE
005	679095	0030	11/7/05	\$765,330	2580	1000	9	1985	4	47705	N	N	23425 SE 17TH PL
005	755960	0220	9/17/07	\$596,000	2600	0	9	2004	3	5731	N	N	23118 SE 14TH ST
005	030500	0330	7/5/05	\$511,500	2610	0	9	1997	3	9636	N	N	23143 SE 27TH WAY
005	031850	0200	12/19/06	\$660,000	2610	0	9	2001	3	6152	N	N	3528 211TH PL SE
005	278210	0010	8/11/05	\$580,000	2620	0	9	1999	3	7103	N	N	22632 SE 14TH PL
005	278210	0220	10/25/06	\$601,000	2620	0	9	2000	3	5294	N	N	22555 SE 14TH PL
005	278210	0250	2/22/06	\$599,950	2620	0	9	2000	3	5278	N	N	22607 SE 14TH PL
005	697994	0020	11/29/07	\$713,000	2630	0	9	2000	3	8463	N	N	2621 212TH PL SE
005	697994	0080	7/4/07	\$760,000	2630	0	9	2000	3	9199	N	N	21250 SE 26TH ST
005	062950	0070	11/6/06	\$620,000	2630	0	9	2001	3	5019	N	N	2816 257TH PL SE
005	031850	0300	7/19/05	\$584,950	2640	0	9	2001	3	6240	N	N	21012 SE 35TH PL
005	052406	9085	10/19/06	\$715,000	2650	0	9	1998	3	44866	N	N	2113 207TH AVE SE
005	113750	0170	6/1/05	\$575,000	2700	0	9	1989	3	12008	N	N	21147 SE 28TH PL
005	062950	0050	7/22/05	\$589,950	2750	0	9	2001	3	5142	N	N	2906 257TH PL SE
005	062950	0100	6/29/05	\$557,000	2750	0	9	2001	3	5032	N	N	2804 257TH PL SE
005	030501	0260	3/26/07	\$646,500	2760	0	9	1998	3	6091	N	N	2679 230TH AVE SE
005	030501	0360	6/4/07	\$640,000	2760	0	9	1998	3	6060	N	N	2668 230TH AVE SE
005	030501	0370	9/10/07	\$659,000	2760	0	9	1998	3	7804	N	N	2674 230TH AVE SE
005	062950	0350	9/14/05	\$591,000	2790	0	9	2002	3	5138	N	N	2903 256TH CT SE
005	679095	0150	10/23/06	\$875,000	2810	0	9	1988	3	52062	N	N	23231 SE 16TH PL
005	217750	0250	12/29/06	\$1,425,000	2830	0	9	1999	3	18830	Y	Y	2121 E BEAVER LAKE DR SE
005	030501	0130	11/20/07	\$650,000	2830	0	9	1998	3	6095	N	N	22943 SE 27TH CT
005	030501	0470	2/2/07	\$635,000	2830	0	9	1997	3	5250	N	N	23120 SE 27TH WAY
005	329960	0210	9/26/05	\$765,000	2830	1229	9	2001	3	6921	N	N	4633 230TH TER SE
005	697994	0150	7/11/06	\$720,000	2840	0	9	2000	3	6685	N	N	21223 SE 26TH ST
005	031850	0050	3/17/06	\$680,000	2850	0	9	2001	3	8206	N	N	3512 211TH PL SE
005	031850	0230	11/1/06	\$700,700	2850	0	9	2001	3	7073	N	N	3536 211TH PL SE

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
005	031850	0290	7/21/05	\$595,000	2850	0	9	2001	3	6245	N	N	21010 SE 35TH PL
005	062950	0020	4/6/07	\$655,000	2850	0	9	2001	3	5011	N	N	2918 257TH PL SE
005	062950	0060	9/21/05	\$586,500	2850	0	9	2001	3	5103	N	N	2902 257TH PL SE
005	329960	0160	6/8/07	\$699,000	2870	0	9	2001	3	6798	N	N	4602 230TH TER SE
005	957813	0150	4/10/06	\$665,000	2910	0	9	2006	3	6262	N	N	3135 222ND PL SE
005	042406	9264	10/14/05	\$691,000	2930	0	9	1998	3	18199	N	N	1645 219TH PL SE
005	042406	9095	6/8/06	\$780,000	2940	0	9	1989	3	31798	N	N	1920 218TH LN SE
005	679330	0170	1/21/06	\$630,000	2950	0	9	2002	3	5956	N	N	23459 SE 49TH ST
005	030500	0060	8/16/07	\$665,000	2980	0	9	1996	3	5250	N	N	22934 SE 25TH PL
005	092406	9214	7/5/06	\$725,000	2990	0	9	1978	4	52272	N	N	3325 223RD AVE SE
005	329960	0120	9/25/06	\$675,000	2990	0	9	2001	3	7231	N	N	4610 230TH TER SE
005	329961	0230	8/18/06	\$719,000	2990	0	9	2003	3	6774	Y	N	23011 SE 45TH PL
005	329961	0520	8/8/05	\$807,000	2990	1130	9	2003	3	7008	Y	N	23024 SE 45TH PL
005	329961	0600	3/28/07	\$1,038,000	3000	1120	9	2001	3	10981	Y	N	4406 230TH WAY SE
005	062950	0300	5/18/05	\$542,000	3010	0	9	2002	3	5248	N	N	2912 256TH CT SE
005	329971	0040	2/5/07	\$850,061	3020	1030	9	2006	3	6080	Y	N	22713 SE 49TH PL
005	062950	0150	6/19/07	\$705,000	3030	0	9	2002	3	6532	N	N	2809 257TH PL SE
005	644620	0095	5/20/05	\$657,500	3060	0	9	2002	3	25375	Y	N	23211 SE 58TH ST
005	329961	0510	7/15/05	\$870,000	3080	1390	9	2001	3	13873	Y	N	4407 231ST PL SE
005	679330	0130	6/14/06	\$649,950	3080	0	9	2002	3	6938	N	N	23419 SE 49TH ST
005	957813	0010	8/16/05	\$599,800	3100	0	9	2005	3	6247	N	N	3138 222ND PL SE
005	957813	0030	8/24/05	\$646,000	3100	0	9	2005	3	6389	N	N	3126 222ND PL SE
005	957813	0140	8/3/07	\$708,000	3100	0	9	2005	3	5940	N	N	3131 222ND CT SE
005	957813	0140	7/20/05	\$608,800	3100	0	9	2005	3	5940	N	N	3131 222ND CT SE
005	957813	0120	12/2/05	\$639,800	3110	0	9	2005	3	5795	N	N	3125 222ND PL SE
005	329971	0110	8/7/07	\$874,053	3130	780	9	2007	3	8095	N	N	22730 SE 49TH PL
005	329961	0270	7/6/05	\$790,000	3190	0	9	2003	3	11900	Y	N	23009 SE 45TH CT
005	329971	0170	3/28/07	\$799,000	3190	0	9	2007	3	8720	N	N	22702 SE 49TH PL
005	102406	9204	4/4/06	\$965,000	3210	0	9	2000	3	94089	Y	N	3600 234TH AVE SE
005	755960	0170	8/13/07	\$617,000	3220	0	9	2004	3	6012	N	N	23105 SE 14TH ST
005	755960	0230	8/22/07	\$600,000	3220	0	9	2003	3	6226	N	N	23110 SE 14TH ST

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
005	755960	0290	8/25/05	\$612,000	3220	0	9	2003	3	5387	N	N	23107 SE 15TH ST
005	755960	0290	6/9/05	\$572,000	3220	0	9	2003	3	5387	N	N	23107 SE 15TH ST
005	679330	0160	9/12/05	\$760,000	3230	820	9	2002	3	9315	N	N	23469 SE 49TH ST
005	329960	0020	7/20/07	\$739,000	3250	0	9	2001	3	6352	N	N	4642 229TH PL SE
005	329960	0020	6/15/06	\$707,000	3250	0	9	2001	3	6352	N	N	4642 229TH PL SE
005	092406	9093	7/16/05	\$645,000	3280	0	9	1991	3	16315	N	N	3315 228TH AVE SE
005	957813	0020	6/1/05	\$674,800	3280	0	9	2005	3	6383	N	N	3132 222ND PL SE
005	957813	0070	12/16/05	\$628,800	3280	0	9	2005	3	6468	N	N	3105 222ND PL SE
005	957813	0090	7/19/05	\$681,000	3280	0	9	2005	3	6143	N	N	3113 222ND PL SE
005	329971	0020	5/22/07	\$875,000	3300	780	9	2006	3	5815	Y	N	22703 SE 49TH PL
005	329971	0060	8/8/07	\$849,000	3300	780	9	2007	3	7011	Y	N	22721 SE 49TH PL
005	022406	9154	9/28/05	\$675,000	3317	0	9	1998	3	54450	N	N	24819 SE 14TH ST
005	697994	0050	3/8/05	\$649,450	3320	0	9	1999	3	9024	N	N	21226 SE 26TH ST
005	329961	0060	6/8/05	\$805,000	3340	1200	9	2003	3	9335	Y	N	4425 230TH WAY SE
005	329971	0030	2/5/07	\$869,000	3360	1080	9	2006	3	6000	Y	N	22707 SE 49TH PL
005	329961	0560	6/13/06	\$1,020,000	3370	1250	9	2002	3	8168	Y	N	23008 SE 45TH PL
005	022406	9092	8/23/06	\$802,000	3410	0	9	2006	3	13492	N	N	24640 SE 24TH ST
005	042406	9258	8/23/05	\$625,000	3410	0	9	1993	4	12921	N	N	22613 SE 16TH PL
005	329971	0160	3/12/07	\$769,000	3410	0	9	2006	3	7636	N	N	22706 SE 49TH PL
005	329971	0140	6/26/07	\$811,528	3420	0	9	2007	3	7454	Y	N	22718 SE 49TH PL
005	329971	0150	3/28/07	\$795,000	3450	0	9	2006	3	7021	N	N	22714 SE 49TH PL
005	329961	0370	5/26/06	\$1,079,000	3460	1250	9	2003	3	6000	Y	N	4511 231ST PL SE
005	329961	0530	2/26/05	\$828,000	3460	1260	9	2003	3	6511	Y	N	23020 SE 45TH PL
005	112406	9103	5/9/07	\$1,375,000	3480	0	9	1997	3	21434	Y	Y	2603 E BEAVER LAKE DR SE
005	112406	9103	8/9/06	\$1,188,250	3480	0	9	1997	3	21434	Y	Y	2603 E BEAVER LAKE DR SE
005	329961	0440	5/18/07	\$883,000	3530	0	9	2003	3	6951	N	N	4518 231ST PL SE
005	092406	9099	8/4/06	\$1,298,000	3540	0	9	2001	3	16875	Y	Y	21560 SE 28TH LN
005	957813	0080	8/17/07	\$824,950	3540	0	9	2005	3	5973	N	N	3109 222ND PL SE
005	957813	0080	2/16/06	\$722,162	3540	0	9	2005	3	5973	N	N	3109 222ND PL SE
005	957813	0100	3/14/06	\$725,000	3540	0	9	2005	3	5970	N	N	3117 222ND PL SE
005	957813	0060	3/17/06	\$790,000	3630	0	9	2005	3	9732	N	N	3101 222ND PL SE

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
005	030501	0460	10/7/05	\$575,000	3680	0	9	1997	3	5250	N	N	23114 SE 27TH WAY
005	957813	0050	12/15/05	\$724,800	3820	0	9	2005	3	10198	N	N	3112 222ND PL SE
005	957813	0130	8/19/05	\$684,800	3820	0	9	2005	3	9873	N	N	3130 222ND PL SE
005	042406	9237	10/4/06	\$899,000	3840	0	9	1997	3	46832	N	N	21424 SE 24TH ST
005	679115	0110	4/18/05	\$710,000	4780	0	9	1981	5	34656	N	N	23834 SE 35TH ST
005	255330	0380	10/25/06	\$535,000	1970	0	10	1993	3	9807	N	N	2619 233RD AVE SE
005	160459	0380	6/6/07	\$735,000	1980	810	10	1990	3	20206	N	N	1525 235TH AVE SE
005	255330	0120	6/19/07	\$560,500	2020	0	10	1994	3	10584	N	N	2704 233RD AVE SE
005	670585	0010	4/11/05	\$485,950	2130	0	10	1992	3	9805	N	N	21205 SE 35TH WAY
005	160459	0310	4/13/05	\$479,000	2170	0	10	1989	3	17149	N	N	23220 SE 15TH CT
005	883570	0010	6/9/05	\$849,000	2220	1400	10	1993	3	17133	Y	N	4670 234TH AVE SE
005	670585	0250	7/31/06	\$619,000	2400	0	10	1992	3	10274	N	N	21452 SE 35TH WAY
005	029376	0040	2/14/07	\$970,750	2420	1510	10	2002	3	11652	Y	N	5190 235TH PL SE
005	883570	0390	9/1/05	\$986,000	2470	1810	10	2003	3	24009	Y	N	4678 234TH AVE SE
005	670585	0270	4/30/07	\$639,950	2500	0	10	1992	3	8680	N	N	21442 SE 35TH WAY
005	865390	0160	6/6/06	\$651,000	2540	0	10	1994	3	8427	N	N	22721 SE 27TH ST
005	752553	0320	11/15/06	\$859,900	2560	0	10	1989	3	9605	Y	N	4687 225TH AVE SE
005	138510	0350	8/28/06	\$1,000,000	2570	1560	10	1992	3	52707	Y	N	2427 196TH AVE SE
005	255330	0200	10/20/06	\$630,000	2580	0	10	1993	3	11192	N	N	23408 SE 27TH CT
005	864990	0420	6/19/06	\$635,000	2630	0	10	1991	3	8346	N	N	3131 234TH CT SE
005	160459	0140	10/14/05	\$581,250	2640	0	10	1990	3	17128	N	N	23309 SE 13TH CT
005	255330	0500	6/11/07	\$627,000	2640	0	10	1992	3	8983	N	N	3009 233RD AVE SE
005	255330	0540	6/7/07	\$664,995	2670	0	10	1992	3	9288	N	N	2920 232ND AVE SE
005	440360	0260	11/1/06	\$820,000	2680	0	10	1986	4	46500	N	N	20005 SE 19TH ST
005	561150	0220	12/3/07	\$745,000	2680	0	10	1998	3	7928	N	N	23420 SE 28TH CT
005	255330	0300	3/29/05	\$525,000	2690	0	10	1992	3	21090	N	N	2533 234TH PL SE
005	670585	0410	10/25/05	\$595,000	2690	0	10	1992	3	13987	N	N	21220 SE 35TH WAY
005	865390	0290	10/19/05	\$530,000	2690	0	10	1995	3	7259	N	N	2708 226TH AVE SE
005	865390	0250	8/28/06	\$615,000	2710	0	10	1995	3	11832	N	N	22781 SE 27TH ST
005	812010	0190	7/17/07	\$885,000	2720	1520	10	1984	3	28575	N	N	2519 239TH AVE SE
005	864990	0300	4/13/06	\$658,000	2740	0	10	1990	3	12521	N	N	3160 233RD PL SE

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
005	561150	0160	4/26/05	\$570,000	2750	0	10	1999	3	8127	N	N	2830 234TH AVE SE
005	561150	0200	10/10/06	\$699,000	2760	0	10	1999	3	6969	N	N	23417 SE 28TH CT
005	864990	0220	7/5/07	\$685,000	2770	0	10	1991	3	9755	N	N	23329 SE 31ST CT
005	329561	0190	5/19/06	\$720,000	2780	0	10	1998	3	13133	N	N	4414 230TH WAY SE
005	255330	0080	6/8/05	\$575,000	2790	0	10	1993	3	9918	N	N	2814 233RD AVE SE
005	812010	0150	3/24/05	\$545,000	2790	0	10	1987	3	22911	N	N	23810 SE 28TH ST
005	670585	0120	9/8/05	\$579,950	2810	0	10	1992	3	7640	N	N	21327 SE 35TH WAY
005	864990	0490	9/23/05	\$519,000	2810	0	10	1991	3	9840	N	N	3144 234TH CT SE
005	864990	0160	7/6/06	\$655,000	2820	0	10	1991	3	11500	N	N	3105 233RD PL SE
005	865390	0340	8/10/07	\$1,299,000	2835	0	10	1995	3	15614	Y	Y	2617 226TH AVE SE
005	679105	0190	3/23/07	\$725,000	2840	0	10	1997	3	9966	N	N	21428 SE 34TH PL
005	561150	0100	7/6/06	\$720,000	2860	0	10	1999	3	12394	N	N	2853 234TH AVE SE
005	864990	0320	4/21/06	\$695,000	2870	0	10	1990	3	9940	N	N	3150 233RD PL SE
005	138510	0160	9/23/05	\$745,000	2880	0	10	1992	3	9652	Y	N	2447 196TH AVE SE
005	670585	0380	7/10/07	\$700,000	2900	0	10	1992	3	10523	N	N	21308 SE 35TH WAY
005	670585	0380	10/11/06	\$659,000	2900	0	10	1992	3	10523	N	N	21308 SE 35TH WAY
005	865390	0240	6/27/05	\$569,900	2900	0	10	1995	3	6690	N	N	22777 SE 27TH ST
005	865390	0190	9/29/06	\$695,000	2910	0	10	1994	3	8255	N	N	22739 SE 27TH ST
005	679105	0310	7/6/05	\$635,000	2910	0	10	1995	3	9875	N	N	3356 213TH PL SE
005	255330	0050	6/16/06	\$655,000	2920	0	10	1992	3	10304	N	N	2912 233RD AVE SE
005	864990	0150	6/17/05	\$625,000	2920	0	10	1991	3	19433	N	N	23402 SE 31ST ST
005	670585	0290	7/6/06	\$649,800	2940	0	10	1992	3	8155	N	N	21410 SE 35TH WAY
005	864990	0330	8/28/07	\$712,500	2940	0	10	1990	3	8727	N	N	3142 233RD PL SE
005	679105	0020	2/23/07	\$729,950	2950	0	10	1995	3	8879	N	N	21209 SE 34TH ST
005	752553	0050	6/25/07	\$780,000	2960	0	10	1989	3	13434	Y	N	4708 227TH PL SE
005	752553	0640	6/10/05	\$720,000	2980	0	10	1991	3	11855	N	N	4713 226TH CT SE
005	752553	0590	6/1/05	\$699,950	2990	0	10	1988	3	12788	N	N	22624 SE 47TH PL
005	138510	0290	6/13/07	\$750,000	3010	0	10	1992	3	9136	N	N	2479 196TH AVE SE
005	812360	0090	11/15/05	\$708,450	3010	0	10	1983	3	43212	N	N	2209 205TH AVE SE
005	670585	0020	4/21/06	\$665,000	3030	0	10	1992	3	8335	N	N	21213 SE 35TH WAY
005	092406	9287	4/28/06	\$779,000	3030	0	10	1999	3	7999	N	N	3224 214TH CT SE

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
005	679105	0110	6/1/05	\$595,000	3045	0	10	1997	3	8470	N	N	21335 SE 34TH PL
005	679105	0170	8/29/05	\$670,000	3045	0	10	1997	3	9915	N	N	21431 SE 34TH PL
005	752553	0820	7/18/06	\$735,000	3050	0	10	1989	3	11458	N	N	22535 SE 46TH PL
005	561150	0040	8/13/07	\$736,238	3070	0	10	1998	3	6305	N	N	2819 234TH AVE SE
005	561150	0070	8/10/06	\$714,000	3070	0	10	1998	3	8197	N	N	2837 234TH AVE SE
005	255330	0320	4/17/06	\$650,000	3080	0	10	1993	3	8843	N	N	23322 SE 26TH PL
005	255330	0360	7/12/07	\$717,000	3080	0	10	1993	3	12326	N	N	23300 SE 26TH PL
005	670585	0280	7/12/07	\$720,000	3090	0	10	1992	3	7846	N	N	21418 SE 35TH WAY
005	670585	0280	7/22/05	\$557,300	3090	0	10	1992	3	7846	N	N	21418 SE 35TH WAY
005	883570	0330	8/30/06	\$925,000	3090	0	10	1991	5	20785	N	N	23209 SE 47TH ST
005	883570	0330	4/6/05	\$655,817	3090	0	10	1991	5	20785	N	N	23209 SE 47TH ST
005	752553	0760	3/28/06	\$719,950	3100	0	10	1989	3	10727	N	N	4650 225TH AVE SE
005	752553	0760	3/8/05	\$625,000	3100	0	10	1989	3	10727	N	N	4650 225TH AVE SE
005	131042	0100	7/14/06	\$739,500	3120	0	10	1990	3	16653	N	N	22930 SE 47TH CT
005	679105	0300	8/15/05	\$675,000	3120	0	10	1995	3	11643	N	N	3362 213TH PL SE
005	679105	0080	3/27/07	\$756,000	3140	0	10	1996	3	8484	N	N	21317 SE SE 34TH PL
005	029376	0170	4/10/07	\$1,045,000	3140	850	10	2003	3	7716	Y	N	23260 SE 51ST ST
005	255330	0390	6/11/07	\$701,000	3150	0	10	1993	3	10021	N	N	2625 233RD AVE SE
005	138510	0010	7/7/05	\$650,000	3180	0	10	1992	3	14217	N	N	2482 196TH AVE SE
005	865390	0140	9/19/05	\$627,000	3180	0	10	1994	3	7651	N	N	22711 SE 27TH ST
005	679106	0040	11/1/07	\$800,000	3180	0	10	1997	3	7488	N	N	21416 SE 33RD PL
005	752553	0110	9/13/05	\$738,000	3200	0	10	1989	3	15455	Y	N	4626 227TH PL SE
005	253750	0070	5/16/07	\$725,000	3220	0	10	1994	3	10437	N	N	2718 232ND PL SE
005	253750	0100	7/25/06	\$635,000	3240	0	10	1994	3	7344	N	N	2702 232ND PL SE
005	561150	0260	1/31/07	\$784,700	3250	0	10	1998	3	11040	N	N	3006 235TH AVE SE
005	864990	0410	6/8/07	\$705,000	3280	0	10	1991	3	8394	N	N	3125 234TH CT SE
005	865390	0230	9/20/05	\$632,000	3280	0	10	1995	3	8438	N	N	22769 SE 27TH ST
005	029376	0150	6/19/06	\$1,075,000	3280	1040	10	2005	3	8490	Y	N	23280 SE 51ST PL
005	752553	0030	8/14/06	\$810,000	3340	0	10	1988	3	9646	Y	N	4720 227TH PL SE
005	812010	0180	5/17/07	\$879,000	3350	0	10	1984	3	27348	N	N	2531 239TH AVE SE
005	883570	0220	10/2/06	\$885,000	3350	0	10	1990	3	16153	Y	N	4631 233RD AVE SE

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
005	144160	0050	8/25/05	\$795,000	3360	0	10	2005	3	19930	N	N	1406 235TH PL SE
005	883570	0100	5/19/05	\$795,000	3420	0	10	1990	3	24352	Y	N	23334 SE 47TH WAY
005	883570	0280	9/21/05	\$860,000	3420	0	10	1991	3	15842	Y	N	23221 SE 47TH WAY
005	329561	0330	8/15/07	\$900,000	3430	0	10	1998	3	15125	N	N	4341 232ND CT SE
005	029376	0070	3/25/05	\$1,045,000	3440	1110	10	2004	3	12370	Y	N	23490 SE 51ST PL
005	329561	0110	8/7/06	\$825,000	3520	0	10	1998	3	11441	N	N	4503 229TH PL SE
005	144160	0030	2/12/07	\$900,000	3520	1080	10	2006	3	20203	N	N	1414 235TH PL SE
005	381450	0240	12/6/05	\$774,950	3540	0	10	1987	3	17252	N	N	4051 232ND AVE SE
005	883570	0080	5/17/06	\$875,000	3570	0	10	1990	3	16340	Y	N	4665 234TH AVE SE
005	883570	0070	4/4/06	\$820,000	3590	0	10	1990	3	15519	Y	N	4655 234TH AVE SE
005	112406	9029	5/25/06	\$1,028,200	3620	0	10	1989	4	45302	Y	Y	25210 SE 28TH ST
005	029376	0160	3/14/06	\$1,135,000	3630	1050	10	2005	3	7653	Y	N	23270 SE 51ST PL
005	029376	0240	3/14/06	\$860,000	3630	0	10	2003	3	11531	N	N	23289 SE 52ND ST
005	144160	0200	3/16/06	\$909,950	3630	710	10	2006	3	17116	N	N	1125 235TH PL SE
005	329561	0370	10/26/06	\$885,000	3639	0	10	1997	3	12672	N	N	4363 232ND CT SE
005	042406	9271	3/24/05	\$863,951	3640	1120	10	2001	3	21802	N	N	22600 SE 16TH PL
005	865390	0030	6/1/05	\$649,880	3657	0	10	1996	3	11728	N	N	22772 SE 27TH ST
005	440360	0030	10/3/06	\$830,000	3660	0	10	1986	3	82328	N	N	1802 203RD AVE SE
005	042406	9235	6/7/07	\$1,245,000	3670	0	10	2000	3	95396	N	N	21312 SE 24TH ST
005	329561	0480	3/21/06	\$790,000	3670	0	10	1998	3	13052	N	N	4361 231ST CT SE
005	329560	0170	6/8/05	\$727,000	3680	0	10	1995	3	13861	N	N	22961 SE 43RD PL
005	329561	0210	3/2/07	\$800,000	3700	0	10	1998	3	11699	N	N	23107 SE 44TH ST
005	144160	0010	7/7/05	\$848,700	3710	0	10	2005	3	14170	N	N	1426 235TH PL SE
005	144160	0020	6/20/05	\$890,614	3720	0	10	2005	3	15200	N	N	1418 235TH PL SE
005	144160	0240	12/12/05	\$851,364	3730	0	10	2005	3	18141	N	N	1223 235TH PL SE
005	752650	0100	5/4/07	\$900,000	3730	0	10	2005	3	8528	N	N	3818 212TH AVE SE
005	752650	0100	11/29/05	\$844,290	3730	0	10	2005	3	8528	N	N	3818 212TH AVE SE
005	160459	0250	2/14/06	\$875,000	3740	0	10	1989	3	18303	N	N	1331 233RD AVE SE
005	883570	0230	1/20/05	\$815,000	3750	0	10	1990	3	16275	Y	N	4639 233RD AVE SE
005	752650	0090	1/9/06	\$838,800	3750	0	10	2005	3	8294	N	N	3828 212TH AVE SE
005	329561	0520	5/24/06	\$915,000	3790	0	10	1997	3	17056	N	N	4382 230TH WAY SE

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
005	138510	0220	5/18/07	\$1,140,000	3820	610	10	1994	3	29034	Y	N	19512 SE 24TH PL
005	029376	0130	10/3/05	\$965,000	3820	0	10	2005	3	12231	Y	N	23320 SE 51ST PL
005	752650	0050	2/2/06	\$951,700	3870	0	10	2005	3	9876	N	N	3831 212TH AVE SE
005	864990	0210	6/11/07	\$820,000	3880	0	10	1992	4	12090	N	N	23325 SE 31ST CT
005	864990	0210	9/19/05	\$715,000	3880	0	10	1992	4	12090	N	N	23325 SE 31ST CT
005	029376	0140	3/9/06	\$1,030,000	3890	0	10	2005	3	10652	Y	N	23290 SE 51ST PL
005	738470	0310	2/22/07	\$1,125,000	3920	0	10	1986	3	35299	N	N	2629 208TH AVE SE
005	144160	0210	6/2/06	\$1,022,500	3920	470	10	2006	3	18210	N	N	1133 235TH PL SE
005	381450	0160	5/14/07	\$958,895	3930	0	10	1987	3	18504	N	N	4012 230TH PL SE
005	144160	0190	7/22/05	\$891,224	3960	350	10	2005	3	13790	N	N	1117 235TH PL SE
005	381450	0060	7/6/05	\$839,000	4080	0	10	1987	3	17311	N	N	4024 232ND AVE SE
005	329561	0130	6/9/06	\$789,000	4108	0	10	1997	3	14153	N	N	4519 229TH PL SE
005	381450	0050	8/21/06	\$1,026,000	4110	0	10	1987	3	19585	N	N	4034 232ND AVE SE
005	029376	0120	6/13/05	\$945,000	4110	0	10	2004	3	10037	Y	N	23350 SE 51ST PL
005	029376	0210	11/2/05	\$995,000	4130	0	10	2004	3	10404	N	N	23229 SE 52ND ST
005	029376	0210	1/7/05	\$882,000	4130	0	10	2004	3	10404	N	N	23229 SE 52ND ST
005	144160	0180	5/27/05	\$895,450	4130	430	10	2005	3	17860	N	N	1109 235TH PL SE
005	029376	0470	10/30/06	\$1,080,000	4190	0	10	2004	3	13494	N	N	23349 SE 51ST PL
005	029376	0470	8/15/05	\$985,000	4190	0	10	2004	3	13494	N	N	23349 SE 51ST PL
005	029376	0520	7/8/05	\$931,069	4190	0	10	2004	3	12971	N	N	23479 SE 51ST PL
005	029376	0260	8/26/05	\$935,000	4210	0	10	2004	3	12281	Y	N	23349 SE 52ND ST
005	029376	0420	6/9/06	\$1,005,000	4220	0	10	2004	3	9948	Y	N	23290 SE 52ND ST
005	029376	0500	12/12/05	\$1,010,625	4230	0	10	2005	3	12455	N	N	23419 SE 51ST PL
005	029376	0280	3/22/05	\$900,000	4300	0	10	2004	3	13025	Y	N	23399 SE 52ND ST
005	029376	0100	5/24/07	\$1,148,000	4340	0	10	2002	3	10000	Y	N	23390 SE 51ST ST
005	029376	0200	7/24/06	\$1,075,000	4390	0	10	2005	3	10544	N	N	23209 SE 52ND ST
005	029376	0390	12/13/05	\$1,136,396	4410	0	10	2005	3	10701	Y	N	23390 SE 52ND ST
005	138510	0060	3/15/05	\$724,950	3360	0	11	1992	3	15015	N	N	2452 196TH AVE SE
005	738470	0060	3/1/06	\$1,586,000	3360	1730	11	1985	3	35299	Y	N	3516 207TH AVE SE
005	664595	0040	3/20/07	\$1,150,000	3500	0	11	2002	3	12993	N	N	5319 228TH AVE SE
005	738470	0270	5/24/06	\$2,200,000	3560	860	11	1996	3	35299	N	N	20621 SE 34TH ST

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
005	138510	0120	6/26/07	\$953,000	3570	0	11	1994	3	9936	Y	N	2419 196TH AVE SE
005	664595	0080	2/16/07	\$1,585,000	3600	1700	11	2005	3	16427	Y	N	5349 228TH AVE SE
005	664595	0070	5/12/05	\$1,440,000	3610	1390	11	2004	3	38012	Y	N	5340 228TH AVE SE
005	188812	0120	9/22/06	\$982,000	3670	0	11	2000	3	14026	N	N	25802 SE 31ST PL
005	052406	9114	6/16/05	\$1,175,000	3780	890	11	1997	3	78843	N	N	1922 202ND PL SE
005	188812	0040	7/12/06	\$944,000	3790	0	11	2000	3	11783	N	N	25809 SE 31ST PL
005	188812	0070	11/15/06	\$970,000	3810	0	11	2000	3	10497	N	N	25905 SE 31ST PL
005	188812	0070	11/15/06	\$970,000	3810	0	11	2000	3	10497	N	N	25905 SE 31ST PL
005	644600	0055	5/13/05	\$931,072	3880	0	11	2004	3	26130	N	N	5529 231ST AVE SE
005	188812	0100	10/4/05	\$925,000	3940	0	11	2000	3	14026	N	N	25818 SE 31ST PL
005	664595	0090	3/28/06	\$1,503,500	3980	1420	11	2005	3	17853	Y	N	5359 228TH AVE SE
005	144160	0070	8/1/06	\$1,162,894	4100	0	11	2006	3	16773	N	N	1324 235TH PL SE
005	144160	0230	6/2/06	\$1,145,950	4110	0	11	2005	3	18399	N	N	1213 235TH PL SE
005	144160	0260	4/3/06	\$1,144,000	4110	0	11	2005	3	17617	N	N	1307 235TH PL SE
005	144160	0280	4/26/06	\$950,000	4110	0	11	2005	3	16562	N	N	1323 235TH PL SE
005	144160	0300	3/14/07	\$1,020,000	4110	0	11	2005	3	19036	N	N	1339 235TH PL SE
005	144160	0300	1/25/06	\$992,290	4110	0	11	2005	3	19036	N	N	1339 235TH PL SE
005	188812	0110	8/29/07	\$1,048,000	4150	0	11	2000	3	14026	N	N	25810 SE 31ST PL
005	664595	0010	9/8/05	\$960,000	4150	0	11	2002	3	12301	N	N	5300 229TH AVE SE
005	144160	0150	10/18/06	\$1,095,000	4180	0	11	2006	3	14383	N	N	1126 235TH PL SE
005	144160	0250	4/27/06	\$1,069,950	4650	0	11	2005	3	17877	N	N	1231 235TH PL SE
005	395680	0170	6/12/06	\$1,250,000	4740	0	11	1997	3	15197	Y	N	3833 234TH AVE SE
005	144160	0110	6/13/06	\$1,185,000	4860	0	11	2006	3	14390	N	N	1224 235TH PL SE
005	144160	0130	7/26/06	\$1,175,000	4860	0	11	2006	3	14616	N	N	1206 235TH PL SE
005	738470	0320	7/3/06	\$1,475,000	5040	1830	11	1988	3	35299	N	N	2609 208TH AVE SE
005	738470	0390	5/12/05	\$1,650,000	5160	0	11	1988	3	35299	N	N	21112 SE 27TH ST
005	664595	0120	3/2/07	\$1,698,000	5160	0	11	2006	3	27468	Y	N	5370 228TH AVE SE
005	738470	0120	7/17/06	\$1,950,000	5140	3010	12	1986	3	35299	Y	N	3507 207TH AVE SE
005	395680	0020	7/3/07	\$1,495,000	5400	0	12	1991	3	26126	N	N	23305 SE 35TH PL
005	738470	0260	8/27/07	\$2,050,000	5790	0	12	1984	3	35299	N	N	20631 SE 34TH ST
005	113750	0210	3/14/07	\$1,950,000	6740	0	12	1990	5	35299	N	N	2634 208TH AVE SE

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	122406	9054	5/24/07	\$300,000	860	0	6	1970	3	118483	N	N	2445 270TH AVE SE
006	405730	0030	2/22/05	\$230,000	1140	0	7	1988	3	3292	N	N	4183 244TH PL SE
006	405730	0180	2/22/06	\$270,000	1140	0	7	1988	3	3104	N	N	4156 244TH PL SE
006	405730	0010	10/4/06	\$307,500	1150	0	7	1988	3	3592	N	N	4187 244TH PL SE
006	405730	0060	7/24/06	\$290,000	1150	0	7	1988	3	3636	N	N	4177 244TH PL SE
006	405730	0190	1/24/06	\$262,000	1150	0	7	1988	3	2740	N	N	4158 244TH PL SE
006	405730	0200	6/2/06	\$275,000	1150	0	7	1988	3	3323	N	N	4160 244TH PL SE
006	405730	0220	3/17/06	\$269,000	1150	0	7	1988	3	3408	N	N	4168 244TH PL SE
006	405730	0240	2/14/07	\$332,500	1150	0	7	1988	3	2848	N	N	4172 244TH PL SE
006	390490	1760	12/7/07	\$422,000	1340	0	7	1985	3	4150	N	N	24220 SE 43RD CT
006	390490	1570	4/17/07	\$445,000	1440	0	7	1985	3	6232	N	N	24217 SE 44TH ST
006	390490	1620	8/20/07	\$424,000	1440	0	7	1985	3	5081	N	N	24218 SE 44TH ST
006	390490	1620	6/1/05	\$345,000	1440	0	7	1985	3	5081	N	N	24218 SE 44TH ST
006	390490	1640	10/18/07	\$415,000	1440	0	7	1986	3	4126	N	N	24230 SE 44TH ST
006	390490	1320	10/30/06	\$416,500	1470	0	7	1985	3	5217	N	N	24224 SE 43RD PL
006	390490	1400	7/25/05	\$365,000	1470	0	7	1985	3	4324	N	N	4318 242ND PL SE
006	390490	1670	6/30/05	\$342,000	1470	0	7	1985	3	4653	N	N	4355 242ND PL SE
006	390490	1830	11/7/05	\$370,000	1470	0	7	1985	3	4149	N	N	24251 SE 43RD PL
006	390490	1410	2/27/06	\$395,000	1490	0	7	1985	3	4661	N	N	4324 242ND PL SE
006	390490	1290	5/25/05	\$349,950	1610	0	7	1985	3	5877	N	N	24206 SE 43RD PL
006	390490	1330	4/25/06	\$417,000	1610	0	7	1985	3	5159	N	N	24230 SE 43RD PL
006	390490	1470	5/24/06	\$425,000	1610	0	7	1985	3	4288	N	N	4362 242ND PL SE
006	390490	1510	9/7/06	\$425,000	1610	0	7	1985	3	4408	N	N	24253 SE 44TH ST
006	390490	1740	3/1/06	\$407,000	1610	0	7	1986	3	8653	N	N	24210 SE 43RD CT
006	390490	1780	10/26/05	\$357,300	1610	0	7	1986	3	4628	N	N	24232 SE 43RD CT
006	390490	1850	6/2/05	\$360,000	1610	0	7	1985	3	4050	N	N	24233 SE 43RD PL
006	122406	9048	12/5/05	\$595,000	1800	0	7	1966	4	65340	N	N	2525 271ST AVE SE
006	390490	1340	3/16/05	\$349,500	1830	0	7	1986	3	5210	N	N	24236 SE 43RD PL
006	390492	0280	5/2/05	\$402,000	1370	470	8	1987	3	6488	N	N	4312 245TH AVE SE
006	866505	0230	8/26/05	\$362,000	1370	0	8	1996	3	4000	N	N	4346 252ND PL SE
006	866505	0570	8/27/07	\$429,950	1370	0	8	1996	3	6229	N	N	4373 252ND PL SE

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	866505	0840	2/22/05	\$316,500	1370	0	8	1995	3	5300	N	N	4307 252ND PL SE
006	866505	0870	5/24/05	\$319,950	1370	0	8	1996	3	4085	N	N	25063 SE 43RD WAY
006	866505	0940	11/17/06	\$460,000	1371	0	8	1996	3	4203	N	N	25023 SE 43RD WAY
006	390494	0570	6/16/05	\$425,000	1380	500	8	1988	3	7150	N	N	3604 241ST PL SE
006	390491	0290	3/21/07	\$388,000	1390	0	8	1987	3	5323	N	N	24329 SE 42ND PL
006	390498	0370	5/18/05	\$369,000	1410	0	8	1989	3	5997	N	N	3643 248TH PL SE
006	807835	0440	12/7/06	\$585,000	1440	1430	8	1990	3	9719	N	N	4013 239TH PL SE
006	390496	0360	1/18/05	\$390,000	1510	400	8	1989	3	6458	N	N	24221 SE 34TH PL
006	894436	0450	5/6/05	\$370,000	1510	0	8	1993	3	3371	N	N	25739 SE 36TH PL
006	390490	0390	11/30/07	\$528,750	1520	590	8	1986	3	6675	N	N	24225 SE 42ND PL
006	390490	0410	4/18/07	\$574,950	1520	590	8	1985	3	7365	N	N	24213 SE 42ND PL
006	390510	0610	6/28/07	\$460,000	1520	0	8	1994	3	3370	N	N	25226 SE 42ND DR
006	390510	0110	6/6/05	\$375,000	1530	0	8	1994	3	4235	N	N	4213 249TH CT SE
006	390510	0210	5/9/06	\$442,000	1530	0	8	1994	3	3840	N	N	4228 249TH CT SE
006	390510	0240	5/27/05	\$355,000	1530	0	8	1994	3	4064	N	N	4244 249TH CT SE
006	390510	0240	1/10/05	\$340,000	1530	0	8	1994	3	4064	N	N	4244 249TH CT SE
006	390510	1020	7/12/07	\$485,500	1530	0	8	1995	3	4440	N	N	24907 SE 42ND DR
006	390510	0840	7/16/07	\$499,950	1580	0	8	1994	3	4379	N	N	25112 SE 42ND DR
006	390510	0930	4/20/05	\$365,000	1590	0	8	1994	3	4711	N	N	25013 SE 42ND DR
006	390505	0210	5/11/05	\$381,000	1600	0	8	1989	3	4508	N	N	25221 SE 35TH ST
006	894436	0430	8/27/07	\$455,000	1600	0	8	1993	3	3168	N	N	25751 SE 36TH PL
006	894436	0490	11/3/05	\$399,990	1600	0	8	1992	3	3711	N	N	25715 SE 36TH PL
006	894436	0610	6/22/05	\$349,950	1600	0	8	1992	3	3096	N	N	25753 SE 35TH PL
006	390490	0470	6/22/06	\$441,000	1610	0	8	1986	3	6444	N	N	4245 242ND AVE SE
006	390490	0540	5/5/05	\$358,500	1610	0	8	1985	3	6056	N	N	24025 SE 42ND ST
006	390505	0230	9/9/05	\$400,000	1610	0	8	1989	3	4844	N	N	25229 SE 35TH ST
006	866505	0120	4/13/05	\$381,000	1610	0	8	1996	3	4587	N	N	25214 SE 43RD WAY
006	866505	0560	9/26/05	\$399,950	1610	0	8	1996	3	4563	N	N	25142 SE 43RD PL
006	866505	0680	12/22/05	\$407,000	1610	0	8	1996	3	4414	N	N	24919 SE 43RD ST
006	866505	0690	8/19/05	\$394,100	1610	0	8	1996	3	4771	N	N	24911 SE 43RD ST
006	866505	0850	3/7/06	\$444,500	1610	0	8	1996	3	4571	N	N	25211 SE 43RD WAY

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	866505	0850	9/14/05	\$386,500	1610	0	8	1996	3	4571	N	N	25211 SE 43RD WAY
006	866505	0930	11/29/05	\$400,000	1614	0	8	1996	3	4887	N	N	25029 SE 43RD WAY
006	390491	0440	8/14/06	\$424,950	1620	0	8	1987	3	4639	N	N	24327 SE 42ND ST
006	390494	0650	10/5/06	\$587,000	1620	740	8	1988	3	7036	N	N	24126 SE 37TH PL
006	390495	0260	2/13/07	\$500,000	1620	0	8	1988	3	6293	N	N	3751 246TH AVE SE
006	390505	0100	8/12/05	\$373,900	1620	0	8	1990	3	4501	N	N	3604 252ND PL SE
006	894436	0200	4/26/05	\$369,950	1620	0	8	1993	3	4281	N	N	25740 SE 35TH PL
006	894436	0420	4/18/05	\$350,000	1620	0	8	1993	3	3544	N	N	25757 SE 36TH PL
006	390491	0010	8/14/06	\$433,000	1640	0	8	1987	3	7847	N	N	4241 243RD AVE SE
006	390504	0140	3/31/06	\$456,000	1650	0	8	1991	3	5146	N	N	3920 255TH PL SE
006	390512	0160	5/17/05	\$401,000	1660	0	8	1994	3	5500	N	N	4023 250TH AVE SE
006	390512	0210	11/28/05	\$440,000	1660	0	8	1994	3	5828	N	N	4053 250TH AVE SE
006	390491	0150	5/25/05	\$368,000	1670	0	8	1987	3	8022	N	N	24324 SE 42ND ST
006	390491	0320	9/26/07	\$461,500	1670	0	8	1987	3	5004	N	N	24311 SE 42ND PL
006	390491	0320	7/14/05	\$363,000	1670	0	8	1987	3	5004	N	N	24311 SE 42ND PL
006	390504	0070	7/12/06	\$490,000	1670	0	8	1991	3	5146	N	N	4016 255TH PL SE
006	390504	0070	2/23/05	\$365,000	1670	0	8	1991	3	5146	N	N	4016 255TH PL SE
006	390504	0290	4/5/05	\$381,500	1670	0	8	1991	3	4763	N	N	4027 255TH PL SE
006	390504	0370	10/8/07	\$512,500	1670	0	8	1990	3	5461	N	N	25524 SE 41ST CT
006	390499	0280	9/6/05	\$402,500	1680	0	8	1990	3	5420	N	N	3503 253RD CT SE
006	390493	0600	6/14/05	\$379,000	1690	0	8	1988	3	4455	N	N	3810 243RD PL SE
006	390498	0060	3/14/06	\$440,000	1690	0	8	1989	3	4469	N	N	3665 248TH AVE SE
006	390498	0240	8/27/07	\$490,000	1690	0	8	1989	3	5974	N	N	3656 248TH PL SE
006	390498	0290	4/26/07	\$475,000	1690	0	8	1989	3	5631	N	N	3676 248TH PL SE
006	390498	0290	10/18/05	\$420,000	1690	0	8	1989	3	5631	N	N	3676 248TH PL SE
006	390498	0340	5/22/07	\$490,000	1690	0	8	1989	3	5111	N	N	3683 248TH PL SE
006	390498	0340	6/16/05	\$425,000	1690	0	8	1989	3	5111	N	N	3683 248TH PL SE
006	390498	0410	5/19/05	\$375,000	1690	0	8	1989	3	4383	N	N	3632 248TH AVE SE
006	390495	0110	5/24/05	\$382,000	1700	0	8	1988	3	8300	N	N	3646 246TH AVE SE
006	894436	0100	2/7/06	\$435,500	1700	0	8	1992	3	5617	N	N	3602 258TH AVE SE
006	390493	0670	5/26/05	\$379,000	1710	0	8	1988	3	4568	N	N	24225 SE 39TH ST

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	390510	0450	5/24/07	\$475,000	1710	0	8	1995	3	3660	N	N	4133 252ND AVE SE
006	894436	0270	12/28/06	\$475,000	1710	0	8	1992	3	6063	N	N	3513 257TH AVE SE
006	390490	0620	8/17/05	\$522,000	1720	700	8	1986	3	7127	N	N	23918 SE 42ND CT
006	390495	0200	7/26/05	\$410,000	1720	0	8	1988	3	4539	N	N	3746 246TH AVE SE
006	390510	0080	4/27/05	\$399,950	1720	0	8	1995	3	4005	N	N	4225 249TH CT SE
006	390510	0100	8/2/07	\$542,000	1720	0	8	1994	3	3903	N	N	4217 249TH CT SE
006	390510	0180	5/12/05	\$395,000	1720	0	8	1994	3	3872	N	N	4216 249TH CT SE
006	390510	0220	5/26/06	\$504,950	1720	0	8	1994	3	4006	N	N	4234 249TH CT SE
006	390510	1010	11/28/05	\$406,000	1720	0	8	1995	3	4565	N	N	24915 SE 42ND DR
006	894436	0330	8/17/05	\$408,000	1720	0	8	1993	3	5268	N	N	3613 257TH AVE SE
006	390490	2260	6/27/07	\$518,500	1730	0	8	1985	3	7289	N	N	24113 SE 44TH CT
006	390490	2260	6/8/06	\$472,900	1730	0	8	1985	3	7289	N	N	24113 SE 44TH CT
006	390504	0430	3/21/05	\$374,900	1730	0	8	1991	3	4518	N	N	25539 SE 41ST CT
006	866505	0140	8/18/05	\$393,000	1730	0	8	1996	3	4770	N	N	25224 SE 43RD WAY
006	866505	0450	8/26/05	\$406,000	1730	0	8	1996	3	4065	N	N	4351 249TH AVE SE
006	866505	0510	5/10/05	\$365,000	1730	0	8	1996	3	4531	N	N	4376 249TH AVE SE
006	866505	0620	1/11/06	\$427,888	1730	0	8	1996	3	4055	N	N	24961 SE 43RD ST
006	894436	0140	7/28/05	\$395,110	1740	0	8	1992	3	5962	N	N	3520 258TH AVE SE
006	894436	0160	4/7/05	\$350,000	1740	0	8	1993	3	4861	N	N	25776 SE 35TH PL
006	390504	0810	12/21/06	\$470,000	1750	0	8	1991	3	5080	N	N	4232 255TH PL SE
006	390495	0190	7/19/05	\$393,950	1760	0	8	1988	3	4539	N	N	3740 246TH AVE SE
006	390496	0070	9/26/06	\$495,000	1760	0	8	1988	3	5989	N	N	3738 247TH AVE SE
006	390499	0390	8/3/05	\$405,000	1760	0	8	1989	3	5024	N	N	3549 253RD CT SE
006	390510	0150	6/14/06	\$484,950	1760	0	8	1996	3	4227	N	N	4202 249TH CT SE
006	390504	0040	12/1/06	\$500,000	1770	0	8	1992	3	5146	N	N	4034 255TH PL SE
006	390508	1300	8/29/06	\$492,500	1770	0	8	1992	3	4500	N	N	25615 SE 41ST ST
006	894436	0570	12/7/07	\$479,950	1770	0	8	1992	3	5138	N	N	25754 SE 36TH PL
006	390490	0160	9/14/05	\$387,500	1780	0	8	1985	3	9824	N	N	23920 SE 42ND ST
006	390510	0300	1/12/06	\$434,950	1780	0	8	1994	3	3953	N	N	4223 250TH PL SE
006	352900	0400	4/7/06	\$450,500	1790	0	8	1988	3	7191	N	N	4608 244TH PL SE
006	352900	0710	3/21/07	\$490,000	1790	0	8	1988	3	6391	N	N	4554 244TH PL SE

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	390512	0500	7/7/06	\$539,950	1790	0	8	1996	3	6261	N	N	4003 252ND AVE SE
006	390490	0590	8/28/06	\$474,950	1800	0	8	1986	3	6415	N	N	23913 SE 42ND ST
006	390498	0210	8/23/06	\$459,000	1800	0	8	1989	3	3938	N	N	3644 248TH PL SE
006	390498	0210	2/21/06	\$449,950	1800	0	8	1989	3	3938	N	N	3644 248TH PL SE
006	390499	0510	8/22/06	\$458,000	1800	0	8	1989	3	7558	N	N	3528 253RD CT SE
006	390504	0830	7/31/06	\$460,000	1800	0	8	1990	3	5080	N	N	4220 255TH PL SE
006	390504	1030	7/14/05	\$409,000	1800	0	8	1990	3	6902	N	N	25429 SE 42ND ST
006	894436	0640	10/26/06	\$464,000	1800	0	8	1992	3	3089	N	N	25735 SE 35TH PL
006	390494	0670	11/1/06	\$499,950	1810	0	8	1989	3	7650	N	N	24207 SE 37TH PL
006	390510	0580	4/27/06	\$479,000	1810	0	8	1996	3	5514	N	N	4220 252ND AVE SE
006	894436	0620	7/26/07	\$487,000	1810	0	8	1992	3	3090	N	N	25747 SE 35TH PL
006	390490	2170	11/22/05	\$438,000	1820	0	8	1985	3	6449	N	N	4434 242ND AVE SE
006	390508	1500	8/25/05	\$441,000	1820	0	8	1993	3	4910	N	N	25756 SE 41ST ST
006	390510	0160	3/11/05	\$380,625	1820	0	8	1996	3	4407	N	N	4208 249TH CT SE
006	390510	0680	5/24/06	\$471,180	1820	0	8	1994	3	3881	N	N	25139 SE 42ND ST
006	352900	0060	9/24/07	\$520,000	1830	0	8	1989	3	7808	N	N	24705 SE 45TH WAY
006	352900	0060	6/1/06	\$453,000	1830	0	8	1989	3	7808	N	N	24705 SE 45TH WAY
006	390504	0160	4/24/06	\$466,000	1830	0	8	1991	3	5701	N	N	3908 255TH PL SE
006	390504	0160	7/11/05	\$407,500	1830	0	8	1991	3	5701	N	N	3908 255TH PL SE
006	390510	0190	4/21/05	\$385,000	1830	0	8	1994	3	4623	N	N	4220 249TH CT SE
006	390494	0600	10/30/06	\$507,000	1840	0	8	1988	3	6830	N	N	24211 SE 36TH PL
006	390504	0030	3/16/05	\$385,000	1840	0	8	1992	3	5146	N	N	4100 255TH PL SE
006	390504	0350	8/10/05	\$435,000	1840	0	8	1991	3	4848	N	N	25536 SE 41ST CT
006	390510	0440	4/18/07	\$505,000	1840	0	8	1994	3	4577	N	N	25146 SE 42ND ST
006	894436	0080	7/13/05	\$418,000	1840	0	8	1992	3	4592	N	N	3614 258TH AVE SE
006	352900	0340	4/24/06	\$469,000	1850	0	8	1988	3	8165	N	N	24459 SE 46TH PL
006	390491	0380	3/15/07	\$479,000	1850	0	8	1987	3	4507	N	N	24328 SE 42ND PL
006	390492	0140	5/24/06	\$470,000	1850	0	8	1987	3	7450	N	N	24515 SE 44TH ST
006	390510	0720	6/21/05	\$393,950	1850	0	8	1994	3	4177	N	N	25049 SE 42ND ST
006	352900	0210	5/24/06	\$513,550	1860	0	8	1989	3	8812	N	N	4625 247TH PL SE
006	390491	0520	11/8/07	\$498,000	1860	0	8	1987	3	8060	N	N	4327 243RD AVE SE

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	390495	0300	6/9/05	\$420,000	1860	0	8	1988	3	4808	N	N	3731 246TH AVE SE
006	390504	0190	7/8/05	\$426,000	1860	0	8	1991	3	6140	N	N	3925 255TH PL SE
006	390510	0320	3/20/06	\$490,000	1860	0	8	1994	3	4191	N	N	4215 250TH PL SE
006	390510	0380	5/25/06	\$475,500	1860	0	8	1995	3	3766	N	N	25042 SE 42ND ST
006	390510	0410	6/29/07	\$535,000	1860	0	8	1995	3	3766	N	N	25114 SE 42ND ST
006	390510	0410	6/27/05	\$421,000	1860	0	8	1995	3	3766	N	N	25114 SE 42ND ST
006	390510	0520	11/13/07	\$491,500	1860	0	8	1994	3	3658	N	N	4132 252ND AVE SE
006	390510	0550	6/6/07	\$520,000	1860	0	8	1994	3	3691	N	N	4206 252ND AVE SE
006	390510	0780	11/9/07	\$479,000	1860	0	8	1994	3	3895	N	N	4226 250TH PL SE
006	390490	1970	12/8/05	\$435,000	1870	0	8	1986	3	7411	N	N	24214 SE 44TH PL
006	390493	0060	11/28/07	\$470,000	1870	0	8	1988	3	5175	N	N	24305 SE 40TH PL
006	390493	0060	9/15/05	\$419,950	1870	0	8	1988	3	5175	N	N	24305 SE 40TH PL
006	390491	0430	8/14/07	\$495,000	1880	0	8	1987	3	4481	N	N	24333 SE 42ND ST
006	390493	0800	10/25/05	\$425,000	1880	0	8	1988	3	6218	N	N	24234 SE 40TH ST
006	390504	0740	8/17/07	\$508,950	1880	0	8	1991	3	4564	N	N	25463 SE 42ND PL
006	390508	0310	10/24/05	\$440,350	1880	0	8	1993	3	4668	N	N	4274 258TH AVE SE
006	390510	0290	5/24/05	\$390,000	1880	0	8	1994	3	3925	N	N	4227 250TH PL SE
006	390510	0370	2/15/05	\$382,500	1880	0	8	1995	3	3766	N	N	25034 SE 42ND ST
006	390510	0420	3/16/06	\$480,650	1880	0	8	1995	3	3784	N	N	25122 SE 42ND ST
006	390510	0490	8/24/05	\$410,000	1880	0	8	1995	3	3739	N	N	4120 252ND AVE SE
006	352900	0090	8/29/05	\$400,000	1890	0	8	1988	3	9604	N	N	24714 SE 45TH CT
006	390490	0800	8/23/06	\$497,000	1890	0	8	1986	3	9858	N	N	23973 SE 42ND PL
006	390493	0880	12/23/05	\$449,000	1890	0	8	1987	3	4500	N	N	4011 243RD PL SE
006	390494	0460	9/21/06	\$516,000	1890	0	8	1988	3	7028	N	N	24118 SE 36TH PL
006	390508	0630	9/13/05	\$470,000	1890	0	8	1993	3	7191	N	N	25925 SE 41ST CT
006	390508	0870	8/10/07	\$505,000	1890	0	8	1993	3	5929	N	N	4103 259TH AVE SE
006	390510	1000	6/1/06	\$495,000	1890	0	8	1995	3	4784	N	N	24923 SE 42ND DR
006	390490	0940	7/31/06	\$470,000	1900	0	8	1985	3	7200	N	N	23907 SE 42ND PL
006	390490	2350	11/1/07	\$539,950	1900	0	8	1985	3	7759	N	N	4455 242ND AVE SE
006	807835	0390	4/7/06	\$500,000	1900	0	8	1987	3	8952	N	N	4004 239TH PL SE
006	390491	0560	8/16/05	\$440,500	1910	0	8	1987	3	9720	N	N	4357 243RD AVE SE

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	390493	0650	3/23/06	\$455,000	1910	0	8	1987	3	7134	N	N	24233 SE 39TH ST
006	390493	0700	3/21/05	\$358,500	1910	0	8	1988	3	4604	N	N	24213 SE 39TH ST
006	390498	0090	6/7/05	\$415,000	1910	0	8	1989	3	5661	N	N	3639 248TH AVE SE
006	390498	0280	10/19/06	\$475,000	1910	0	8	1989	3	4786	N	N	3672 248TH PL SE
006	390508	1620	3/14/07	\$492,650	1910	0	8	1994	3	5101	N	N	4211 258TH AVE SE
006	390496	0450	10/19/06	\$499,000	1920	0	8	1989	3	6353	N	N	24128 SE 35TH PL
006	390496	0810	7/26/05	\$450,000	1920	0	8	1989	3	6844	N	N	24226 SE 34TH PL
006	390508	1390	1/6/05	\$386,000	1920	0	8	1993	3	5218	N	N	25654 SE 41ST ST
006	390492	0150	10/20/05	\$465,000	1930	0	8	1987	3	7440	N	N	24521 SE 44TH ST
006	390496	0710	2/13/06	\$489,500	1930	0	8	1989	3	9930	N	N	3413 241ST PL SE
006	390497	0410	11/15/05	\$459,000	1930	0	8	1989	3	6280	N	N	24844 SE 38TH ST
006	390504	0860	8/9/05	\$424,900	1930	0	8	1990	3	6549	N	N	4202 255TH PL SE
006	390505	0080	6/13/06	\$486,000	1930	0	8	1990	3	4958	N	N	3612 252ND PL SE
006	390508	1550	4/24/07	\$538,000	1940	0	8	1993	3	4934	N	N	25826 SE 41ST ST
006	390493	0450	9/6/06	\$522,000	1950	0	8	1988	3	5389	N	N	24228 SE 39TH ST
006	390493	0550	3/6/06	\$480,000	1950	0	8	1987	3	5510	N	N	24214 SE 38TH PL
006	390496	0410	6/9/06	\$515,000	1950	0	8	1989	3	7717	N	N	24104 SE 35TH PL
006	390496	0410	3/31/05	\$407,500	1950	0	8	1989	3	7717	N	N	24104 SE 35TH PL
006	390504	0210	8/10/05	\$440,200	1950	0	8	1992	3	4529	N	N	25562 SE 40TH CT
006	390504	0210	5/25/05	\$410,000	1950	0	8	1992	3	4529	N	N	25562 SE 40TH CT
006	390508	1350	6/25/07	\$559,000	1950	0	8	1992	3	6192	N	N	25628 SE 41ST ST
006	390508	1870	4/6/06	\$484,500	1950	0	8	1992	3	7037	N	N	4220 257TH PL SE
006	807835	0500	11/21/07	\$500,000	1950	0	8	1988	3	8483	N	N	4037 239TH PL SE
006	390491	0040	4/2/07	\$540,000	1960	0	8	1987	3	4323	N	N	4223 243RD AVE SE
006	390492	0160	7/8/05	\$464,000	1960	0	8	1988	3	7440	N	N	24527 SE 44TH ST
006	390493	0120	7/14/05	\$405,000	1960	0	8	1988	3	5014	N	N	24217 SE 40TH PL
006	390494	0630	5/18/06	\$544,950	1960	0	8	1988	3	7673	N	N	24210 SE 37TH PL
006	390495	0280	6/20/05	\$430,000	1960	0	8	1989	3	4808	N	N	3741 246TH AVE SE
006	390508	1680	11/15/05	\$449,950	1960	0	8	1993	3	6338	N	N	25748 SE 42ND CT
006	390496	0150	4/15/05	\$389,000	1970	0	8	1989	3	6634	N	N	24635 SE 37TH ST
006	390496	0420	6/14/06	\$520,000	1970	0	8	1989	3	6763	N	N	24110 SE 35TH PL

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	390496	0660	7/18/05	\$432,000	1970	0	8	1989	3	7200	N	N	3505 241ST PL SE
006	390504	0730	5/21/07	\$507,000	1970	0	8	1990	3	4762	N	N	25457 SE 42ND PL
006	390504	0890	4/19/07	\$525,000	1970	0	8	1990	3	5192	N	N	4237 255TH PL SE
006	894436	0250	5/18/06	\$488,000	1970	0	8	1992	3	5917	N	N	25706 SE 35TH PL
006	390504	0520	10/7/05	\$460,500	1980	0	8	1991	3	4760	N	N	25440 SE 42ND ST
006	390508	0470	4/21/05	\$410,000	1980	0	8	1993	3	6618	N	N	4210 258TH AVE SE
006	390493	0260	9/13/06	\$496,000	1990	0	8	1988	3	5411	N	N	3909 242ND AVE SE
006	390494	0540	12/5/06	\$500,000	1990	0	8	1988	3	9108	N	N	3613 241ST PL SE
006	390503	0150	3/9/05	\$415,000	1990	0	8	1990	3	5857	N	N	25741 SE 39TH ST
006	390506	0090	4/6/05	\$400,000	1990	0	8	1991	3	6805	N	N	25723 SE 40TH ST
006	390508	1040	2/1/05	\$421,000	1990	0	8	1994	3	5337	N	N	25741 SE 41ST PL
006	390508	1720	6/11/07	\$572,000	1990	0	8	1992	3	6919	N	N	25753 SE 42ND CT
006	390503	0050	8/1/05	\$447,000	2000	0	8	1990	3	6263	N	N	25752 SE 39TH ST
006	390503	0250	2/26/07	\$526,000	2000	0	8	1990	3	5799	N	N	25754 SE 40TH ST
006	390504	0170	1/29/07	\$513,000	2000	0	8	1990	3	7376	N	N	3913 255TH PL SE
006	390508	0560	11/3/05	\$460,000	2000	0	8	1993	3	5434	N	N	25849 SE 42ND WAY
006	390508	0760	9/7/05	\$470,000	2000	0	8	1993	3	5440	N	N	25824 SE 42ND WAY
006	866505	0910	3/9/05	\$381,000	2006	0	8	1996	3	4008	N	N	25043 SE 43RD WAY
006	866505	0950	1/23/06	\$475,000	2006	0	8	1996	3	5162	N	N	25017 SE 43RD WAY
006	352900	0100	9/25/06	\$520,000	2010	0	8	1988	3	7822	N	N	24715 SE 45TH CT
006	352900	0280	7/9/07	\$515,000	2010	0	8	1988	3	7748	N	N	4613 246TH PL SE
006	352900	0560	9/20/05	\$405,000	2010	0	8	1988	3	7829	N	N	4556 247TH PL SE
006	390492	0500	11/8/05	\$442,500	2010	0	8	1989	3	6877	N	N	4252 245TH AVE SE
006	390505	0160	1/17/06	\$455,000	2010	0	8	1989	3	4986	N	N	3526 252ND PL SE
006	390505	0300	10/23/06	\$504,000	2010	0	8	1989	3	5814	N	N	25206 SE 35TH ST
006	390505	0390	11/29/06	\$480,000	2010	0	8	1990	3	5536	N	N	3533 252ND PL SE
006	390512	0630	3/8/06	\$511,000	2010	0	8	1996	3	5158	N	N	25012 SE 41ST DR
006	866505	0160	8/28/07	\$520,000	2010	0	8	1996	3	7534	N	N	4304 252ND PL SE
006	866505	0270	8/11/06	\$510,000	2010	0	8	1996	3	4025	N	N	4370 252ND PL SE
006	866505	0350	7/22/05	\$425,000	2010	0	8	1996	3	5047	N	N	25139 SE 43RD PL
006	866505	0390	9/21/05	\$433,000	2010	0	8	1996	3	4000	N	N	4387 249TH AVE SE

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	866505	0430	1/10/07	\$495,000	2010	0	8	1996	3	4000	N	N	4363 249TH AVE SE
006	866505	0540	3/17/05	\$390,000	2010	0	8	1996	3	4914	N	N	4388 249TH AVE SE
006	866505	0610	7/24/06	\$517,500	2010	0	8	1996	3	4737	N	N	24967 SE 43RD ST
006	866505	0630	4/3/07	\$505,150	2010	0	8	1996	3	4240	N	N	24955 SE 43RD ST
006	866505	0660	8/27/07	\$525,800	2010	0	8	1996	3	4472	N	N	24935 SE 43RD ST
006	866505	0760	6/10/05	\$406,500	2010	0	8	1996	3	4306	N	N	24932 SE 43RD ST
006	866505	0810	7/7/05	\$410,000	2010	0	8	1995	3	4500	N	N	4325 252ND PL SE
006	390508	1900	9/23/05	\$445,000	2020	0	8	1994	3	6249	N	N	4202 257TH PL SE
006	390504	0200	1/25/05	\$408,000	2030	0	8	1991	3	6867	N	N	25568 SE 40TH CT
006	390504	0220	6/26/06	\$540,000	2030	0	8	1991	3	6970	N	N	25558 SE 40TH CT
006	390504	0260	2/9/07	\$528,500	2030	0	8	1991	3	6537	N	N	25553 SE 40TH CT
006	390508	0780	6/19/07	\$542,000	2030	0	8	1994	3	6169	N	N	4144 258TH AVE SE
006	390510	0270	4/19/06	\$526,000	2030	0	8	1994	3	4440	N	N	4235 250TH PL SE
006	390510	0620	5/30/07	\$525,000	2030	0	8	1994	3	4903	N	N	25233 SE 42ND DR
006	390510	0640	6/15/06	\$525,000	2030	0	8	1994	3	4791	N	N	25217 SE 42ND DR
006	390510	0690	4/13/06	\$520,000	2030	0	8	1994	3	4172	N	N	25131 SE 42ND ST
006	352900	0440	6/12/07	\$590,000	2040	0	8	1988	3	8054	N	N	24460 SE 46TH ST
006	352900	0790	7/23/07	\$688,500	2040	1280	8	1988	3	7224	N	N	24418 SE 46TH ST
006	390493	0270	6/30/05	\$427,000	2040	0	8	1988	3	5207	N	N	3905 242ND AVE SE
006	390496	0380	6/1/05	\$460,000	2040	0	8	1989	3	7797	N	N	24209 SE 34TH PL
006	352900	0860	9/30/05	\$459,000	2050	0	8	1988	3	6381	N	N	24512 SE 45TH WAY
006	390492	0520	4/16/07	\$550,000	2050	0	8	1987	3	9657	N	N	4240 245TH AVE SE
006	390496	0460	12/16/05	\$463,200	2050	0	8	1989	3	6628	N	N	24206 SE 35TH PL
006	390497	0170	11/10/05	\$449,950	2050	0	8	1989	3	5059	N	N	24829 SE 38TH ST
006	390505	0480	3/21/06	\$483,000	2050	0	8	1990	3	5885	N	N	3623 252ND PL SE
006	390508	0190	4/25/06	\$497,500	2050	0	8	1994	3	4486	N	N	4263 257TH PL SE
006	390508	0840	11/19/07	\$500,000	2050	0	8	1994	3	5303	N	N	25829 SE 41ST PL
006	390508	1060	7/25/05	\$439,950	2050	0	8	1994	3	6156	N	N	25755 SE 41ST PL
006	390508	1510	7/18/07	\$571,000	2050	0	8	1993	3	9699	N	N	25800 SE 41ST ST
006	390512	0980	8/26/06	\$534,000	2050	0	8	1996	3	4905	N	N	4104 252ND AVE SE
006	390490	0190	8/1/07	\$560,000	2060	0	8	1985	3	9000	N	N	24012 SE 42ND ST

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	390493	0810	3/1/06	\$480,000	2060	0	8	1988	3	7246	N	N	4000 243RD PL SE
006	390505	0110	9/19/05	\$409,000	2060	0	8	1989	3	4519	N	N	3546 252ND PL SE
006	390505	0150	5/6/05	\$414,000	2060	0	8	1989	3	4602	N	N	3530 252ND PL SE
006	390505	0280	7/16/07	\$537,500	2060	0	8	1990	3	4812	N	N	25214 SE 35TH ST
006	352900	0110	8/26/05	\$490,000	2070	0	8	1989	4	9251	N	N	24709 SE 45TH CT
006	390490	1190	4/11/05	\$460,000	2070	0	8	1986	3	10908	N	N	4337 239TH PL SE
006	390490	2400	8/5/05	\$436,000	2070	0	8	1986	3	8504	N	N	24235 SE 45TH ST
006	390491	0500	7/25/05	\$430,000	2070	0	8	1987	3	6858	N	N	4315 243RD AVE SE
006	390496	0140	3/29/05	\$372,000	2070	0	8	1989	3	6051	N	N	3703 247TH AVE SE
006	390512	0610	5/2/05	\$439,900	2070	0	8	1996	3	5415	N	N	25024 SE 41ST DR
006	390512	0930	8/9/05	\$465,000	2070	0	8	1996	3	5000	N	N	4028 252ND AVE SE
006	390492	0040	8/1/06	\$539,950	2080	0	8	1987	3	10867	N	N	4273 244TH PL SE
006	390493	0960	8/1/05	\$449,800	2080	0	8	1988	3	4477	N	N	24216 SE 40TH PL
006	390506	0020	11/18/05	\$443,000	2080	0	8	1991	3	7424	N	N	25724 SE 40TH ST
006	390512	0050	7/13/05	\$416,000	2080	0	8	1996	3	5019	N	N	4054 249TH AVE SE
006	352900	0800	3/23/05	\$525,500	2090	1080	8	1988	3	7644	N	N	24424 SE 46TH ST
006	390503	0040	4/4/05	\$396,000	2090	0	8	1990	3	6370	N	N	25758 SE 39TH ST
006	390503	0140	1/24/06	\$475,000	2090	0	8	1990	3	6023	N	N	25737 SE 39TH ST
006	390503	0270	1/4/07	\$520,000	2090	0	8	1990	3	5664	N	N	25742 SE 40TH ST
006	390503	0300	1/18/07	\$537,500	2090	0	8	1991	3	7913	N	N	25739 SE 40TH ST
006	390503	0320	9/8/06	\$535,000	2090	0	8	1991	3	7926	N	N	25747 SE 40TH ST
006	807835	0030	3/30/07	\$540,000	2090	0	8	1988	3	7064	N	N	4055 238TH PL SE
006	352900	0220	6/26/07	\$548,000	2100	0	8	1989	3	8128	N	N	4617 247TH PL SE
006	390490	0200	6/25/07	\$543,000	2100	0	8	1985	3	9000	N	N	24020 SE 42ND ST
006	390492	0490	7/27/05	\$446,000	2100	0	8	1987	3	7019	N	N	4258 245TH AVE SE
006	390493	0990	10/24/05	\$449,950	2100	0	8	1987	3	4500	N	N	4015 243RD PL SE
006	390496	0390	4/26/05	\$439,000	2100	0	8	1989	3	7994	N	N	24117 SE 34TH PL
006	390503	0070	7/18/07	\$567,500	2100	0	8	1990	3	6508	N	N	25740 SE 39TH ST
006	390506	0010	6/11/07	\$556,476	2100	0	8	1991	3	6216	N	N	25730 SE 40TH ST
006	390506	0010	6/13/05	\$424,950	2100	0	8	1991	3	6216	N	N	25730 SE 40TH ST
006	390512	0900	6/18/07	\$575,000	2100	0	8	1996	3	5378	N	N	4016 252ND AVE SE

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	390508	1490	8/10/06	\$525,750	2110	0	8	1994	3	4409	N	N	25750 SE 41ST ST
006	390490	0110	8/8/07	\$552,228	2120	0	8	1987	3	13908	N	N	4209 239TH PL SE
006	390492	0530	5/3/07	\$569,900	2120	0	8	1987	3	9222	N	N	4234 245TH AVE SE
006	390494	0510	5/26/05	\$448,500	2120	0	8	1988	3	7680	N	N	3535 241ST PL SE
006	390504	0850	7/25/05	\$428,000	2120	0	8	1990	3	5166	N	N	4208 255TH PL SE
006	390508	0070	3/22/07	\$559,500	2120	0	8	1994	3	7451	N	N	4209 257TH PL SE
006	390512	0220	5/4/07	\$529,000	2120	0	8	1994	3	5582	N	N	4062 250TH AVE SE
006	390512	1030	11/17/05	\$498,000	2120	0	8	1996	3	5014	N	N	25103 SE 41ST DR
006	390492	0180	6/15/05	\$429,950	2130	0	8	1987	3	7440	N	N	24539 SE 44TH ST
006	390495	0120	5/23/07	\$560,000	2130	0	8	1988	3	7283	N	N	24601 SE 37TH ST
006	390499	0380	11/8/07	\$528,500	2130	0	8	1989	3	4484	N	N	3543 253RD CT SE
006	390504	0790	12/24/06	\$525,000	2130	0	8	1991	3	5080	N	N	4244 255TH PL SE
006	390508	0300	12/1/05	\$474,950	2130	0	8	1993	3	4668	N	N	4278 258TH AVE SE
006	390508	0360	5/25/06	\$503,000	2130	0	8	1993	3	4500	N	N	4254 258TH AVE SE
006	390508	1840	8/25/05	\$430,000	2130	0	8	1992	3	5681	N	N	4244 257TH PL SE
006	390512	0340	6/3/05	\$444,500	2130	0	8	1996	3	5904	N	N	25027 SE 40TH DR
006	390512	0890	6/27/07	\$575,000	2130	0	8	1995	3	5626	N	N	4012 252ND AVE SE
006	352900	0410	4/8/05	\$416,900	2140	0	8	1988	3	7600	N	N	24434 SE 46TH ST
006	390508	1860	9/11/06	\$589,950	2140	0	8	1992	3	5848	N	N	4228 257TH PL SE
006	390512	0290	7/13/05	\$427,950	2140	0	8	1995	3	5000	N	N	4020 250TH AVE SE
006	390512	0740	7/14/06	\$602,900	2140	0	8	1995	3	7066	N	N	24906 SE 40TH DR
006	390492	0310	7/24/06	\$525,000	2150	0	8	1988	3	7245	N	N	24509 SE 43RD PL
006	390492	1265	3/17/05	\$415,000	2150	0	8	1988	3	8243	N	N	24409 SE 46TH CT
006	390494	0050	10/11/05	\$453,000	2150	0	8	1988	3	13012	N	N	24519 SE 39TH PL
006	390495	0010	6/7/05	\$431,500	2150	0	8	1989	3	8571	N	N	24524 SE 37TH ST
006	390503	0470	8/15/06	\$550,000	2150	0	8	1992	3	6111	N	N	4008 258TH WAY SE
006	390504	0640	1/11/06	\$458,500	2150	0	8	1991	3	6345	N	N	25403 SE 42ND PL
006	390504	1020	9/13/05	\$454,000	2150	0	8	1990	3	6329	N	N	25419 SE 42ND ST
006	390508	0930	5/4/07	\$584,000	2150	0	8	1993	3	7170	N	N	25810 SE 41ST PL
006	390512	0960	5/18/07	\$538,000	2150	0	8	1995	3	5145	N	N	4040 252ND AVE SE
006	807838	0020	5/1/06	\$548,000	2150	0	8	1988	3	7026	N	N	23965 SE 41ST PL

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	390491	0700	3/22/07	\$595,000	2160	0	8	1987	3	7778	N	N	24356 SE 43RD PL
006	390494	0410	6/20/06	\$531,000	2160	0	8	1988	3	6000	N	N	3524 243RD AVE SE
006	390508	0320	9/1/05	\$489,950	2160	0	8	1993	3	4668	N	N	4270 258TH AVE SE
006	390490	0930	9/28/05	\$450,000	2170	0	8	1987	3	7200	N	N	23913 SE 42ND PL
006	390499	0800	7/14/06	\$525,000	2170	0	8	1991	3	5747	N	N	25335 SE 36TH CT
006	390508	1820	2/27/07	\$560,000	2170	0	8	1992	3	5849	N	N	4252 257TH PL SE
006	390508	0570	7/13/06	\$510,000	2180	0	8	1994	3	5581	N	N	25855 SE 42ND WAY
006	390512	0830	7/2/07	\$549,000	2180	0	8	1994	3	5496	N	N	25032 SE 40TH DR
006	222406	9071	9/22/05	\$560,000	2190	0	8	1987	3	30897	N	N	4914 242ND AVE SE
006	352900	0170	10/18/05	\$445,000	2190	0	8	1989	3	8306	N	N	4630 247TH PL SE
006	390490	1000	3/21/05	\$419,000	2190	0	8	1986	3	9527	N	N	4354 239TH PL SE
006	390504	0920	7/5/05	\$454,000	2190	0	8	1991	3	5459	N	N	25450 SE 42ND PL
006	390508	0920	8/14/07	\$600,000	2190	0	8	1993	3	7685	N	N	25816 SE 41ST PL
006	390512	0250	2/15/06	\$516,500	2190	0	8	1994	3	5666	N	N	4046 250TH AVE SE
006	390491	0550	7/5/07	\$545,000	2200	0	8	1987	3	8226	N	N	4347 243RD AVE SE
006	390492	0400	8/24/06	\$565,000	2200	0	8	1987	3	9136	N	N	24532 SE 43RD PL
006	390497	0080	8/25/05	\$440,000	2200	0	8	1989	3	5318	N	N	3745 248TH AVE SE
006	390497	0130	12/18/06	\$538,000	2200	0	8	1989	3	4482	N	N	24805 SE 38TH ST
006	390497	0310	10/19/05	\$444,950	2200	0	8	1989	3	4880	N	N	24816 SE 37TH PL
006	390497	0350	12/1/05	\$448,000	2200	0	8	1989	3	5624	N	N	24809 SE 37TH PL
006	390497	0360	10/15/07	\$452,000	2200	0	8	1989	3	5287	N	N	24815 SE 37TH PL
006	390499	0410	8/10/05	\$461,000	2200	0	8	1989	3	6018	N	N	3557 253RD CT SE
006	222406	9139	7/19/07	\$560,000	2210	0	8	1988	3	12712	N	N	4826 242ND AVE SE
006	222406	9139	9/23/05	\$650,000	2210	0	8	1988	3	12712	N	N	4826 242ND AVE SE
006	390499	0360	12/6/05	\$435,000	2210	0	8	1989	3	4703	N	N	3535 253RD CT SE
006	390499	0620	9/21/05	\$451,000	2210	0	8	1989	3	5635	N	N	3541 254TH AVE SE
006	390508	1000	7/22/05	\$459,000	2210	0	8	1994	3	6305	N	N	25730 SE 41ST PL
006	390512	0700	4/14/06	\$576,000	2210	0	8	1996	3	6442	N	N	4027 249TH AVE SE
006	807838	0160	3/20/06	\$499,000	2210	0	8	1988	3	8125	N	N	4032 240TH PL SE
006	807838	0210	5/11/07	\$580,000	2210	0	8	1988	3	7106	N	N	4037 240TH PL SE
006	390497	0070	3/27/07	\$547,500	2220	0	8	1989	3	5011	N	N	3739 248TH AVE SE

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	390497	0290	6/19/07	\$540,000	2220	0	8	1989	3	4659	N	N	24828 SE 37TH PL
006	390504	0870	8/10/05	\$456,000	2220	0	8	1990	3	6924	N	N	4221 255TH PL SE
006	390504	0930	4/7/05	\$429,900	2220	0	8	1992	3	5488	N	N	25444 SE 42ND PL
006	390505	0330	6/3/05	\$435,000	2220	0	8	1990	3	7725	N	N	3505 252ND PL SE
006	390505	0530	9/8/06	\$529,900	2220	0	8	1990	3	6556	N	N	3643 252ND PL SE
006	390505	0530	1/26/05	\$383,500	2220	0	8	1990	3	6556	N	N	3643 252ND PL SE
006	390508	1610	1/30/07	\$569,950	2220	0	8	1993	3	7422	N	N	4207 258TH AVE SE
006	390508	1740	6/5/06	\$550,000	2220	0	8	1992	3	4500	N	N	4253 258TH AVE SE
006	390512	0590	8/22/05	\$463,950	2220	0	8	1994	3	5272	N	N	25108 SE 41ST DR
006	390512	0620	3/23/06	\$520,950	2220	0	8	1994	3	5302	N	N	25018 SE 41ST DR
006	390512	0690	8/10/06	\$599,950	2220	0	8	1996	3	5835	N	N	4033 249TH AVE SE
006	390490	0970	9/13/06	\$545,950	2230	0	8	1986	3	9525	N	N	4336 239TH PL SE
006	390504	1090	5/4/05	\$417,000	2230	0	8	1990	3	6149	N	N	25447 SE 42ND ST
006	807838	0290	7/6/07	\$625,001	2240	0	8	1988	3	7514	N	N	4071 240TH PL SE
006	352900	0150	3/19/07	\$562,000	2250	0	8	1989	3	6929	N	N	4618 247TH PL SE
006	390490	1130	6/2/05	\$469,000	2250	0	8	1985	3	8184	N	N	4365 239TH PL SE
006	390508	0710	8/22/05	\$463,000	2250	0	8	1994	3	5596	N	N	25864 SE 42ND WAY
006	807838	0180	1/8/07	\$559,000	2250	0	8	1990	3	7231	N	N	23964 SE 40TH PL
006	807838	0260	4/21/05	\$469,000	2250	0	8	1988	3	7806	N	N	4059 240TH PL SE
006	807838	0320	12/5/07	\$550,000	2250	0	8	1988	3	7201	N	N	23970 SE 41ST PL
006	390490	1260	5/24/06	\$535,000	2260	0	8	1987	3	8674	N	N	4305 239TH PL SE
006	390512	1000	11/17/05	\$503,000	2260	0	8	1996	3	5021	N	N	25121 SE 41ST DR
006	390512	1040	2/10/06	\$520,500	2260	0	8	1995	3	5028	N	N	25031 SE 41ST DR
006	390512	0310	6/21/07	\$530,000	2270	0	8	1995	3	5570	N	N	4010 250TH AVE SE
006	390512	0310	11/2/05	\$499,950	2270	0	8	1995	3	5570	N	N	4010 250TH AVE SE
006	390512	0310	2/3/05	\$448,800	2270	0	8	1995	3	5570	N	N	4010 250TH AVE SE
006	807835	0260	7/2/07	\$590,000	2270	0	8	1989	3	7140	N	N	4116 239TH PL SE
006	807835	0260	6/8/05	\$450,000	2270	0	8	1989	3	7140	N	N	4116 239TH PL SE
006	390503	0630	7/12/05	\$475,000	2280	0	8	1990	3	7556	N	N	4037 259TH AVE SE
006	390508	0150	7/24/06	\$574,950	2280	0	8	1994	3	4515	N	N	4247 257TH PL SE
006	390507	0030	10/17/05	\$530,000	2290	0	8	1992	3	7482	N	N	25970 SE 39TH PL

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	807835	0350	8/1/06	\$584,000	2290	0	8	1989	3	7297	N	N	23952 SE 40TH PL
006	390490	2220	1/5/07	\$527,000	2300	0	8	1986	3	7837	N	N	24114 SE 44TH CT
006	390503	0700	3/11/05	\$450,000	2320	0	8	1992	3	8398	N	N	25920 SE 40TH CT
006	390490	1230	9/2/05	\$500,500	2330	0	8	1987	3	10168	N	N	4321 239TH PL SE
006	390503	0830	3/5/07	\$599,950	2340	0	8	1990	3	7396	N	N	25942 SE 39TH PL
006	390508	1360	8/19/05	\$479,000	2340	0	8	1993	3	6021	N	N	25636 SE 41ST ST
006	390512	0010	6/7/06	\$565,000	2340	0	8	1996	3	5953	N	N	24904 SE 41ST DR
006	390512	0110	8/10/05	\$493,000	2340	0	8	1996	3	5256	N	N	24905 SE 40TH DR
006	390512	1110	4/19/05	\$463,000	2340	0	8	1996	3	5165	N	N	24913 SE 41ST DR
006	390490	2310	6/8/06	\$570,000	2350	0	8	1985	3	9402	N	N	24135 SE 44TH CT
006	390494	0300	10/20/05	\$493,000	2360	0	8	1988	3	6935	N	N	24507 SE 37TH ST
006	390492	0220	11/16/06	\$575,000	2370	0	8	1988	3	6887	N	N	24528 SE 44TH ST
006	807835	0340	6/27/05	\$450,000	2380	0	8	1988	3	7150	N	N	23958 SE 40TH PL
006	390490	2270	8/9/06	\$559,950	2390	0	8	1985	3	6900	N	N	24117 SE 44TH CT
006	390503	0720	3/28/06	\$570,000	2400	0	8	1992	3	7052	N	N	3944 259TH AVE SE
006	390499	0120	8/17/06	\$594,000	2410	0	8	1990	3	5629	N	N	3600 254TH AVE SE
006	807838	0040	10/31/07	\$535,250	2410	0	8	1988	3	7813	N	N	23975 SE 41ST PL
006	807838	0040	10/31/05	\$525,000	2410	0	8	1988	3	7813	N	N	23975 SE 41ST PL
006	390496	0590	12/21/06	\$629,000	2420	0	8	1989	3	9209	N	N	24203 SE 35TH PL
006	390492	0060	10/18/05	\$630,452	2440	1670	8	1989	3	7835	N	N	4309 245TH AVE SE
006	390508	0580	7/24/07	\$585,000	2440	0	8	1994	3	6143	N	N	25861 SE 42ND WAY
006	390490	0080	8/17/05	\$470,000	2450	0	8	1985	3	12345	N	N	4227 239TH PL SE
006	390503	0800	5/2/05	\$530,000	2450	0	8	1993	3	10069	N	N	25959 SE 39TH PL
006	390490	2090	7/31/06	\$588,750	2460	0	8	1986	3	8441	N	N	24263 SE 44TH PL
006	390490	1270	5/1/06	\$559,950	2480	0	8	1988	3	11968	N	N	4309 239TH PL SE
006	390512	0530	6/12/05	\$479,950	2480	0	8	1996	3	6639	N	N	4023 252ND AVE SE
006	390507	0010	11/26/07	\$635,000	2500	0	8	1992	3	7876	N	N	25962 SE 39TH PL
006	390496	0280	10/2/07	\$615,000	2510	0	8	1989	3	7843	N	N	24411 SE 34TH PL
006	390496	0280	4/9/05	\$450,000	2510	0	8	1989	3	7843	N	N	24411 SE 34TH PL
006	390499	0230	5/10/07	\$582,500	2510	0	8	1989	3	5621	N	N	25308 SE 35TH ST
006	390492	0320	9/9/05	\$500,000	2540	0	8	1988	3	7723	N	N	24513 SE 43RD PL

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	390495	0030	4/10/07	\$624,950	2540	0	8	1988	3	8118	N	N	24536 SE 37TH ST
006	390495	0070	8/22/07	\$625,000	2540	0	8	1988	3	11301	N	N	3630 246TH AVE SE
006	390495	0100	7/26/05	\$474,500	2540	0	8	1988	3	5765	N	N	3642 246TH AVE SE
006	390495	0350	4/3/06	\$556,900	2540	0	8	1988	3	8172	N	N	24525 SE 37TH ST
006	390490	2140	3/19/07	\$570,000	2580	0	8	1987	3	8213	N	N	24224 SE 45TH ST
006	807835	0370	12/6/06	\$630,000	2580	0	8	1989	4	7922	N	N	4026 239TH PL SE
006	807838	0280	7/19/06	\$582,000	2590	0	8	1988	3	8404	N	N	4067 240TH PL SE
006	390503	0810	6/8/05	\$530,000	2610	0	8	1991	3	7246	N	N	25954 SE 39TH PL
006	807838	0270	11/18/05	\$515,000	2620	0	8	1988	3	8091	N	N	4063 240TH PL SE
006	807838	0080	4/3/07	\$639,950	2640	0	8	1988	3	7200	N	N	4076 240TH PL SE
006	390496	1000	3/27/06	\$590,000	2680	0	8	1989	3	7920	N	N	24658 SE 36TH CT
006	390494	0060	10/24/05	\$491,000	2720	0	8	1988	3	7479	N	N	24523 SE 39TH PL
006	390496	0970	6/24/05	\$539,900	2730	0	8	1989	3	8056	N	N	24642 SE 36TH CT
006	390494	0330	7/27/06	\$625,000	2750	0	8	1988	3	10342	N	N	24518 SE 37TH ST
006	807838	0200	8/21/06	\$600,000	2760	0	8	1990	3	7041	N	N	4033 240TH PL SE
006	390490	1180	12/5/05	\$569,950	2810	0	8	1986	3	10362	N	N	4341 239TH PL SE
006	390494	0130	7/5/05	\$507,000	2930	0	8	1988	3	9986	N	N	24539 SE 39TH PL
006	807838	0010	12/6/05	\$581,000	3010	0	8	1988	3	7023	N	N	23959 SE 41ST PL
006	390490	1220	6/20/06	\$650,000	3030	0	8	1986	3	9756	N	N	4325 239TH PL SE
006	807838	0120	1/5/07	\$635,000	3060	0	8	1988	3	7332	N	N	4052 240TH PL SE
006	390496	1040	5/22/07	\$700,000	3110	0	8	1989	3	14830	N	N	24675 SE 36TH CT
006	807836	0120	12/28/06	\$518,000	1290	1090	9	1990	3	7568	N	N	23818 SE 41ST ST
006	280600	0620	11/13/07	\$613,800	1420	1090	9	1990	3	14342	N	N	3631 241ST AVE SE
006	031840	0230	6/19/07	\$650,000	1800	730	9	1992	3	7840	N	N	4654 244TH PL SE
006	807836	0180	7/14/05	\$434,525	1930	0	9	1989	3	8764	N	N	23817 SE 41ST ST
006	807910	0280	10/22/05	\$442,000	1990	0	9	1989	3	9361	N	N	24717 SE 45TH PL
006	807910	0180	7/30/07	\$587,000	2000	0	9	1988	3	7799	N	N	4454 246TH AVE SE
006	807910	0180	4/16/05	\$418,000	2000	0	9	1988	3	7799	N	N	4454 246TH AVE SE
006	807910	0050	3/7/07	\$545,000	2030	0	9	1989	3	7924	N	N	24614 SE 44TH CT
006	031840	0170	7/12/06	\$550,000	2040	0	9	1993	3	6522	N	N	24444 SE 47TH CT
006	807910	0830	7/14/05	\$450,000	2100	0	9	1988	3	8216	N	N	24544 SE 45TH ST

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	807910	0230	6/13/06	\$515,000	2150	0	9	1988	3	9243	N	N	24712 SE 45TH PL
006	807836	0010	4/11/05	\$424,950	2170	0	9	1989	3	7591	N	N	23938 SE 41ST ST
006	327693	0240	12/5/06	\$631,500	2190	270	9	1988	3	35223	N	N	2621 261ST AVE SE
006	327693	0240	5/25/06	\$520,917	2190	270	9	1988	3	35223	N	N	2621 261ST AVE SE
006	327693	0240	4/29/05	\$548,450	2190	270	9	1988	3	35223	N	N	2621 261ST AVE SE
006	807910	0090	11/27/07	\$530,000	2190	0	9	1989	3	10493	N	N	24636 SE 44TH CT
006	807836	0160	11/9/05	\$489,500	2210	0	9	1990	3	7575	N	N	23807 SE 41ST ST
006	807910	0780	11/30/07	\$600,000	2210	0	9	1988	3	9904	N	N	4454 245TH PL SE
006	327693	0250	4/13/07	\$650,000	2220	0	9	1987	3	38051	N	N	2635 261ST AVE SE
006	807839	0160	5/8/06	\$559,000	2230	0	9	1989	3	8288	N	N	24014 SE 39TH CT
006	031840	0150	5/22/06	\$600,000	2240	0	9	1992	3	8115	N	N	24445 SE 47TH CT
006	807910	0700	7/19/07	\$649,888	2240	0	9	1989	3	7350	N	N	4444 244TH PL SE
006	807910	0700	6/10/05	\$480,000	2240	0	9	1989	3	7350	N	N	4444 244TH PL SE
006	807839	0140	11/18/05	\$520,500	2270	0	9	1989	3	7545	N	N	24017 SE 39TH CT
006	807910	0380	3/16/06	\$575,000	2270	0	9	1989	3	7000	N	N	24505 SE 45TH ST
006	390493	1010	5/18/07	\$563,000	2280	0	9	1987	3	8440	N	N	24336 SE 40TH PL
006	807836	0090	6/8/06	\$570,000	2280	0	9	1990	3	7451	N	N	23830 SE 41ST ST
006	807910	0240	11/5/07	\$600,000	2300	0	9	1988	3	8743	N	N	24718 SE 45TH PL
006	807910	0490	4/25/07	\$555,000	2310	0	9	1989	3	9216	N	N	24405 SE 44TH CT
006	390492	0610	9/30/05	\$536,000	2330	0	9	1987	3	8637	N	N	24435 SE 42ND PL
006	807836	0030	8/29/05	\$459,500	2330	0	9	1990	3	6457	N	N	23924 SE 41ST ST
006	807836	0140	10/9/06	\$522,500	2350	0	9	1990	3	7898	N	N	23804 SE 41ST ST
006	280600	0010	5/4/05	\$469,950	2380	0	9	1990	3	9295	N	N	3705 240TH PL SE
006	390492	0850	4/21/05	\$460,000	2380	0	9	1987	3	10305	N	N	24605 SE 44TH ST
006	807836	0070	10/18/05	\$510,000	2380	0	9	1990	3	6551	N	N	23842 SE 41ST ST
006	390492	1220	7/17/06	\$668,100	2390	710	9	1989	3	8844	N	N	24436 SE 42ND PL
006	062941	0040	6/7/07	\$660,000	2390	0	9	2004	3	6004	N	N	26013 SE 23RD PL
006	062941	0040	3/16/05	\$530,000	2390	0	9	2004	3	6004	N	N	26013 SE 23RD PL
006	062941	0070	8/29/05	\$590,000	2390	0	9	2004	3	5775	N	N	26025 SE 23RD PL
006	390501	0120	8/3/07	\$605,000	2400	0	9	1990	3	9818	N	N	25944 SE 37TH WAY
006	869139	0790	1/25/05	\$523,000	2410	0	9	2004	3	5265	N	N	815 273RD PL SE

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	869141	0010	5/26/05	\$618,000	2410	0	9	2004	3	5628	N	N	1101 270TH PL SE
006	869141	0430	11/15/05	\$629,950	2410	0	9	2005	3	4892	N	N	1329 270TH WAY SE
006	869141	0540	3/31/06	\$685,950	2410	0	9	2005	3	6133	N	N	1325 271ST PL SE
006	869141	0650	10/20/06	\$699,950	2410	0	9	2006	3	7202	N	N	27110 SE 13TH ST
006	390490	2530	11/9/07	\$528,950	2430	0	9	1987	3	17548	N	N	24109 SE 45TH PL
006	390509	0180	7/20/05	\$533,000	2430	0	9	1993	3	7439	N	N	4020 262ND PL SE
006	869139	0740	11/18/05	\$584,990	2430	0	9	2003	3	6075	N	N	27310 SE 8TH PL
006	031840	0140	4/10/06	\$627,000	2460	0	9	1993	3	8789	N	N	24439 SE 47TH CT
006	807910	0880	8/2/05	\$510,000	2490	0	9	1990	3	7960	N	N	24459 SE 44TH PL
006	114990	0040	4/19/07	\$659,950	2500	0	9	1991	3	7875	N	N	24309 SE 46TH WAY
006	390492	0690	5/24/05	\$519,950	2500	0	9	1987	3	9810	N	N	24540 SE 42ND CT
006	390501	0180	6/27/06	\$605,000	2500	0	9	1990	3	9299	N	N	25933 SE 37TH WAY
006	031840	0260	5/31/05	\$549,500	2510	0	9	1991	3	8183	N	N	24437 SE 46TH PL
006	031840	0210	7/14/05	\$525,000	2530	0	9	1992	3	8775	N	N	4662 244TH PL SE
006	031840	0280	4/24/06	\$620,000	2530	0	9	1992	3	7797	N	N	24432 SE 46TH PL
006	390492	0920	5/10/05	\$620,000	2530	700	9	1989	3	16325	N	N	24639 SE 44TH ST
006	869141	0420	8/18/05	\$635,950	2540	0	9	2005	3	5851	N	N	1323 270TH WAY SE
006	869141	0560	3/28/07	\$744,000	2540	0	9	2006	3	5489	N	N	1409 271ST PL SE
006	869141	0620	7/19/06	\$717,000	2540	0	9	2006	3	6988	N	N	1308 271ST PL SE
006	390509	0230	6/29/06	\$619,900	2550	0	9	1992	3	10623	N	N	4040 262ND PL SE
006	390509	0390	3/29/06	\$643,000	2550	0	9	1993	3	7688	N	N	4042 262ND AVE SE
006	807836	0250	2/22/05	\$489,900	2560	0	9	1990	3	6812	N	N	4112 238TH CT SE
006	114990	0010	4/18/06	\$630,000	2580	0	9	1991	3	9011	N	N	24201 SE 46TH WAY
006	327692	0600	7/25/05	\$540,000	2580	0	9	1989	3	28250	N	N	3106 262ND AVE SE
006	280600	0650	11/28/05	\$552,650	2610	1470	9	1990	3	7605	N	N	24024 SE 37TH PL
006	327692	0530	10/1/06	\$700,000	2610	0	9	1987	3	36454	N	N	26001 SE 30TH ST
006	390509	0100	5/18/05	\$495,000	2610	0	9	1992	3	7918	N	N	3980 262ND AVE SE
006	390509	0320	8/1/07	\$659,950	2610	0	9	1992	3	7840	N	N	4009 262ND PL SE
006	869131	0390	2/14/05	\$589,950	2640	0	9	1998	3	10240	N	N	2014 264TH PL SE
006	869140	0160	2/22/07	\$700,000	2640	0	9	2004	3	8782	N	N	27215 SE 12TH PL
006	390490	2470	6/6/05	\$550,000	2650	0	9	1989	3	14999	N	N	4559 242ND AVE SE

**Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	390500	0280	9/18/06	\$605,670	2650	0	9	1989	3	9466	N	N	3857 260TH AVE SE
006	390500	0490	4/12/05	\$509,900	2650	0	9	1989	3	8789	N	N	26040 SE 39TH WAY
006	869137	0430	6/18/07	\$725,000	2660	0	9	2002	3	7330	Y	N	1022 271ST AVE SE
006	869137	0430	8/26/05	\$637,000	2660	0	9	2002	3	7330	Y	N	1022 271ST AVE SE
006	390490	2510	1/25/06	\$590,000	2670	0	9	1989	3	13463	N	N	24121 SE 45TH PL
006	390492	1090	11/4/05	\$525,000	2670	0	9	1988	3	9219	N	N	4260 246TH PL SE
006	869137	0300	7/26/05	\$572,000	2670	0	9	2002	3	7066	N	N	27045 SE 9TH WAY
006	869137	0300	6/25/05	\$572,000	2670	0	9	2002	3	7066	N	N	27045 SE 9TH WAY
006	869139	1040	3/30/05	\$565,000	2670	0	9	2002	3	5929	N	N	1011 272ND PL SE
006	869139	1060	6/7/07	\$735,000	2670	0	9	2002	3	5825	N	N	1019 272ND PL SE
006	869139	1100	1/22/07	\$680,000	2670	0	9	2002	3	6178	N	N	1032 272ND PL SE
006	869139	1100	4/25/05	\$580,000	2670	0	9	2002	3	6178	N	N	1032 272ND PL SE
006	869139	1150	6/19/06	\$715,000	2670	0	9	2002	3	5726	N	N	1012 272ND PL SE
006	869139	1170	3/8/07	\$750,000	2670	0	9	2002	3	6701	N	N	1004 272ND PL SE
006	869139	1170	12/2/05	\$699,950	2670	0	9	2002	3	6701	N	N	1004 272ND PL SE
006	280600	0150	5/18/05	\$532,900	2700	0	9	1990	3	9425	N	N	3719 241ST CT SE
006	390501	0100	10/3/05	\$540,000	2700	0	9	1990	3	9122	N	N	25952 SE 37TH WAY
006	869139	1300	5/23/07	\$727,500	2700	0	9	2002	3	7064	N	N	925 SE 274TH WAY
006	031840	0010	1/16/07	\$620,000	2710	0	9	1992	3	6999	N	N	4625 244TH PL SE
006	062941	0080	3/23/05	\$602,000	2710	0	9	2004	3	5775	N	N	26029 SE 23RD PL
006	869141	0120	2/8/05	\$518,990	2710	0	9	2004	3	6136	N	N	1301 269TH CT SE
006	869141	0140	7/22/05	\$548,990	2710	0	9	2005	3	6236	N	N	1320 269TH CT SE
006	869141	0270	5/5/05	\$553,000	2710	0	9	2004	3	6476	N	N	1327 270TH LN SE
006	869141	0300	2/16/05	\$557,990	2710	0	9	2004	3	7657	N	N	1410 270TH LN SE
006	869141	0330	6/13/05	\$558,990	2710	0	9	2005	3	6005	N	N	1334 270TH LN SE
006	869141	0760	5/19/05	\$579,990	2710	0	9	2004	3	5096	N	N	1226 270TH PL SE
006	062942	0090	4/25/05	\$539,990	2720	0	9	2004	3	6123	N	N	2110 263RD LN SE
006	062942	0140	5/19/05	\$560,990	2720	0	9	2005	3	7118	N	N	2014 263RD LN SE
006	062942	0180	2/23/05	\$560,990	2720	0	9	2005	3	10897	N	N	2001 263RD LN SE
006	062942	0210	3/22/05	\$582,990	2720	0	9	2005	3	6042	N	N	2021 263RD LN SE
006	062942	0270	6/8/06	\$680,000	2720	0	9	2005	3	5534	N	N	26309 SE 21ST PL

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	062942	0270	5/26/05	\$582,990	2720	0	9	2005	3	5534	N	N	26309 SE 21ST PL
006	062942	0310	5/25/05	\$570,990	2720	0	9	2004	3	6067	N	N	26325 SE 21ST PL
006	390501	0150	10/16/06	\$635,000	2740	0	9	1990	3	10228	N	N	25919 SE 37TH WAY
006	869139	1160	12/7/05	\$590,000	2760	0	9	2002	3	5796	N	N	1008 272ND PL SE
006	807839	0150	1/11/07	\$610,000	2770	0	9	1989	3	10274	N	N	24018 SE 39TH CT
006	807839	0270	7/11/07	\$640,000	2770	0	9	1989	3	8274	N	N	23957 SE 40TH CT
006	869139	0270	2/12/07	\$705,000	2770	0	9	2002	3	5542	N	N	1008 274TH PL SE
006	869139	0750	8/7/06	\$730,000	2770	0	9	2004	3	5630	N	N	27306 SE 8TH PL
006	114990	0050	4/20/05	\$554,000	2780	0	9	1992	3	7985	N	N	24315 SE 46TH WAY
006	390509	0310	12/2/06	\$689,950	2780	0	9	1992	3	7081	N	N	4015 262ND PL SE
006	390500	0230	9/26/07	\$675,000	2790	0	9	1989	3	8310	N	N	3827 260TH AVE SE
006	390492	0760	7/31/06	\$605,950	2800	0	9	1987	3	8493	N	N	24547 SE 42ND CT
006	869131	0450	7/19/06	\$694,950	2800	0	9	1998	3	9600	N	N	2011 264TH PL SE
006	869137	0400	5/16/06	\$685,000	2810	0	9	2002	3	7302	N	N	1118 271ST AVE SE
006	869139	0920	2/18/05	\$538,000	2810	0	9	2003	3	6225	N	N	824 272ND PL SE
006	009802	0100	3/17/05	\$675,000	2810	0	9	2004	3	11200	N	N	27646 SE 28TH PL
006	869141	0030	5/1/06	\$764,950	2810	0	9	2004	3	6127	N	N	1113 270TH PL SE
006	869137	0360	2/1/06	\$646,000	2820	0	9	2002	3	6645	N	N	1111 271ST AVE SE
006	869137	0510	1/19/06	\$640,000	2820	0	9	2001	3	6407	N	N	27022 SE 9TH WAY
006	869137	0540	4/6/06	\$670,950	2820	0	9	2001	3	6800	N	N	27004 SE 9TH WAY
006	869139	0110	1/11/05	\$579,950	2820	0	9	2003	3	7912	N	N	812 275TH PL SE
006	390492	1000	2/13/07	\$605,000	2840	0	9	1987	3	9905	N	N	24632 SE 44TH ST
006	390500	0070	5/9/07	\$679,000	2840	0	9	1989	3	9316	N	N	26124 SE 39TH WAY
006	869141	0390	7/25/06	\$724,265	2840	0	9	2005	3	6024	N	N	1305 270TH WAY SE
006	869141	0480	10/25/05	\$698,730	2840	0	9	2005	3	6802	N	N	1318 270TH WAY SE
006	869141	0710	5/23/05	\$679,950	2840	0	9	2005	3	5600	N	N	27018 SE 13TH ST
006	327693	0370	6/11/07	\$769,250	2850	0	9	1987	3	37522	N	N	26007 SE 27TH ST
006	390500	0470	8/4/06	\$640,000	2850	0	9	1989	3	8569	N	N	26057 SE 38TH ST
006	869139	0680	6/26/07	\$760,000	2850	0	9	2004	3	5250	N	N	27410 SE 8TH PL
006	062941	0210	4/18/07	\$720,000	2850	0	9	2004	3	6444	N	N	26007 SE 22ND PL
006	114960	0040	10/11/06	\$663,950	2860	0	9	1990	3	8088	N	N	24223 SE 47TH ST

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	390500	0360	11/1/05	\$552,000	2860	0	9	1989	3	9808	N	N	26018 SE 38TH CT
006	869139	0480	3/12/07	\$678,000	2870	0	9	2002	3	5000	N	N	1010 274TH PL SE
006	114990	0180	8/10/07	\$710,000	2880	0	9	1992	3	8033	N	N	4646 243RD CT SE
006	390509	0090	9/9/05	\$580,000	2880	0	9	1992	3	6757	N	N	3972 262ND AVE SE
006	114960	0060	2/15/07	\$710,000	2890	0	9	1991	3	13780	N	N	24311 SE 47TH ST
006	114990	0030	3/29/05	\$510,000	2890	0	9	1991	3	7876	N	N	24213 SE 46TH WAY
006	390500	0630	10/5/06	\$645,000	2890	0	9	1990	3	8492	N	N	26138 SE 39TH CT
006	869139	0950	6/7/06	\$724,950	2890	0	9	2002	3	6160	N	N	815 272ND PL SE
006	869139	0660	11/7/05	\$690,000	2910	0	9	2004	3	5250	N	N	27418 SE 8TH PL
006	869141	0020	5/13/05	\$668,950	2910	0	9	2004	3	5587	N	N	1107 270TH PL SE
006	869141	0460	3/6/06	\$718,950	2910	0	9	2005	3	7698	N	N	1404 270TH WAY SE
006	869141	0600	5/18/06	\$719,950	2910	0	9	2005	3	5833	N	N	1320 271ST PL SE
006	869141	0630	10/10/06	\$767,355	2910	0	9	2006	3	7582	N	N	27118 SE 13TH ST
006	390500	0240	6/23/06	\$659,950	2920	0	9	1989	3	8988	N	N	3833 260TH AVE SE
006	390500	0290	12/8/06	\$605,000	2930	0	9	1989	3	8941	N	N	3856 260TH AVE SE
006	390500	0290	8/29/05	\$540,000	2930	0	9	1989	3	8941	N	N	3856 260TH AVE SE
006	114990	0320	7/21/06	\$680,000	2940	0	9	1991	3	9833	N	N	4656 242ND AVE SE
006	031840	0050	7/11/05	\$520,000	2950	0	9	1991	3	6999	N	N	4649 244TH PL SE
006	869137	0380	1/19/05	\$555,000	2960	0	9	2002	3	10156	N	N	1123 271ST AVE SE
006	869137	0440	5/12/06	\$729,000	2960	0	9	2002	3	8590	Y	N	1010 271ST AVE SE
006	390509	0250	10/4/06	\$703,000	2970	0	9	1992	3	9047	N	N	26215 SE 40TH PL
006	869139	0350	10/4/07	\$735,000	2970	0	9	2002	3	7387	N	N	824 274TH PL SE
006	869139	0510	8/7/06	\$735,000	2980	0	9	2002	3	5000	N	N	920 274TH PL SE
006	869139	0580	4/20/06	\$720,000	2980	0	9	2004	3	5250	N	N	27321 SE 8TH PL
006	869141	0050	6/20/05	\$695,000	2980	0	9	2004	3	8570	N	N	1125 270TH PL SE
006	869141	0530	6/1/06	\$757,000	2980	0	9	2005	3	5497	N	N	1319 271ST PL SE
006	869141	0590	6/7/06	\$746,000	2980	0	9	2006	3	6076	N	N	1406 271ST PL SE
006	869141	0690	3/10/06	\$745,000	2980	0	9	2005	3	5585	N	N	27026 SE 13TH ST
006	390492	0820	11/10/06	\$679,950	2990	0	9	1987	3	8249	N	N	4321 246TH PL SE
006	869141	0550	2/7/06	\$623,950	2990	0	9	2005	3	7978	N	N	1405 274TH PL SE
006	869139	0300	8/6/07	\$737,500	3000	0	9	2003	3	5250	N	N	918 274TH PL SE

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	869141	0410	4/1/06	\$737,500	3007	0	9	2005	3	5706	N	N	1317 270TH WAY SE
006	869141	0410	7/26/05	\$712,446	3007	0	9	2005	3	5706	N	N	1317 270TH WAY SE
006	869139	1430	10/9/06	\$705,000	3010	0	9	2004	3	7263	N	N	27325 SE 10TH CT
006	869141	0060	8/11/05	\$677,000	3020	0	9	2004	3	7465	N	N	1201 269TH CT SE
006	869141	0220	9/19/05	\$552,990	3020	0	9	2005	3	5627	N	N	1233 270TH PL SE
006	869141	0450	5/9/06	\$759,000	3020	0	9	2005	3	11209	N	N	1403 270TH WAY SE
006	869141	0500	5/9/05	\$665,000	3020	0	9	2004	3	7532	N	N	1306 270TH WAY SE
006	869141	0510	11/11/05	\$687,500	3020	0	9	2005	3	7320	N	N	1307 271ST PL SE
006	869141	0580	8/7/07	\$755,000	3020	0	9	2006	3	8201	N	N	1410 271ST PL SE
006	869141	0580	6/16/06	\$745,000	3020	0	9	2006	3	8201	N	N	1410 271ST PL SE
006	869141	0660	8/22/06	\$755,000	3020	0	9	2006	3	6096	N	N	27106 SE 13TH ST
006	390500	0190	7/12/05	\$559,000	3030	0	9	1989	3	9227	N	N	3803 260TH AVE SE
006	869140	0650	7/25/06	\$732,500	3040	0	9	2004	3	6438	N	N	1120 274TH PL SE
006	869139	0140	7/7/06	\$732,000	3070	0	9	2003	3	8304	N	N	801 275TH PL SE
006	062942	0080	4/6/05	\$586,108	3070	0	9	2005	3	5936	N	N	26318 SE 21ST PL
006	062942	0250	4/22/05	\$599,900	3070	0	9	2005	3	8599	N	N	26301 SE 21ST PL
006	062942	0290	6/10/05	\$614,990	3070	0	9	2005	3	5000	N	N	26317 SE 21ST PL
006	390496	0990	6/21/06	\$650,000	3080	940	9	1989	3	7920	N	N	24652 SE 36TH CT
006	869139	0430	3/9/06	\$700,000	3080	0	9	2002	3	5000	N	N	919 274TH PL SE
006	869139	0570	10/17/07	\$755,000	3080	0	9	2003	3	5250	N	N	27317 SE 8TH PL
006	062942	0160	4/20/05	\$572,990	3080	0	9	2005	3	6805	N	N	2006 263RD LN SE
006	062942	0200	7/5/05	\$600,000	3080	0	9	2005	3	5514	N	N	2017 263RD LN SE
006	869141	0380	6/17/05	\$583,990	3080	0	9	2005	3	6217	N	N	1302 270TH LN SE
006	869141	0470	9/26/07	\$765,000	3080	0	9	2005	3	6139	N	N	1324 270TH WAY SE
006	869141	0470	11/7/05	\$713,245	3080	0	9	2005	3	6139	N	N	1324 270TH WAY SE
006	869141	0610	8/18/06	\$726,125	3080	0	9	2006	3	6558	N	N	1314 271ST PL SE
006	869141	0640	9/8/06	\$790,936	3080	0	9	2006	3	7173	N	N	27114 SE 13TH ST
006	869141	0720	8/3/05	\$699,950	3080	0	9	2005	3	5600	N	N	27014 SE 13TH ST
006	869131	0810	4/12/07	\$749,000	3090	0	9	1998	3	12416	N	N	2157 266TH CT SE
006	869131	0810	3/14/05	\$610,000	3090	0	9	1998	3	12416	N	N	2157 266TH CT SE
006	869141	0280	8/2/05	\$569,990	3090	0	9	2005	3	5450	N	N	1333 270TH LN SE

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	869141	0730	6/20/05	\$615,990	3090	0	9	2005	3	5600	N	N	27010 SE 13TH ST
006	869141	0780	3/22/05	\$598,000	3090	0	9	2004	3	5519	N	N	1214 270TH PL SE
006	869140	0220	6/7/05	\$751,950	3100	0	9	2005	3	7922	N	N	27240 SE 13TH PL
006	869141	0040	5/27/05	\$673,000	3100	0	9	2004	3	7278	N	N	1119 270TH PL SE
006	869141	0400	6/29/05	\$681,000	3100	0	9	2005	3	5420	N	N	1311 270TH WAY SE
006	869141	0440	1/13/06	\$675,000	3100	0	9	2005	3	5827	N	N	1401 270TH WAY SE
006	869141	0490	8/29/05	\$669,000	3100	0	9	2005	3	6565	N	N	1312 270TH WAY SE
006	869141	0570	5/31/06	\$737,500	3100	0	9	2005	3	6949	N	N	1414 271ST PL SE
006	869141	0680	5/18/06	\$760,000	3100	0	9	2005	3	5480	N	N	27030 SE 13TH ST
006	869141	0700	10/4/05	\$689,000	3100	0	9	2005	3	5600	N	N	27022 SE 13TH ST
006	869140	0050	1/14/05	\$640,000	3120	0	9	2004	3	12305	N	N	1112 272ND PL SE
006	869140	0080	1/29/07	\$802,500	3150	0	9	2004	3	7035	N	N	1105 273RD PL SE
006	869140	0200	2/7/05	\$640,000	3150	0	9	2004	3	7167	N	N	27233 SE 12TH PL
006	062942	0280	3/7/05	\$599,990	3159	0	9	2005	3	5030	N	N	26313 SE 21ST PL
006	062941	0200	6/2/06	\$732,000	3160	0	9	2004	3	6887	N	N	26003 SE 22ND PL
006	062942	0110	8/27/05	\$597,990	3160	0	9	2005	3	5505	N	N	2102 263RD LN SE
006	062942	0130	8/12/05	\$599,990	3160	0	9	2005	3	5797	N	N	2018 263RD LN SE
006	062942	0170	4/11/05	\$573,000	3160	0	9	2005	3	5931	N	N	2002 263RD LN SE
006	062942	0230	3/14/05	\$594,394	3160	0	9	2005	3	5615	N	N	2105 263RD LN SE
006	869139	0540	6/22/06	\$707,000	3170	0	9	2002	3	4700	N	N	908 SE 274TH WAY
006	869140	0340	2/6/06	\$736,000	3170	0	9	2005	3	7718	N	N	27209 SE 13TH PL
006	062942	0220	2/8/05	\$575,000	3170	0	9	2004	3	5928	N	N	2101 263RD LN SE
006	062942	0300	6/16/05	\$633,000	3170	0	9	2004	3	5000	N	N	26321 SE 21ST PL
006	114990	0120	9/14/06	\$700,000	3180	0	9	1992	3	13174	N	N	4610 243RD CT SE
006	869140	0150	1/8/07	\$845,000	3180	0	9	2004	3	8922	N	N	27211 SE 12TH PL
006	115090	0100	8/8/07	\$779,990	3190	0	9	2003	3	6300	N	N	24250 SE 47TH PL
006	062942	0100	6/17/05	\$591,990	3190	0	9	2005	3	5408	N	N	2106 263RD LN SE
006	062942	0190	6/27/06	\$740,000	3190	0	9	2005	3	8417	N	N	2009 263RD LN SE
006	062942	0190	2/15/05	\$580,000	3190	0	9	2005	3	8417	N	N	2009 263RD LN SE
006	062942	0240	1/24/05	\$586,990	3190	0	9	2005	3	5773	N	N	2109 263RD LN SE
006	062942	0260	4/3/06	\$700,000	3190	0	9	2005	3	9023	N	N	26309 SE 21ST PL

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	062942	0260	1/13/05	\$579,990	3190	0	9	2005	3	9023	N	N	26309 SE 21ST PL
006	869140	0130	11/28/05	\$734,500	3200	0	9	2004	3	9577	N	N	27216 SE 12TH PL
006	869140	0370	1/6/05	\$699,950	3200	0	9	2004	3	8234	N	N	27221 SE 13TH PL
006	869141	0080	8/26/05	\$579,990	3210	0	9	2005	3	5131	N	N	1213 269TH CT SE
006	869141	0260	8/25/05	\$588,990	3210	0	9	2005	3	5589	N	N	1321 270TH LN SE
006	390500	0040	4/3/06	\$632,000	3220	0	9	1989	3	8699	N	N	26148 SE 39TH WAY
006	390500	0590	9/4/07	\$675,000	3220	0	9	1989	3	8760	N	N	26127 SE 39TH WAY
006	009802	0260	11/12/07	\$685,000	3230	0	9	2004	3	6555	N	N	2932 277TH TER SE
006	009802	0260	4/25/05	\$639,950	3230	0	9	2004	3	6555	N	N	2932 277TH TER SE
006	390509	0340	3/16/06	\$639,000	3240	0	9	1992	3	7346	N	N	26219 SE 40TH ST
006	869139	1210	12/20/06	\$680,000	3240	0	9	2003	3	7144	N	N	920 273RD PL SE
006	869139	1210	8/25/05	\$620,000	3240	0	9	2003	3	7144	N	N	920 273RD PL SE
006	869139	1330	9/13/07	\$762,000	3240	0	9	2004	3	6549	N	N	27324 SE 10TH CT
006	869141	0770	2/28/05	\$570,000	3240	0	9	2004	3	5428	N	N	1220 270TH PL SE
006	869141	0070	10/3/05	\$602,990	3250	0	9	2005	3	5510	N	N	1207 269TH CT SE
006	869141	0130	3/9/05	\$566,990	3250	0	9	2004	3	6456	N	N	1326 269TH CT SE
006	869141	0160	3/22/05	\$569,990	3250	0	9	2004	3	5187	N	N	1308 269TH CT SE
006	869141	0180	2/18/05	\$563,800	3250	0	9	2004	3	5200	N	N	1232 269TH CT SE
006	869141	0240	9/9/05	\$602,990	3250	0	9	2005	3	5405	N	N	1309 270TH LN SE
006	869141	0290	8/16/05	\$614,990	3250	0	9	2005	3	6515	N	N	1339 270TH LN SE
006	869141	0320	7/28/06	\$734,950	3250	0	9	2004	3	6528	N	N	1402 270TH LN SE
006	869141	0340	8/19/05	\$589,990	3250	0	9	2005	3	5610	N	N	1328 270TH LN SE
006	869141	0360	8/19/05	\$586,990	3250	0	9	2005	3	5464	N	N	1316 270TH LN SE
006	869141	0750	7/13/05	\$613,990	3250	0	9	2005	3	5788	N	N	27002 SE 13TH ST
006	869141	0800	9/29/05	\$634,990	3250	0	9	2005	3	6257	N	N	1202 270TH PL SE
006	327692	0640	5/13/05	\$587,500	3260	0	9	1988	3	35120	N	N	26325 SE 31ST ST
006	869140	0490	5/12/05	\$680,000	3260	0	9	2005	3	8039	N	N	27307 SE 13TH PL
006	869140	0560	3/23/05	\$603,897	3260	0	9	2004	3	7345	N	N	1303 275TH PL SE
006	062942	0070	1/27/05	\$566,990	3260	0	9	2005	3	6225	N	N	26322 SE 21ST PL
006	062942	0120	4/12/05	\$589,990	3260	0	9	2005	3	5698	N	N	2022 263RD LN SE
006	062942	0150	2/15/06	\$680,000	3260	0	9	2005	3	9226	N	N	2010 263RD LN SE

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	869139	0150	5/22/06	\$750,000	3290	0	9	2003	3	6825	N	N	805 275TH PL SE
006	869139	0180	8/14/07	\$774,950	3290	0	9	2003	3	7302	N	N	813 275TH PL SE
006	869139	0840	4/20/07	\$725,000	3290	0	9	2003	3	5466	N	N	909 273RD PL SE
006	869139	0910	9/9/05	\$620,000	3290	0	9	2003	3	5815	N	N	902 272ND PL SE
006	869139	0960	2/9/05	\$573,000	3290	0	9	2002	3	6159	N	N	819 272ND PL SE
006	869139	1030	3/11/05	\$573,500	3290	0	9	2002	3	5647	N	N	1007 272ND PL SE
006	869139	1090	11/13/06	\$757,950	3290	0	9	2002	3	6465	N	N	1031 272ND PL SE
006	869139	1140	12/12/05	\$620,000	3290	0	9	2002	3	5691	N	N	1016 272ND PL SE
006	869139	1200	5/16/05	\$585,000	3290	0	9	2003	3	6936	N	N	27214 SE 10TH ST
006	869140	0450	5/2/05	\$696,990	3290	0	9	2004	3	7882	N	N	27307 SE 13TH PL
006	869141	0090	9/29/05	\$569,990	3290	0	9	2005	3	5119	N	N	1219 269TH CT SE
006	869141	0150	7/11/05	\$574,990	3290	0	9	2005	3	6311	N	N	1314 269TH CT SE
006	869141	0210	8/13/05	\$676,990	3290	0	9	2004	3	8434	N	N	1210 269TH CT SE
006	869141	0230	9/6/05	\$589,990	3290	0	9	2005	3	6718	N	N	1303 270TH LN SE
006	869141	0250	5/20/06	\$719,990	3290	0	9	2004	3	4923	N	N	1315 270TH LN SE
006	869141	0250	3/24/05	\$590,000	3290	0	9	2004	3	4923	N	N	1315 270TH LN SE
006	869141	0310	7/25/05	\$597,000	3290	0	9	2005	3	6012	N	N	1406 270TH LN SE
006	869141	0350	3/24/05	\$574,990	3290	0	9	2004	3	5377	N	N	1322 270TH LN SE
006	869141	0370	5/20/05	\$556,990	3290	0	9	2005	3	6067	N	N	1310 270TH LN SE
006	869141	0740	7/5/05	\$611,990	3290	0	9	2005	3	5576	N	N	27006 SE 13TH ST
006	869141	0790	3/10/05	\$603,990	3290	0	9	2004	3	5393	N	N	1208 270TH PL SE
006	869140	0240	6/8/05	\$665,003	3330	0	9	2005	3	7058	N	N	27232 SE 13TH PL
006	869141	0670	6/22/05	\$719,000	3330	0	9	2004	3	5800	N	N	27102 SE 13TH ST
006	869140	0280	8/18/05	\$775,950	3340	0	9	2005	3	8019	N	N	27214 SE 13TH PL
006	869140	0750	7/10/07	\$845,000	3350	0	9	2004	3	8835	N	N	1211 27TH PL SE
006	869130	0590	6/20/05	\$704,000	3360	0	9	1996	3	13985	Y	N	2206 275TH CT SE
006	869140	0180	10/30/06	\$829,000	3360	0	9	2003	3	7742	N	N	27223 SE 12TH PL
006	869140	0290	7/22/05	\$684,000	3360	0	9	2005	3	6533	N	N	27210 SE 13TH PL
006	869140	0680	7/12/07	\$812,500	3400	0	9	2004	3	10708	N	N	1108 274TH PL SE
006	390501	0050	3/15/05	\$525,000	3410	0	9	1990	3	9416	N	N	3720 260TH AVE SE
006	869140	0570	5/31/07	\$824,950	3420	0	9	2004	3	7151	N	N	1307 275TH PL SE

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	869140	0250	3/24/05	\$658,950	3430	0	9	2005	3	7169	N	N	27728 SE 13TH PL
006	869140	0630	9/11/07	\$839,000	3450	0	9	2004	3	8305	N	N	1202 274TH PL SE
006	869140	0090	9/13/07	\$835,000	3460	0	9	2004	3	6653	N	N	1109 273RD PL SE
006	869140	0090	5/9/06	\$830,000	3460	0	9	2004	3	6653	N	N	1109 273RD PL SE
006	869131	0280	6/22/05	\$685,000	3480	0	9	1998	3	10375	N	N	2029 265TH AVE SE
006	009802	0270	4/17/05	\$629,950	3480	0	9	2004	3	7084	N	N	2924 277TH TER SE
006	869131	0350	4/22/07	\$805,000	3490	0	9	1999	3	10240	N	N	2044 264TH PL SE
006	009802	0200	12/8/05	\$734,950	3490	0	9	2005	3	7618	N	N	2931 277TH TER SE
006	009802	0250	1/21/05	\$665,000	3490	0	9	2004	3	7944	N	N	2940 277TH TER SE
006	869130	0570	1/2/07	\$815,000	3510	0	9	1996	3	13448	Y	N	2222 275TH CT SE
006	869139	0160	6/29/05	\$728,000	3590	0	9	2003	3	9685	N	N	809 275TH PL SE
006	869130	1110	4/12/05	\$705,000	3600	0	9	1997	3	10062	N	N	27179 SE 25TH PL
006	869140	0030	4/15/05	\$786,990	3600	0	9	2003	3	8057	N	N	1111 272ND PL SE
006	869140	0440	12/13/07	\$805,000	3600	0	9	2005	3	8452	N	N	27303 SE 13TH PL
006	869140	0440	5/16/05	\$710,000	3600	0	9	2005	3	8452	N	N	27303 SE 13TH PL
006	869140	0470	3/21/05	\$704,990	3600	0	9	2004	3	8039	N	N	27317 SE 13TH PL
006	869140	0520	10/11/07	\$845,000	3600	0	9	2004	3	8054	N	N	1318 275TH PL SE
006	869140	0520	7/18/05	\$752,000	3600	0	9	2004	3	8054	N	N	1318 275TH PL SE
006	869140	0780	3/11/05	\$629,990	3600	0	9	2004	3	6944	N	N	1204 273RD PL SE
006	869140	0040	2/16/05	\$686,000	3610	0	9	2004	3	6778	N	N	1116 272ND PL SE
006	869140	0300	8/23/06	\$775,000	3610	0	9	2004	3	7153	N	N	27206 SE 13TH PL
006	869140	0300	8/23/06	\$775,000	3610	0	9	2004	3	7153	N	N	27206 SE 13TH PL
006	869140	0300	2/22/05	\$701,203	3610	0	9	2004	3	7153	N	N	27206 SE 13TH PL
006	869140	0380	7/12/05	\$795,000	3610	0	9	2004	3	8156	N	N	27225 SE 13TH PL
006	869140	0500	1/4/05	\$677,490	3620	0	9	2004	3	8039	N	N	1326 275TH PL SE
006	869131	0510	10/2/06	\$830,000	3730	0	9	1999	3	10152	N	N	2059 264TH PL SE
006	869131	0770	9/14/05	\$790,000	3730	0	9	1998	3	11676	N	N	2144 266TH CT SE
006	869136	0330	10/14/05	\$817,000	3730	0	9	2000	3	15616	N	N	1028 269TH AVE SE
006	009802	0290	10/18/05	\$745,000	3730	0	9	2004	3	7457	N	N	2908 277TH TER SE
006	009802	0290	4/27/05	\$714,950	3730	0	9	2004	3	7457	N	N	2908 277TH TER SE
006	352730	0050	9/15/05	\$718,000	3770	0	9	2001	3	9134	N	N	24477 SE 46TH PL

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	869131	0260	8/8/07	\$950,000	3790	0	9	1998	3	10375	N	N	2013 265TH AVE SE
006	869131	0260	9/27/05	\$800,000	3790	0	9	1998	3	10375	N	N	2013 265TH AVE SE
006	327692	0460	6/23/05	\$777,500	3820	0	9	1987	4	35482	N	N	26027 SE 29TH ST
006	009802	0060	4/18/05	\$709,950	3830	0	9	2004	3	7714	N	N	2842 277TH TER SE
006	869140	0350	8/1/05	\$795,000	3880	0	9	2005	3	8251	N	N	27213 SE 13TH PL
006	352730	0010	5/23/07	\$877,000	3910	0	9	2001	3	9670	N	N	24446 SE 46TH PL
006	869140	0460	2/10/05	\$754,990	3920	0	9	2004	3	8039	N	N	27311 SE 13TH PL
006	869140	0510	2/10/05	\$745,990	3920	0	9	2004	3	8039	N	N	1322 275TH PL SE
006	869140	0800	4/20/06	\$782,000	3940	0	9	2004	3	6926	N	N	1110 273RD PL SE
006	869139	0120	8/27/07	\$875,000	4030	0	9	2003	3	8410	N	N	808 275TH PL SE
006	869139	0170	11/21/06	\$865,000	4030	0	9	2003	3	9293	N	N	811 275TH PL SE
006	869140	0480	10/6/06	\$899,000	4070	0	9	2005	3	8039	N	N	1334 275TH PL SE
006	869140	0480	3/31/05	\$699,990	4070	0	9	2005	3	8039	N	N	1334 275TH PL SE
006	115000	0700	2/4/05	\$471,500	2250	0	10	1988	3	10775	N	N	24121 SE 46TH PL
006	115000	0910	7/19/05	\$539,950	2260	0	10	1988	3	7695	N	N	24118 SE 46TH PL
006	115000	0020	7/30/07	\$650,000	2290	0	10	1988	3	12189	N	N	4673 238TH WAY SE
006	115000	0020	6/13/05	\$525,000	2290	0	10	1988	3	12189	N	N	4673 238TH WAY SE
006	115000	1360	8/4/06	\$665,000	2290	0	10	1988	3	10099	N	N	4644 238TH WAY SE
006	115000	0680	6/19/06	\$630,000	2300	0	10	1989	3	7846	N	N	24111 SE 46TH PL
006	327692	0170	8/4/05	\$629,950	2300	680	10	1989	3	31059	N	N	2812 266TH AVE SE
006	115000	0050	8/29/05	\$575,000	2340	0	10	1987	3	15265	N	N	4689 238TH WAY SE
006	115000	0220	8/10/05	\$535,000	2360	0	10	1989	3	9732	N	N	4736 240TH AVE SE
006	115000	0030	10/23/06	\$640,000	2380	0	10	1988	3	12111	N	N	4679 238TH WAY SE
006	115000	0480	5/24/05	\$527,000	2380	0	10	1987	3	8833	N	N	4709 240TH AVE SE
006	115000	1290	4/5/07	\$640,000	2400	0	10	1988	3	7594	N	N	4625 239TH AVE SE
006	115000	0380	12/10/07	\$622,000	2410	0	10	1988	3	8512	N	N	4712 241ST AVE SE
006	115000	0380	5/12/06	\$645,000	2410	0	10	1988	3	8512	N	N	4712 241ST AVE SE
006	115000	0200	12/17/07	\$580,000	2420	0	10	1988	3	8244	N	N	24010 SE 47TH PL
006	115000	0200	12/17/07	\$610,000	2420	0	10	1988	3	8244	N	N	24010 SE 47TH PL
006	115000	1200	5/12/05	\$519,000	2420	0	10	1989	3	7577	N	N	4640 239TH AVE SE
006	115000	1250	9/27/07	\$620,000	2430	0	10	1988	3	9464	N	N	4600 239TH AVE SE

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	115000	0460	3/1/06	\$670,000	2440	0	10	1988	3	8476	N	N	24000 SE 47TH ST
006	869130	0810	3/16/06	\$618,000	2460	0	10	1996	3	11458	N	N	27205 SE 22ND WAY
006	115000	0440	1/18/06	\$630,000	2510	0	10	1988	3	8832	N	N	24016 SE 47TH ST
006	327692	0100	4/19/05	\$600,000	2540	0	10	1987	3	37562	N	N	26636 SE 31ST ST
006	115000	0970	6/25/07	\$700,000	2550	0	10	1988	3	16535	N	N	4603 241ST AVE SE
006	869134	0040	6/22/07	\$740,000	2625	0	10	1999	3	10044	N	N	1925 264TH PL SE
006	869130	0400	5/12/05	\$604,000	2670	0	10	1997	3	11275	N	N	2220 274TH CT SE
006	009802	0720	12/14/05	\$829,950	2680	1780	10	2005	3	9341	N	N	2840 278TH AVE SE
006	280600	0200	7/12/06	\$620,000	2710	0	10	1990	3	7860	N	N	24107 SE 37TH PL
006	115000	0410	7/13/07	\$669,900	2720	0	10	1988	3	8457	N	N	24036 SE 47TH ST
006	327692	0260	4/21/05	\$650,000	2730	0	10	1986	3	47431	N	N	3030 263RD PL SE
006	869134	0050	4/6/06	\$690,000	2736	0	10	1999	3	9613	N	N	1933 264TH PL SE
006	009802	0710	8/2/05	\$685,000	2740	920	10	2005	3	8988	N	N	2848 278TH AVE SE
006	869131	0980	1/12/06	\$715,000	2750	0	10	1998	3	10351	N	N	26939 SE 22ND WAY
006	869131	1000	6/22/07	\$839,800	2790	0	10	1999	3	10127	N	N	26971 SE 22ND WAY
006	869131	1000	11/17/05	\$728,000	2790	0	10	1999	3	10127	N	N	26971 SE 22ND WAY
006	869130	0850	12/1/05	\$650,000	2800	0	10	1996	3	10470	N	N	2217 273RD CT SE
006	869133	0010	8/27/07	\$809,950	2810	0	10	1998	3	10152	N	N	1796 268TH PL SE
006	280600	0390	3/26/07	\$650,000	2840	0	10	1990	3	9600	N	N	3314 241ST AVE SE
006	869130	0310	12/27/06	\$715,000	2840	0	10	1996	3	9617	N	N	2224 273RD CT SE
006	280600	0300	7/14/05	\$589,000	2850	0	10	1991	3	11906	N	N	3518 241ST AVE SE
006	327692	0680	3/8/05	\$530,000	2850	0	10	1990	3	36887	N	N	26413 SE 31ST ST
006	869130	0770	8/23/05	\$649,000	2850	0	10	1997	3	12914	N	N	27115 SE 22ND WAY
006	869133	0450	5/11/06	\$755,000	2850	0	10	1997	3	10882	N	N	26621 SE 17TH PL
006	869137	0220	10/4/05	\$689,900	2870	0	10	2002	3	9744	N	N	1011 270TH CT SE
006	115000	0610	10/27/06	\$670,000	2880	0	10	1988	3	9068	N	N	23907 SE 46TH PL
006	869130	0880	2/12/07	\$759,500	2880	0	10	1996	3	11414	N	N	2231 273RD CT SE
006	869135	0130	6/16/06	\$737,500	2927	0	10	1998	3	12171	N	N	1565 267TH PL SE
006	115000	0060	8/31/06	\$709,900	2930	0	10	1987	3	16535	N	N	23807 SE 47TH PL
006	864421	0060	7/14/06	\$775,000	2930	0	10	1992	3	15921	N	N	3417 259TH CT SE
006	115000	0540	3/20/06	\$643,500	2940	0	10	1987	3	9517	N	N	23816 SE 47TH PL

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	869130	0380	6/25/07	\$770,000	2940	0	10	1997	3	12487	N	N	2230 274TH CT SE
006	062942	0460	12/15/05	\$759,500	2980	0	10	2005	3	8209	N	N	1910 263RD CT SE
006	869136	0910	6/21/07	\$800,000	2990	0	10	1999	3	10437	N	N	1309 268TH WAY SE
006	009802	0110	3/16/05	\$665,000	2990	0	10	2004	3	7878	N	N	27638 SE 28TH PL
006	869137	0210	7/6/06	\$775,000	3010	0	10	2002	3	6512	N	N	1005 270TH CT SE
006	869137	0270	10/26/06	\$736,000	3010	0	10	2002	3	6498	N	N	916 270TH CT SE
006	009802	0140	11/30/05	\$749,950	3010	0	10	2004	3	7221	N	N	2829 277TH TER SE
006	009802	0490	6/30/05	\$775,000	3010	0	10	2005	3	10299	N	N	3011 277TH PL SE
006	009803	0580	12/26/06	\$864,950	3010	0	10	2005	3	7105	N	N	27511 SE 28TH PL
006	869130	0980	1/10/06	\$725,000	3020	0	10	1997	3	9660	N	N	27152 SE 25TH PL
006	062942	0500	9/7/05	\$662,000	3020	0	10	2005	3	6786	N	N	1905 263RD CT SE
006	869137	0050	3/10/06	\$739,950	3050	0	10	2002	3	6712	N	N	1007 270TH PL SE
006	869132	0040	2/6/07	\$767,500	3085	0	10	1997	3	12556	N	N	2222 271ST CT SE
006	869132	0040	10/14/05	\$700,000	3085	0	10	1997	3	12556	N	N	2222 271ST CT SE
006	869130	0210	7/13/05	\$649,000	3090	0	10	1997	3	12821	N	N	27229 SE 26TH PL
006	869133	0460	8/2/06	\$755,000	3100	0	10	1997	3	10708	N	N	26629 SE 17TH PL
006	869133	0670	8/27/07	\$757,500	3100	0	10	1997	3	10918	N	N	1709 266TH WAY SE
006	009803	0100	9/26/06	\$745,950	3100	0	10	2006	3	9924	N	N	2911 275TH AVE SE
006	009803	0240	8/28/06	\$784,950	3100	0	10	2006	3	9750	N	N	27529 SE 31ST PL
006	869130	0410	4/4/07	\$799,000	3110	0	10	1996	3	9955	N	N	2218 274TH CT SE
006	869130	1220	12/13/07	\$710,000	3110	0	10	1997	3	10572	N	N	27182 SE 27TH ST
006	869133	0040	1/23/07	\$779,000	3110	0	10	1998	3	9608	N	N	1772 268TH PL SE
006	869133	0170	3/25/05	\$669,785	3110	0	10	1997	3	9922	N	N	1787 268TH PL SE
006	280600	0240	12/21/05	\$695,000	3120	190	10	1998	3	8096	N	N	3624 241ST AVE SE
006	869136	0960	7/16/07	\$806,000	3120	0	10	1999	3	9677	N	N	1403 268TH WAY SE
006	062942	0340	9/20/06	\$877,950	3120	0	10	2006	3	7800	N	N	2110 263RD PL SE
006	712200	0170	7/19/05	\$650,000	3130	440	10	1989	3	20642	N	N	23842 SE 45TH ST
006	009802	0120	12/22/05	\$749,950	3130	0	10	2005	3	9042	N	N	2813 277TH TER SE
006	009802	0360	9/6/05	\$669,950	3140	0	10	2005	3	7906	N	N	27710 SE 30TH ST
006	009803	0040	12/7/06	\$754,950	3140	0	10	2006	3	9934	N	N	2825 275TH AVE SE
006	009803	0250	8/16/06	\$754,950	3140	0	10	2006	3	9593	N	N	27537 SE 31ST PL

**Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	009802	0150	2/14/06	\$700,250	3150	0	10	2005	3	7121	N	N	2837 277TH TER SE
006	009803	0270	6/14/06	\$750,000	3150	0	10	2006	3	12364	N	N	27545 SE 31ST PL
006	009803	0480	10/10/06	\$770,000	3150	0	10	2006	3	8685	N	N	27543 SE 28TH CT
006	009803	0510	6/5/06	\$729,950	3150	0	10	2005	3	8749	N	N	27542 SE 28TH CT
006	009803	0540	8/21/07	\$796,832	3150	0	10	2007	3	6846	N	N	27520 SE 28TH CT
006	009803	0590	6/15/07	\$795,000	3150	0	10	2005	3	7284	N	N	27519 SE 28TH PL
006	009803	0690	6/21/07	\$769,950	3150	0	10	2006	3	6948	N	N	27534 SE 28TH PL
006	869136	0880	2/8/07	\$750,000	3180	0	10	1999	3	10038	N	N	1229 268TH WAY SE
006	009802	0070	8/22/05	\$765,000	3180	0	10	2005	3	7230	N	N	2836 277TH TER SE
006	327692	0570	11/29/07	\$772,000	3190	0	10	1989	3	36356	N	N	3103 262ND AVE SE
006	864421	0640	1/21/05	\$630,000	3190	0	10	1993	3	10665	N	N	3345 257TH CT SE
006	009802	0410	5/26/06	\$866,750	3190	0	10	2005	3	8030	N	N	27516 SE 30TH ST
006	009802	0450	5/16/06	\$842,950	3190	0	10	2005	3	7380	N	N	27525 SE 30TH ST
006	062942	0450	10/31/05	\$793,950	3190	0	10	2005	3	8964	N	N	1914 263RD CT SE
006	009802	0080	8/1/05	\$750,000	3200	0	10	2005	3	7273	N	N	2828 277TH TER SE
006	009802	0350	6/28/05	\$732,000	3200	0	10	2004	3	7708	N	N	27720 SE 30TH ST
006	009803	0060	3/1/07	\$754,950	3200	0	10	2006	3	9750	N	N	2841 275TH AVE SE
006	009803	0520	4/3/07	\$781,123	3200	0	10	2007	3	6866	N	N	27536 SE 28TH CT
006	009803	0700	9/18/07	\$769,950	3200	0	10	2006	3	6713	N	N	27526 SE 28TH PL
006	869133	0580	5/18/07	\$792,000	3210	0	10	1998	3	12629	N	N	26626 SE 16TH CT
006	009802	0180	8/4/05	\$689,950	3210	0	10	2005	3	7320	N	N	2915 277TH TER SE
006	009802	0220	8/29/05	\$649,950	3210	0	10	2005	3	8938	N	N	2941 277TH TER SE
006	062942	0420	7/15/05	\$773,950	3210	0	10	2005	3	6493	N	N	1926 263RD CT SE
006	327694	0140	10/10/07	\$845,000	3230	0	10	1998	3	15086	N	N	26534 SE 25TH ST
006	864421	0080	3/9/06	\$735,000	3230	0	10	1993	3	11959	N	N	3410 259TH CT SE
006	009802	0010	5/4/06	\$784,950	3230	0	10	2004	3	9435	N	N	2815 278TH AVE SE
006	009802	0370	3/1/05	\$629,950	3230	0	10	2005	3	8528	N	N	27550 SE 30TH ST
006	009802	0670	6/15/06	\$1,050,000	3250	1070	10	2005	3	10660	N	N	3016 278TH CT SE
006	864421	0370	4/12/06	\$786,000	3260	0	10	1993	3	13597	N	N	25750 SE 32ND PL
006	869130	1260	3/22/06	\$799,950	3260	0	10	1996	3	13428	N	N	27148 SE 27TH ST
006	062942	0440	8/17/05	\$750,000	3260	0	10	2005	3	10398	N	N	1918 263RD CT SE

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	864421	0400	2/21/05	\$652,000	3270	0	10	1993	3	11554	N	N	25732 SE 32ND PL
006	009803	0560	4/26/07	\$879,950	3270	0	10	2006	3	7450	N	N	27504 SE 28TH CT
006	009802	0130	10/25/05	\$809,950	3280	0	10	2005	3	7518	N	N	2821 277TH TER SE
006	009802	0460	3/22/06	\$869,950	3280	0	10	2005	3	7422	N	N	27533 SE 30TH ST
006	062942	0480	9/12/05	\$681,000	3290	0	10	2005	3	8808	N	N	1902 263RD CT SE
006	869133	0810	3/31/06	\$765,000	3300	0	10	1997	3	10177	N	N	26719 SE 18TH ST
006	869133	0810	8/5/05	\$702,000	3300	0	10	1997	3	10177	N	N	26719 SE 18TH ST
006	062942	0060	6/14/06	\$860,000	3330	0	10	2006	3	7535	N	N	2103 263RD PL SE
006	115000	0960	9/14/05	\$669,950	3350	0	10	1987	3	9391	N	N	4604 241ST AVE SE
006	869130	1330	5/23/07	\$940,000	3350	0	10	1996	3	11019	Y	N	27175 SE 27TH ST
006	869130	0470	5/24/07	\$850,000	3360	0	10	1996	3	11911	N	N	2227 275TH CT SE
006	869130	0760	8/8/06	\$782,500	3360	0	10	1996	3	10209	N	N	27026 SE 22ND WAY
006	869136	0690	5/24/06	\$780,000	3360	0	10	2000	3	11041	N	N	1138 268TH WAY SE
006	062942	0400	3/16/05	\$706,000	3360	0	10	2005	3	8637	N	N	2004 263RD PL SE
006	869131	0610	6/12/07	\$820,000	3368	0	10	1998	3	9669	N	N	26527 SE 22ND ST
006	869136	0870	5/4/06	\$776,000	3370	0	10	1999	3	10120	N	N	1221 268TH WAY SE
006	869137	0100	11/8/06	\$794,000	3390	0	10	2002	3	10149	N	N	1104 270TH PL SE
006	062942	0050	12/5/06	\$899,950	3390	0	10	2005	3	7319	N	N	2025 263RD PL SE
006	327692	0060	4/1/05	\$690,000	3400	0	10	1988	4	35021	N	N	26651 SE 31ST ST
006	869131	0540	8/8/07	\$840,000	3400	0	10	1999	3	9810	N	N	26433 SE 22ND ST
006	009802	0470	5/10/06	\$899,950	3400	0	10	2005	3	8762	N	N	27539 SE 30TH ST
006	869130	0220	2/16/07	\$825,000	3410	0	10	1996	3	9685	N	N	27228 SE 26TH PL
006	869130	0220	6/16/05	\$683,000	3410	0	10	1996	3	9685	N	N	27228 SE 26TH PL
006	869138	0070	8/10/05	\$779,950	3410	0	10	2002	3	11209	N	N	26813 SE 22ND CT
006	222406	9018	2/14/06	\$1,042,500	3420	990	10	1998	3	26553	N	N	4821 240TH AVE SE
006	327694	0130	4/29/05	\$690,000	3430	0	10	1999	3	15413	N	N	2439 267TH CT SE
006	869133	0290	8/16/05	\$760,000	3430	0	10	1998	3	11538	N	N	1741 267TH CT SE
006	062942	0410	9/1/05	\$899,950	3440	0	10	2004	3	12513	N	N	1932 263RD PL SE
006	009803	0720	1/9/07	\$799,950	3450	0	10	2006	3	6740	N	N	27510 SE 28TH PL
006	009802	0240	6/9/05	\$656,691	3470	0	10	2004	3	9482	N	N	2944 277TH TER SE
006	009803	0110	5/21/07	\$824,950	3470	0	10	2006	3	13291	N	N	2919 275TH AVE SE

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	009803	0170	5/4/06	\$744,950	3470	0	10	2005	3	7833	N	N	27540 SE 31ST PL
006	009803	0570	11/6/07	\$1,020,000	3470	0	10	2005	3	7575	N	N	27503 SE 28TH PL
006	009802	0390	7/25/05	\$649,950	3480	0	10	2005	3	7237	N	N	27532 SE 30TH ST
006	009802	0700	2/14/05	\$677,000	3480	0	10	2004	3	9316	N	N	2930 278TH AVE SE
006	009803	0010	3/23/06	\$789,950	3480	0	10	2005	3	12323	N	N	2801 275TH AVE SE
006	009803	0320	4/19/07	\$819,950	3480	0	10	2006	3	7339	N	N	2938 275TH AVE SE
006	869137	0090	2/23/07	\$824,900	3490	0	10	2002	3	10349	N	N	1109 270TH PL SE
006	009802	0170	6/13/06	\$770,000	3490	0	10	2006	3	7156	N	N	2907 277TH TER SE
006	009802	0300	5/9/05	\$624,950	3490	0	10	2005	3	8230	N	N	2905 278TH AVE SE
006	009802	0380	4/7/05	\$649,950	3490	0	10	2004	3	8268	N	N	27540 SE 30TH ST
006	009803	0180	3/8/06	\$760,331	3490	0	10	2005	3	6565	N	N	27528 SE 31ST PL
006	009803	0500	7/7/06	\$781,775	3490	0	10	2005	3	11611	N	N	27548 SE 28TH CT
006	009803	0530	4/4/07	\$825,000	3490	0	10	2006	3	7024	N	N	27528 SE 28TH CT
006	009803	0680	9/12/07	\$790,000	3490	0	10	2006	3	7180	N	N	27606 SE 28TH PL
006	869130	0420	10/24/05	\$749,000	3500	0	10	1996	3	10794	N	N	2210 274TH CT SE
006	009800	0520	5/17/06	\$1,020,950	3500	0	10	2005	3	13709	N	N	2133 277TH AVE SE
006	869130	0630	3/22/07	\$829,900	3510	0	10	1997	3	11918	N	N	27402 SE 22ND WAY
006	869137	0060	4/26/06	\$773,000	3510	0	10	2003	3	7353	N	N	1013 270TH PL SE
006	009802	0550	9/12/07	\$823,000	3510	0	10	2004	3	9221	N	N	3026 277TH PL SE
006	009802	0550	4/19/05	\$713,158	3510	0	10	2004	3	9221	N	N	3026 277TH PL SE
006	869130	0510	7/19/05	\$730,000	3520	0	10	1996	3	10816	N	N	2248 275TH CT SE
006	869130	0620	4/27/07	\$835,000	3520	0	10	1997	3	10403	N	N	27406 SE 22ND WAY
006	869133	0850	5/7/07	\$850,000	3520	0	10	1997	3	15237	N	N	26641 SE 15TH ST
006	869131	1100	6/6/05	\$730,000	3540	0	10	1998	3	10471	N	N	2250 270TH CT SE
006	869136	0560	5/17/06	\$805,000	3540	0	10	2000	3	10944	N	N	26825 SE 9TH WAY
006	869137	0230	10/7/05	\$788,000	3540	0	10	2002	3	7490	N	N	1017 270TH CT SE
006	009800	0560	11/9/06	\$958,000	3550	0	10	2004	3	15151	N	N	2305 277TH AVE SE
006	009800	1190	2/21/05	\$1,041,163	3550	0	10	2004	3	19348	N	N	2147 279TH DR SE
006	009802	0050	1/3/05	\$664,950	3550	0	10	2004	3	7845	N	N	2847 278TH AVE SE
006	009802	0690	8/24/05	\$858,950	3550	0	10	2004	3	9829	N	N	3004 278TH CT SE
006	009803	0020	3/1/06	\$787,172	3550	0	10	2005	3	10368	N	N	2809 275TH AVE SE

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	009803	0230	4/28/06	\$829,950	3550	0	10	2005	3	9750	N	N	27521 SE 31ST PL
006	009803	0390	11/17/06	\$774,950	3550	0	10	2005	3	6056	N	N	27530 SE 29TH CT
006	009803	0070	5/28/07	\$939,950	3560	0	10	2006	3	9750	N	N	2849 275TH AVE SE
006	009803	0090	5/29/07	\$949,141	3560	0	10	2006	3	9800	N	N	2903 275TH AVE SE
006	009803	0400	6/4/07	\$856,641	3560	0	10	2006	3	6098	N	N	27522 SE 29TH CT
006	009803	0460	7/10/07	\$859,950	3560	0	10	2006	3	6372	N	N	27529 SE 28TH CT
006	062942	0430	7/27/05	\$824,950	3570	0	10	2005	3	12509	N	N	1922 263RD CT SE
006	869136	0140	2/9/07	\$737,900	3580	0	10	1999	3	11085	N	N	1228 268TH WAY SE
006	869130	0140	6/23/05	\$709,950	3600	0	10	1996	3	10164	N	N	27208 SE 27TH ST
006	062942	0370	6/15/06	\$925,000	3600	0	10	2006	3	7800	N	N	2022 263RD PL SE
006	062942	0470	11/14/05	\$825,000	3600	0	10	2005	3	7707	N	N	1906 263RD CT SE
006	062942	0490	8/17/05	\$735,000	3600	0	10	2005	3	10450	N	N	1901 263RD CT SE
006	869130	0030	11/30/07	\$840,000	3620	0	10	1997	3	13920	Y	N	27213 SE 27TH ST
006	869130	1080	2/16/06	\$780,000	3620	0	10	1997	3	10083	N	N	27157 SE 25TH PL
006	869133	0790	3/7/07	\$780,000	3620	0	10	1997	3	9966	N	N	26703 SE 18TH ST
006	009802	0500	2/10/05	\$659,950	3620	0	10	2004	3	12058	N	N	3027 277TH PL SE
006	009802	0520	10/10/07	\$800,000	3620	0	10	2004	3	6825	N	N	27585 SE 31ST PL
006	009802	0520	3/30/05	\$679,950	3620	0	10	2004	3	6825	N	N	27585 SE 31ST PL
006	009802	0540	8/16/05	\$689,950	3620	0	10	2005	3	10852	N	N	27599 SE 31ST PL
006	009802	0730	2/13/06	\$974,413	3620	1470	10	2005	3	9379	N	N	2832 278TH AVE SE
006	062942	0510	10/10/05	\$776,516	3630	0	10	2005	3	8023	N	N	1909 263RD CT SE
006	869130	0580	6/6/05	\$750,000	3640	0	10	1996	3	13448	Y	N	2214 275TH CT SE
006	869131	0290	5/23/07	\$806,000	3650	0	10	1999	3	10375	N	N	2037 265TH AVE SE
006	869133	0700	11/1/06	\$820,000	3660	0	10	1997	3	10195	N	N	1733 266TH WAY SE
006	869133	0700	8/22/05	\$739,900	3660	0	10	1997	3	10195	N	N	1733 266TH WAY SE
006	869133	0030	2/5/07	\$787,000	3670	0	10	1997	3	9605	N	N	1780 268TH PL SE
006	869133	0210	8/8/05	\$732,000	3690	0	10	1998	3	9769	N	N	1778 267TH CT SE
006	009802	0560	9/28/05	\$899,950	3690	1040	10	2005	3	16092	N	N	3020 277TH PL SE
006	009803	0030	9/8/06	\$869,950	3690	0	10	2005	3	10195	N	N	2817 275TH AVE SE
006	009803	0340	10/25/06	\$819,750	3690	0	10	2006	3	6674	N	N	27515 SE 29TH CT
006	009803	0670	6/1/06	\$850,950	3690	0	10	2006	3	7019	N	N	27614 SE 28TH PL

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	869133	0090	9/25/07	\$923,000	3700	0	10	1997	3	18472	N	N	1736 268TH PL SE
006	869137	0140	4/18/06	\$722,950	3700	0	10	2002	3	6305	N	N	1002 270TH PL SE
006	869130	0110	5/10/06	\$790,000	3720	0	10	1996	3	9919	N	N	27226 SE 27TH ST
006	009802	0030	4/26/06	\$949,950	3720	0	10	2004	3	7338	N	N	2831 278TH AVE SE
006	009802	0090	4/5/05	\$760,000	3720	0	10	2004	3	8460	N	N	2820 277TH TER SE
006	009803	0710	8/21/06	\$932,917	3720	0	10	2006	3	6702	N	N	27518 SE 28TH PL
006	009802	0040	5/10/05	\$709,000	3730	0	10	2004	3	7169	N	N	2839 278TH AVE SE
006	009802	0530	3/24/05	\$714,950	3730	0	10	2004	3	6825	N	N	27593 SE 31ST PL
006	009802	0660	10/27/05	\$939,950	3730	0	10	2005	3	11243	N	N	3022 278TH CT SE
006	062942	0390	9/15/05	\$749,950	3730	0	10	2005	3	7672	N	N	2010 263RD PL SE
006	009803	0430	11/27/07	\$790,000	3730	0	10	2006	3	7587	N	N	27505 SE 28TH CT
006	009803	0470	9/20/07	\$832,475	3730	0	10	2006	3	8629	N	N	27537 SE 28TH CT
006	009803	0730	6/11/07	\$829,950	3730	0	10	2006	3	7904	N	N	27502 SE 28TH PL
006	009802	0430	12/26/06	\$829,950	3740	0	10	2005	3	6998	N	N	27509 SE 30TH ST
006	009802	0740	11/4/05	\$895,204	3740	1080	10	2005	3	11622	N	N	2824 278TH AVE SE
006	009803	0370	8/31/06	\$866,935	3740	0	10	2006	3	9025	N	N	27539 SE 29TH CT
006	009803	0650	7/3/06	\$849,950	3740	0	10	2006	3	7298	N	N	27630 SE 28TH PL
006	009802	0510	5/9/05	\$719,950	3750	0	10	2004	3	6825	N	N	27577 SE 31ST PL
006	009800	1050	3/22/06	\$1,295,000	3760	1530	10	2005	3	13115	Y	N	27742 SE 24TH WAY
006	009802	0160	4/12/06	\$744,950	3780	0	10	2005	3	7100	N	N	2845 277TH TER SE
006	009802	0190	11/16/05	\$729,950	3780	0	10	2005	3	7590	N	N	2923 277TH TER SE
006	009802	0210	10/5/05	\$729,950	3780	0	10	2005	3	8108	N	N	2935 277TH TER SE
006	009802	0230	5/9/05	\$679,950	3780	0	10	2004	3	9048	N	N	2945 277TH TER SE
006	009803	0050	8/9/07	\$824,950	3780	0	10	2006	3	9757	N	N	2833 275TH AVE SE
006	009803	0260	8/4/06	\$792,656	3780	0	10	2006	3	10145	N	N	27541 SE 31ST PL
006	869133	0830	10/3/05	\$787,000	3800	0	10	1998	3	11926	N	N	26631 SE 15TH ST
006	009803	0200	1/16/07	\$869,950	3830	0	10	2006	3	20050	N	N	27501 SE 31ST PL
006	009803	0310	8/13/07	\$879,950	3830	0	10	2006	3	7301	N	N	2946 275TH AVE SE
006	009803	0620	6/12/07	\$884,950	3830	0	10	2006	3	7141	N	N	27607 SE 28TH PL
006	009803	0630	11/15/06	\$822,950	3830	0	10	2005	3	8131	N	N	27615 SE 28TH PL
006	869131	0210	10/13/05	\$805,000	3840	0	10	1999	3	10341	N	N	2012 266TH PL SE

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	869131	1120	7/5/05	\$775,000	3840	0	10	1999	3	11843	N	N	26528 SE 20TH PL
006	009802	0440	11/8/05	\$865,950	3850	0	10	2005	3	7338	N	N	27517 SE 30TH ST
006	009802	0650	12/13/05	\$979,950	3850	1070	10	2005	3	11775	N	N	3028 278TH CT SE
006	009803	0660	10/15/06	\$799,950	3880	0	10	2006	3	7208	N	N	27622 SE 28TH PL
006	009800	1210	3/3/06	\$1,199,950	3900	0	10	2005	3	17674	N	N	2307 279TH DR SE
006	869133	0180	10/10/06	\$799,000	3910	0	10	1997	3	10353	N	N	1795 268TH PL SE
006	009800	0690	3/1/05	\$890,000	3910	0	10	2001	3	17063	N	N	27701 SE 26TH WAY
006	009800	1030	12/8/06	\$1,559,950	3910	0	10	2006	3	18889	Y	N	27808 SE 24TH WAY
006	009802	0570	7/25/05	\$879,950	3910	1110	10	2004	3	11096	N	N	3014 277TH PL SE
006	062942	0380	7/21/06	\$997,500	3940	0	10	2006	3	7793	N	N	2016 263RD PL SE
006	869133	0680	2/7/06	\$829,500	3950	0	10	1997	3	10607	N	N	1717 266TH WAY SE
006	009800	0530	7/25/05	\$1,100,950	3950	0	10	2004	3	13715	N	N	2139 277TH AVE SE
006	009800	1250	1/11/07	\$1,225,950	3950	0	10	2006	3	14837	N	N	2331 279TH DR SE
006	869136	0310	3/17/05	\$759,990	3960	0	10	1999	3	16242	N	N	1114 269TH AVE SE
006	869136	0620	4/3/06	\$858,450	3960	0	10	1999	3	10399	N	N	1031 269TH AVE SE
006	062941	0260	5/9/07	\$929,000	3960	0	10	2004	3	11227	N	N	25938 SE 22ND PL
006	869140	0390	6/5/06	\$940,000	3970	0	10	2006	3	8267	N	N	27229 SE 13TH PL
006	869140	0420	10/13/06	\$937,500	3970	0	10	2006	3	7777	N	N	27241 SE 13TH PL
006	062942	0330	11/13/06	\$969,950	3980	0	10	2006	3	7800	N	N	2116 263RD PL SE
006	869136	0110	6/7/07	\$961,500	3990	0	10	1999	3	10195	N	N	1316 268TH WAY SE
006	869136	0110	12/2/06	\$900,000	3990	0	10	1999	3	10195	N	N	1316 268TH WAY SE
006	062942	0320	12/6/05	\$828,000	3990	0	10	2005	3	7708	N	N	2122 263RD PL SE
006	869136	0760	4/25/07	\$937,500	4000	0	10	2001	3	12363	N	N	1101 268TH WAY SE
006	009803	0220	7/23/07	\$835,000	4000	0	10	2006	3	9763	N	N	27513 SE 31ST PL
006	869136	0730	6/6/06	\$900,000	4040	0	10	2000	3	11233	N	N	1112 268TH WAY SE
006	009803	0380	5/22/06	\$850,915	4068	0	10	2006	3	10365	N	N	27538 SE 29TH CT
006	009802	0420	3/21/06	\$885,000	4070	0	10	2005	3	8727	N	N	27508 SE 30TH ST
006	009802	0580	4/5/05	\$744,950	4070	0	10	2004	3	10106	N	N	3008 277TH PL SE
006	009802	0600	3/29/05	\$799,950	4070	0	10	2004	3	9430	N	N	3013 278TH CT SE
006	009802	0630	6/20/05	\$814,950	4070	0	10	2004	3	10976	N	N	3033 278TH CT SE
006	009803	0640	11/20/06	\$879,950	4070	0	10	2005	3	8760	N	N	27623 SE 28TH PL

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	869133	0330	11/6/06	\$844,000	4080	0	10	1998	3	10295	N	N	1773 267TH CT SE
006	009802	0680	12/7/05	\$899,950	4080	0	10	2004	3	8520	N	N	3010 278TH CT SE
006	009802	0480	10/11/05	\$920,000	4090	0	10	2005	3	11225	N	N	27547 SE 30TH ST
006	009800	0720	2/9/07	\$1,050,000	4100	0	10	2001	3	16647	N	N	27719 SE 26TH WAY
006	009802	0020	12/22/05	\$833,000	4100	0	10	2004	3	7642	N	N	2823 278TH AVE SE
006	009802	0610	7/13/05	\$824,950	4100	0	10	2005	3	10908	N	N	3021 278TH CT SE
006	009803	0190	6/6/06	\$869,950	4100	0	10	2006	3	11736	N	N	27520 SE 31ST PL
006	009803	0350	12/21/06	\$895,000	4100	0	10	2006	3	8074	N	N	27523 SE 29TH CT
006	009803	0360	3/21/07	\$909,950	4100	0	10	2006	3	8860	N	N	27531 SE 29TH CT
006	009802	0400	12/13/05	\$798,950	4130	0	10	2005	3	7159	N	N	27524 SE 30TH ST
006	009800	0950	10/19/05	\$1,250,000	4140	0	10	2005	3	14757	Y	N	27739 SE 24TH WAY
006	062942	0020	8/3/05	\$892,500	4160	0	10	2005	3	6823	N	N	2007 263RD PL SE
006	009800	0570	5/8/06	\$1,000,000	4180	0	10	2004	3	15628	N	N	2311 277TH AVE SE
006	009800	0570	3/18/05	\$937,950	4180	0	10	2004	3	15628	N	N	2311 277TH AVE SE
006	009800	0770	5/26/05	\$920,000	4180	0	10	2003	3	14344	N	N	2439 279TH DR SE
006	062941	0290	6/17/05	\$860,000	4230	0	10	2003	3	9364	N	N	25943 SE 22ND PL
006	062942	0010	4/1/05	\$882,243	4230	0	10	2005	3	9182	N	N	1935 263RD PL SE
006	869131	0780	6/27/05	\$865,000	4250	0	10	1998	3	10455	N	N	2140 266TH CT SE
006	009802	0640	9/20/05	\$869,950	4270	0	10	2005	3	11218	N	N	3037 278TH CT SE
006	009803	0330	3/9/07	\$909,950	4270	0	10	2006	3	8126	N	N	27507 SE 29TH CT
006	009800	0010	7/31/07	\$1,195,000	4280	0	10	2002	3	13303	N	N	27803 SE 26TH WAY
006	009800	0010	7/20/07	\$1,195,000	4280	0	10	2002	3	13303	N	N	27803 SE 26TH WAY
006	009800	0620	8/15/06	\$1,030,000	4280	0	10	2003	3	18723	N	N	2419 277TH AVE SE
006	009800	1200	9/6/05	\$1,199,950	4300	0	10	2004	3	19315	N	N	2301 279TH DR SE
006	009800	0490	12/20/06	\$1,300,000	4310	0	10	2006	3	13690	N	N	2115 277TH AVE SE
006	009800	0550	6/21/05	\$1,020,000	4330	0	10	2004	3	13884	N	N	2151 277TH AVE SE
006	009800	1230	5/22/06	\$1,110,000	4330	0	10	2005	3	15709	N	N	2319 279TH DR SE
006	062942	0040	12/20/05	\$889,700	4350	0	10	2005	3	6989	N	N	2019 263RD PL SE
006	009802	0620	8/26/05	\$819,950	4380	0	10	2004	3	10072	N	N	3029 278TH CT SE
006	009800	0960	3/11/05	\$1,199,950	4400	0	10	2003	3	16625	Y	N	27747 SE 24TH WAY
006	062942	0360	3/1/06	\$995,000	4420	0	10	2006	3	7800	N	N	2028 263RD PL SE

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	062942	0030	7/8/05	\$898,000	4470	0	10	2005	3	6825	N	N	2013 263RD PL SE
006	009800	0900	8/22/07	\$1,250,000	4520	0	10	2002	3	17168	N	N	2424 277TH AVE SE
006	009800	0640	8/11/06	\$1,095,000	4540	0	10	2003	3	19098	N	N	2431 277TH AVE SE
006	009800	1130	1/28/05	\$1,140,000	4540	0	10	2004	3	18167	Y	N	2302 277TH AVE SE
006	009800	0750	12/8/05	\$1,085,000	4550	0	10	2004	3	15959	N	N	2429 279TH DR SE
006	869136	0220	3/29/06	\$1,140,000	4560	0	10	1999	3	12588	N	N	1235 269TH AVE SE
006	009800	0980	4/13/05	\$890,000	4570	0	10	2002	3	16219	N	N	2444 278TH CT SE
006	009800	0110	5/16/05	\$1,275,000	4630	0	10	2003	3	16940	Y	N	2440 279TH DR SE
006	869136	0290	4/26/06	\$987,500	4770	0	10	2000	3	17714	N	N	1130 269TH AVE SE
006	009800	0390	2/27/06	\$962,000	4790	0	10	2004	3	14827	N	N	2028 277TH AVE SE
006	009800	1170	10/26/06	\$1,455,000	4840	0	10	2006	3	15783	N	N	2135 279TH DR SE
006	009800	0480	7/13/06	\$1,299,950	4890	0	10	2005	3	13684	N	N	2109 277TH AVE SE
006	009800	0300	1/4/07	\$1,500,000	4950	0	10	2006	3	14942	N	N	2114 279TH DR SE
006	009800	1110	1/26/05	\$1,100,000	5050	0	10	2004	3	16696	Y	N	27706 SE 24TH WAY
006	009800	0420	11/22/05	\$955,000	5210	0	10	2004	3	13003	N	N	2010 277TH AVE SE
006	864422	0100	6/28/06	\$725,000	2900	0	11	1993	3	18365	N	N	3602 264TH AVE SE
006	062940	0250	9/16/05	\$745,000	2980	0	11	1996	3	16141	N	N	25950 SE 27TH ST
006	062940	0440	11/13/07	\$767,500	3040	0	11	1996	3	12573	N	N	25931 SE 22ND PL
006	062940	0620	2/25/05	\$714,000	3100	0	11	1996	3	13129	N	N	25877 SE 22ND PL
006	864422	0140	6/7/05	\$680,000	3120	0	11	1993	3	24508	N	N	3515 264TH AVE SE
006	864420	0400	8/17/06	\$780,000	3150	0	11	1989	3	22687	N	N	3322 263RD AVE SE
006	864421	0280	1/11/05	\$630,500	3150	0	11	1990	3	13208	N	N	3337 259TH PL SE
006	864422	0080	9/1/05	\$759,000	3180	0	11	1994	3	28670	N	N	3618 264TH AVE SE
006	062940	0500	12/11/06	\$850,000	3190	0	11	1996	3	11223	N	N	25890 SE 22ND PL
006	062940	0640	3/19/07	\$879,950	3190	0	11	1995	3	12449	N	N	25889 SE 22ND PL
006	869136	0050	9/7/05	\$760,000	3210	0	11	1999	3	14149	N	N	26815 SE 14TH CT
006	864422	0040	3/1/05	\$650,000	3270	0	11	1994	3	19484	N	N	26135 SE 36TH CT
006	062940	0550	5/16/06	\$890,000	3290	0	11	1996	3	12497	N	N	25864 SE 22ND PL
006	864420	0020	3/2/06	\$700,000	3310	0	11	1989	3	22901	N	N	26350 SE 33RD ST
006	062940	0590	5/16/06	\$905,000	3380	0	11	1997	3	16451	N	N	25850 SE 22ND PL
006	869131	0070	9/5/06	\$900,000	3380	0	11	1999	3	10576	N	N	26958 SE 22ND WAY

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	864420	0300	3/21/07	\$815,000	3400	0	11	1989	3	22155	N	N	3338 262ND AVE SE
006	864420	0050	7/5/07	\$924,950	3420	0	11	1991	3	58592	N	N	3212 263RD CT SE
006	062940	0470	4/27/06	\$885,000	3420	0	11	1997	3	17977	N	N	25922 SE 22ND PL
006	864421	0360	3/3/06	\$749,500	3480	0	11	1990	3	17337	N	N	3320 258TH AVE SE
006	864422	0170	3/9/05	\$682,500	3480	0	11	1994	3	18020	N	N	3605 264TH AVE SE
006	864422	0230	6/20/07	\$925,000	3560	0	11	1994	3	17035	N	N	3525 262ND AVE SE
006	062940	0230	10/17/05	\$795,000	3640	0	11	1995	3	12258	N	N	2730 258TH PL SE
006	712200	0290	4/7/06	\$790,000	3810	0	11	1993	3	20380	N	N	4437 238TH PL SE
006	062940	0290	6/13/05	\$855,000	3820	0	11	1996	3	20317	N	N	2618 259TH CT SE
006	712200	0050	7/10/07	\$837,500	3890	0	11	1994	3	19789	N	N	23819 SE 44TH CT
006	062940	0030	3/25/05	\$783,000	3900	0	11	1995	3	15102	N	N	25750 SE 27TH ST
006	062940	0630	8/11/06	\$970,000	3930	0	11	1996	3	18481	N	N	25883 SE 22ND PL
006	062940	0630	6/27/05	\$855,000	3930	0	11	1996	3	18481	N	N	25883 SE 22ND PL
006	869136	0780	11/6/07	\$1,175,000	4000	0	11	2000	3	10386	N	N	1113 268TH WAY SE
006	869136	0770	7/20/07	\$1,100,000	4060	0	11	2000	3	13424	N	N	1105 268TH WAY SE
006	062940	0650	3/12/05	\$790,000	4070	0	11	1996	3	17024	N	N	2219 259TH PL SE
006	062940	0280	7/26/05	\$829,000	4080	0	11	1995	3	19161	N	N	2622 259TH CT SE
006	009800	0170	4/5/05	\$1,665,950	4210	0	11	2004	3	25951	Y	N	27906 SE 24TH WAY
006	009800	0880	10/26/06	\$1,150,000	4220	0	11	2001	3	17679	Y	N	2436 277TH AVE SE
006	009800	0590	8/15/06	\$1,275,000	4340	0	11	2005	3	14127	N	N	2401 277TH AVE SE
006	009800	0500	5/24/06	\$1,230,000	4540	0	11	2006	3	13696	N	N	2121 277TH AVE SE
006	009800	0580	10/8/05	\$1,150,000	4540	0	11	2005	3	15202	N	N	2317 277TH AVE SE
006	009800	0100	11/27/06	\$1,140,000	4610	0	11	2004	3	17584	Y	N	2446 279TH DR SE
006	009800	0540	6/21/05	\$1,085,000	4620	0	11	2004	3	13721	N	N	2145 277TH AVE SE
006	009800	0130	6/2/06	\$1,749,000	4630	0	11	2005	3	24054	Y	N	2432 279TH DR SE
006	009800	1240	8/18/06	\$1,346,950	4630	0	11	2005	3	14479	N	N	2325 279TH DR SE
006	009800	0910	9/14/06	\$1,295,000	4880	0	11	2002	3	18515	Y	N	2418 277TH AVE SE
006	009800	0030	10/16/06	\$1,020,000	5210	0	11	2002	3	12946	N	N	27815 SE 26TH WAY
006	009800	0780	11/7/07	\$1,200,000	5210	0	11	2002	3	16531	N	N	2445 279TH DR SE
006	009800	0080	4/12/06	\$1,140,000	5220	1130	11	2003	3	23029	N	N	27915 SE 26TH ST
006	009800	0360	9/19/06	\$1,175,000	5220	0	11	2004	3	13664	N	N	2046 277TH AVE SE

Improved Sales Used in this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	009800	0140	2/14/07	\$1,362,500	5270	0	11	2003	3	23143	Y	N	27917 SE 24TH WAY
006	062940	0090	7/21/05	\$1,048,000	5290	0	11	1997	3	26979	N	N	25716 SE 27TH ST
006	712200	0090	8/23/06	\$1,090,000	5780	430	11	1982	3	69027	N	N	4432 238TH PL SE
006	712200	0120	7/11/06	\$1,025,900	3980	0	12	1990	3	17000	N	N	4470 238TH PL SE
006	009800	0150	2/16/05	\$1,625,000	4930	0	12	2004	3	22093	Y	N	27922 SE 24TH WAY
006	009800	1120	11/5/07	\$1,779,950	4930	0	12	2006	3	21463	Y	N	2308 277TH AVE SE
006	009800	0190	6/28/06	\$1,484,402	4960	0	12	2006	3	17771	Y	N	2330 279TH DR SE

**Improved Sales Removed from this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)**

Sub Area	Major	Minor	Sale Date	Sale Price	Comments
005	012406	9007	1/17/06	\$1,750,000	SAS DIAGNOSTIC OUTLIER
005	022406	9034	3/24/06	\$855,000	DOR RATIO;%COMPL;MOBILE HOME
005	022406	9047	7/5/06	\$1,150,000	%COMPL
005	022406	9051	1/19/06	\$300,000	DOR RATIO
005	022406	9077	1/21/06	\$519,000	ESTATE ADMIN, GUARDIAN, OR EXECUTOR
005	022406	9092	12/9/05	\$175,000	DOR RATIO
005	022406	9095	3/7/05	\$875,000	DOR RATIO
005	022406	9100	9/12/07	\$890,000	RELATED PARTY, FRIEND, OR NEIGHBOR
005	022406	9112	2/26/07	\$1,462,657	SAS DIAGNOSTIC OUTLIER
005	022406	9116	11/22/05	\$435,000	RELOCATION - SALE TO SERVICE
005	022406	9155	9/20/05	\$770,000	SAS DIAGNOSTIC OUTLIER
005	022406	9161	9/16/05	\$1,395,000	SAS DIAGNOSTIC OUTLIER
005	029376	0210	10/25/05	\$995,000	RELOCATION - SALE TO SERVICE
005	029376	0320	8/12/05	\$807,500	SAS DIAGNOSTIC OUTLIER
005	029376	0490	1/26/06	\$111,000	DOR RATIO
005	030500	0020	4/27/05	\$449,950	SAS DIAGNOSTIC OUTLIER
005	030500	0240	6/22/05	\$490,000	BANKRUPTCY - RECEIVER OR TRUSTEE
005	030500	0330	7/5/05	\$511,500	RELOCATION - SALE TO SERVICE
005	030500	0400	1/13/05	\$484,000	RELOCATION - SALE TO SERVICE
005	030501	0130	1/20/05	\$455,000	SAS DIAGNOSTIC OUTLIER
005	031850	0120	1/12/05	\$454,000	ESTATE ADMIN, GUARDIAN, OR EXECUTOR
005	032406	9004	4/30/07	\$1,255,000	UNFIN AREA
005	032406	9046	6/28/07	\$134,999	DOR RATIO;UNFIN AREA
005	032406	9053	10/27/06	\$615,000	ESTATE ADMIN, GUARDIAN, OR EXECUTOR
005	032406	9082	8/11/06	\$380,000	SAS DIAGNOSTIC OUTLIER
005	032406	9083	3/14/05	\$366,600	QUESTIONABLE PER APPRAISAL
005	032406	9099	5/12/06	\$715,000	ESTATE ADMIN, GUARDIAN, OR EXECUTOR
005	042406	9046	6/3/05	\$894,950	IMP COUNT
005	042406	9076	12/14/07	\$1,710,000	SAS DIAGNOSTIC OUTLIER
005	042406	9091	3/23/05	\$257,500	SAS DIAGNOSTIC OUTLIER
005	042406	9112	6/5/06	\$940,000	SAS DIAGNOSTIC OUTLIER
005	042406	9218	2/8/06	\$131,753	DOR RATIO;QUIT CLAIM DEED
005	042406	9221	11/16/05	\$154,616	DOR RATIO
005	042406	9227	3/6/07	\$799,000	OBSOL
005	042406	9264	10/25/05	\$691,000	RELOCATION - SALE TO SERVICE
005	042406	9278	5/17/07	\$410,000	QUESTIONABLE PER APPRAISAL
005	042406	9278	3/23/05	\$257,500	QUESTIONABLE PER APPRAISAL
005	052406	9014	6/8/06	\$4,000,000	EXEMPT FROM EXCISE TAX
005	052406	9032	9/18/07	\$590,000	OBSOL
005	052406	9119	3/17/06	\$1,225,000	SAS DIAGNOSTIC OUTLIER
005	054910	0010	2/8/06	\$1,025,000	SAS DIAGNOSTIC OUTLIER
005	054910	0030	4/26/05	\$551,000	ESTATE ADMIN, GUARDIAN, OR EXECUTOR
005	062960	0050	6/23/05	\$455,500	SAS DIAGNOSTIC OUTLIER
005	062960	0050	4/7/06	\$365,000	QUESTIONABLE PER APPRAISAL
005	082406	9142	5/3/05	\$395,100	SAS DIAGNOSTIC OUTLIER

**Improved Sales Removed from this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)**

Sub Area	Major	Minor	Sale Date	Sale Price	Comments
005	082406	9169	11/23/05	\$595,000	DOR RATIO;IMP COUNT;OBSOL
005	092406	9030	7/6/05	\$464,990	RELOCATION - SALE TO SERVICE
005	092406	9041	8/10/06	\$1,600,000	SAS DIAGNOSTIC OUTLIER
005	092406	9072	6/21/06	\$1,299,000	SAS DIAGNOSTIC OUTLIER
005	092406	9083	10/23/07	\$498,000	SAS DIAGNOSTIC OUTLIER
005	092406	9107	10/30/07	\$1,300,000	IMP COUNT
005	092406	9113	1/17/07	\$580,000	ESTATE ADMIN, GUARDIAN, OR EXECUTOR
005	092406	9115	5/31/05	\$375,000	IMP COUNT
005	092406	9137	11/21/05	\$340,850	SAS DIAGNOSTIC OUTLIER
005	092406	9143	9/26/05	\$1,400,000	IMP COUNT;%COMPL;UNFIN AREA
005	092406	9149	10/11/06	\$1,100,000	Tear Down
005	092406	9174	9/12/07	\$700,000	SAS DIAGNOSTIC OUTLIER
005	092406	9185	6/4/07	\$500,000	SAS DIAGNOSTIC OUTLIER
005	092406	9199	8/15/05	\$200,000	DOR RATIO;%COMPL
005	092406	9224	12/10/07	\$1,100,000	SAS DIAGNOSTIC OUTLIER
005	092406	9225	11/28/07	\$995,000	Tear Down
005	102406	9031	2/1/05	\$480,000	IMP. CHARACTERISTICS CHANGED SINCE SALE
005	102406	9043	6/29/07	\$651,000	SAS DIAGNOSTIC OUTLIER
005	102406	9070	3/9/06	\$645,000	ACTIVE PERMIT BEFORE SALE>25K
005	102406	9070	6/15/05	\$610,000	ACTIVE PERMIT BEFORE SALE>25K
005	102406	9076	6/9/07	\$590,000	RELOCATION - SALE TO SERVICE
005	102406	9098	8/15/07	\$396,000	SAS DIAGNOSTIC OUTLIER
005	102406	9115	4/7/06	\$580,000	SAS DIAGNOSTIC OUTLIER
005	102406	9125	10/12/05	\$490,000	RELOCATION - SALE TO SERVICE
005	102406	9127	9/12/05	\$351,000	Double Sales
005	102406	9134	6/8/06	\$447,000	SAS DIAGNOSTIC OUTLIER
005	102406	9162	6/10/05	\$555,000	SAS DIAGNOSTIC OUTLIER
005	112406	9026	8/10/07	\$1,275,000	OPEN SPACE
005	112406	9026	12/20/05	\$995,000	OPEN SPACE
005	112406	9029	9/12/05	\$900,000	SAS DIAGNOSTIC OUTLIER
005	112406	9039	4/21/06	\$1,530,000	Tear Down
005	112406	9044	4/21/06	\$1,500,000	Tear Down
005	112406	9049	4/21/06	\$1,500,000	OPEN SPACE DESIGNATION
005	112406	9058	4/21/06	\$944,700	SAS DIAGNOSTIC OUTLIER
005	112406	9064	7/7/06	\$550,000	SAS DIAGNOSTIC OUTLIER
005	112406	9068	4/21/06	\$1,585,000	Tear Down
005	113750	0070	6/12/07	\$775,000	SAS DIAGNOSTIC OUTLIER
005	138510	0350	8/29/06	\$1,000,000	RELOCATION - SALE TO SERVICE
005	144160	0030	3/25/05	\$239,500	DOR RATIO
005	144160	0060	11/11/05	\$989,000	SAS DIAGNOSTIC OUTLIER
005	144160	0080	4/27/06	\$1,037,000	SAS DIAGNOSTIC OUTLIER
005	144160	0090	1/2/07	\$945,000	SAS DIAGNOSTIC OUTLIER
005	144160	0100	12/1/05	\$995,000	SAS DIAGNOSTIC OUTLIER
005	144160	0120	6/19/07	\$1,450,000	ACTIVE PERMIT BEFORE SALE>25K;%COMPL
005	144160	0140	12/20/05	\$1,018,000	SAS DIAGNOSTIC OUTLIER

**Improved Sales Removed from this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)**

Sub Area	Major	Minor	Sale Date	Sale Price	Comments
005	144160	0160	11/15/05	\$927,950	SAS DIAGNOSTIC OUTLIER
005	144160	0170	9/2/05	\$985,000	SAS DIAGNOSTIC OUTLIER
005	144160	0270	3/30/06	\$939,950	SAS DIAGNOSTIC OUTLIER
005	144160	0290	10/18/05	\$945,950	SAS DIAGNOSTIC OUTLIER
005	152406	9038	5/9/06	\$1,600,000	Tear Down
005	152406	9058	6/2/07	\$589,500	SAS DIAGNOSTIC OUTLIER
005	217750	0030	8/23/05	\$215,000	DOR RATIO
005	217750	0035	4/27/05	\$499,000	DOR RATIO
005	217750	0146	1/5/05	\$460,000	%COMPL
005	217750	0200	8/22/05	\$44,994	DOR RATIO;%COMPL
005	217750	0200	2/1/05	\$299,950	DOR RATIO;%COMPL
005	217750	0330	5/25/05	\$899,000	SAS DIAGNOSTIC OUTLIER
005	222406	9048	10/10/07	\$1,270,000	DOR RATIO;PREVIMP<=25K
005	222406	9098	9/28/07	\$2,112,000	Tear Down
005	253750	0180	3/8/05	\$490,000	SAS DIAGNOSTIC OUTLIER
005	255330	0530	3/7/05	\$489,000	SAS DIAGNOSTIC OUTLIER
005	255330	0550	1/18/05	\$400,800	SAS DIAGNOSTIC OUTLIER
005	255990	0030	2/20/07	\$675,000	SAS DIAGNOSTIC OUTLIER
005	278210	0250	2/2/06	\$599,950	RELOCATION - SALE TO SERVICE
005	329561	0150	4/20/07	\$650,000	QUESTIONABLE PER APPRAISAL
005	329960	0020	6/13/06	\$707,000	RELOCATION - SALE TO SERVICE
005	329960	0140	11/22/07	\$313,000	DOR RATIO
005	329961	0440	5/11/07	\$883,000	RELOCATION - SALE TO SERVICE
005	329971	0120	10/18/07	\$900,000	ACTIVE PERMIT BEFORE SALE>25K;%COMPL
005	329971	0130	11/15/07	\$889,000	ACTIVE PERMIT BEFORE SALE>25K;%COMPL
005	357000	0050	8/28/05	\$649,950	UNFIN AREA
005	357000	0130	12/5/07	\$225,000	DOR RATIO
005	395680	0190	6/13/05	\$2,550,000	SAS DIAGNOSTIC OUTLIER
005	422125	0040	2/8/05	\$351,255	SAS DIAGNOSTIC OUTLIER
005	422125	0140	2/25/05	\$392,500	SAS DIAGNOSTIC OUTLIER
005	422125	0170	6/20/06	\$551,000	RELOCATION - SALE TO SERVICE
005	422125	0220	4/4/05	\$427,000	SAS DIAGNOSTIC OUTLIER
005	422125	0330	5/16/05	\$460,000	RELOCATION - SALE TO SERVICE
005	422127	0100	8/15/06	\$555,000	QUIT CLAIM DEED
005	422127	0230	3/14/05	\$366,775	SAS DIAGNOSTIC OUTLIER
005	440360	0160	6/14/05	\$810,000	UNFIN AREA
005	440360	0240	8/23/05	\$729,000	SAS DIAGNOSTIC OUTLIER
005	440360	0250	3/14/06	\$750,000	SAS DIAGNOSTIC OUTLIER
005	513770	0010	10/30/06	\$315,549	DOR RATIO;SEGREGATION AND/OR MERGER
005	513770	0040	12/19/07	\$869,950	ACTIVE PERMIT BEFORE SALE>25K
005	513770	0060	12/5/07	\$850,000	ACTIVE PERMIT BEFORE SALE>25K;%COMPL
005	540650	0260	4/17/07	\$586,000	BANKRUPTCY - RECEIVER OR TRUSTEE
005	540650	0260	2/14/07	\$595,000	EXEMPT FROM EXCISE TAX
005	572650	0020	6/12/06	\$486,000	SAS DIAGNOSTIC OUTLIER
005	572650	0180	1/27/06	\$419,950	SAS DIAGNOSTIC OUTLIER

**Improved Sales Removed from this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)**

Sub Area	Major	Minor	Sale Date	Sale Price	Comments
005	612700	0180	2/1/07	\$520,000	SAS DIAGNOSTIC OUTLIER
005	612700	0210	8/21/06	\$549,000	SAS DIAGNOSTIC OUTLIER
005	612700	0340	4/5/07	\$630,000	SAS DIAGNOSTIC OUTLIER
005	612700	0340	2/24/07	\$630,000	RELOCATION - SALE TO SERVICE
005	612700	0530	8/7/07	\$775,000	SAS DIAGNOSTIC OUTLIER
005	612700	0570	2/22/05	\$479,500	SAS DIAGNOSTIC OUTLIER
005	612700	0640	5/22/06	\$667,500	RELOCATION - SALE TO SERVICE
005	612700	0670	6/17/05	\$475,500	SAS DIAGNOSTIC OUTLIER
005	612700	0730	3/24/05	\$495,500	SAS DIAGNOSTIC OUTLIER
005	612700	1120	3/29/07	\$590,000	SAS DIAGNOSTIC OUTLIER
005	612700	1130	6/12/07	\$500,000	SAS DIAGNOSTIC OUTLIER
005	612701	0160	6/1/06	\$531,000	SAS DIAGNOSTIC OUTLIER
005	612701	0200	10/17/07	\$535,000	SAS DIAGNOSTIC OUTLIER
005	612701	0270	6/14/06	\$510,000	SAS DIAGNOSTIC OUTLIER
005	612701	0300	5/19/06	\$485,000	SAS DIAGNOSTIC OUTLIER
005	612701	0330	4/18/07	\$520,000	SAS DIAGNOSTIC OUTLIER
005	612701	0570	2/9/07	\$570,000	SAS DIAGNOSTIC OUTLIER
005	612701	0690	9/21/07	\$581,000	SAS DIAGNOSTIC OUTLIER
005	644580	0120	8/15/06	\$649,000	SAS DIAGNOSTIC OUTLIER
005	644580	0140	12/19/05	\$300,000	DOR RATIO
005	644580	0140	10/26/05	\$148,477	DOR RATIO;MULTI-PARCEL SALE
005	644600	0035	7/19/05	\$374,950	SAS DIAGNOSTIC OUTLIER
005	644620	0170	11/15/05	\$424,950	SAS DIAGNOSTIC OUTLIER
005	644620	0240	4/18/06	\$630,000	RELOCATION - SALE TO SERVICE
005	644620	0340	12/18/07	\$930,900	SAS DIAGNOSTIC OUTLIER
005	644620	0365	6/14/05	\$425,000	SAS DIAGNOSTIC OUTLIER
005	670585	0180	2/1/05	\$529,900	SAS DIAGNOSTIC OUTLIER
005	670585	0290	2/3/05	\$505,900	SAS DIAGNOSTIC OUTLIER
005	670587	0060	6/24/05	\$665,000	RELOCATION - SALE TO SERVICE
005	679090	0210	7/26/06	\$484,000	SAS DIAGNOSTIC OUTLIER
005	679095	0150	11/1/06	\$875,000	DOUBLE SALES
005	679095	0210	2/10/05	\$575,000	SAS DIAGNOSTIC OUTLIER
005	679099	0050	5/16/05	\$492,000	RELOCATION - SALE TO SERVICE
005	679100	0600	3/12/05	\$345,000	ESTATE ADMIN, GUARDIAN, OR EXECUTOR
005	679100	0800	9/6/06	\$502,000	SAS DIAGNOSTIC OUTLIER
005	679100	0990	2/17/05	\$356,000	SAS DIAGNOSTIC OUTLIER
005	679120	0060	3/11/07	\$509,000	SAS DIAGNOSTIC OUTLIER
005	679120	0160	3/23/06	\$444,000	SAS DIAGNOSTIC OUTLIER
005	679120	0180	8/19/05	\$487,500	SAS DIAGNOSTIC OUTLIER
005	679330	0020	1/20/05	\$569,950	ACTIVE PERMIT BEFORE SALE>25K
005	679510	0380	7/10/07	\$1,355,000	SAS DIAGNOSTIC OUTLIER
005	679510	0420	10/9/07	\$476,000	RELATED PARTY, FRIEND, OR NEIGHBOR
005	719780	0440	2/22/05	\$362,000	SAS DIAGNOSTIC OUTLIER
005	730020	0130	4/20/07	\$790,000	RELOCATION - SALE TO SERVICE
005	730020	0460	9/13/07	\$10,000	DOR RATIO

**Improved Sales Removed from this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)**

Sub Area	Major	Minor	Sale Date	Sale Price	Comments
005	738470	0020	8/18/05	\$1,400,000	SAS DIAGNOSTIC OUTLIER
005	738470	0030	2/1/05	\$1,087,500	SAS DIAGNOSTIC OUTLIER
005	738470	0040	10/18/06	\$1,200,000	SAS DIAGNOSTIC OUTLIER
005	752540	0090	1/4/06	\$400,000	RELATED PARTY, FRIEND, OR NEIGHBOR
005	752540	0160	4/6/07	\$669,000	SAS DIAGNOSTIC OUTLIER
005	752541	0050	9/9/05	\$118,387	DOR RATIO
005	752541	0090	7/20/07	\$485,621	QUIT CLAIM DEED
005	752553	0010	2/11/05	\$559,000	SAS DIAGNOSTIC OUTLIER
005	752553	0010	6/14/06	\$242,976	DOR RATIO
005	752553	0070	5/19/05	\$708,400	ESTATE ADMIN, GUARDIAN, OR EXECUTOR
005	752553	0380	2/18/05	\$858,000	SAS DIAGNOSTIC OUTLIER
005	752650	0100	5/4/07	\$900,000	RELOCATION - SALE TO SERVICE
005	752650	0110	3/24/05	\$781,643	SAS DIAGNOSTIC OUTLIER
005	752720	0110	4/5/05	\$348,975	SAS DIAGNOSTIC OUTLIER
005	752740	0110	12/12/07	\$171,747	DOR RATIO
005	755960	0070	4/23/07	\$534,950	SAS DIAGNOSTIC OUTLIER
005	755960	0550	5/4/06	\$163,406	DOR RATIO
005	809980	0110	1/10/05	\$270,000	SAS DIAGNOSTIC OUTLIER
005	809980	0290	5/21/07	\$450,000	SAS DIAGNOSTIC OUTLIER
005	809980	0330	5/24/07	\$265,800	QUESTIONABLE PER APPRAISAL
005	809980	0690	5/29/07	\$550,000	SAS DIAGNOSTIC OUTLIER
005	809990	0100	4/13/06	\$90,474	DOR RATIO
005	809990	0180	6/8/07	\$505,000	SAS DIAGNOSTIC OUTLIER
005	809990	0260	1/11/05	\$345,950	SAS DIAGNOSTIC OUTLIER
005	809990	0360	9/26/05	\$319,000	SAS DIAGNOSTIC OUTLIER
005	809990	0490	4/10/05	\$390,000	ESTATE ADMIN, GUARDIAN, OR EXECUTOR
005	809990	0500	5/1/07	\$497,000	SAS DIAGNOSTIC OUTLIER
005	809990	0500	3/28/05	\$340,000	RELATED PARTY, FRIEND, OR NEIGHBOR
005	812010	0200	3/3/05	\$610,000	SAS DIAGNOSTIC OUTLIER
005	812010	0210	6/23/05	\$549,950	SAS DIAGNOSTIC OUTLIER
005	812360	0080	2/4/05	\$595,000	SAS DIAGNOSTIC OUTLIER
005	856490	0005	2/14/07	\$400,000	QUESTIONABLE PER APPRAISAL
005	864990	0020	2/24/05	\$528,553	SAS DIAGNOSTIC OUTLIER
005	864990	0060	3/22/05	\$559,000	SAS DIAGNOSTIC OUTLIER
005	864990	0160	4/18/06	\$655,000	RELOCATION - SALE TO SERVICE
005	864990	0170	1/14/05	\$483,900	SAS DIAGNOSTIC OUTLIER
005	864990	0190	7/20/05	\$525,500	SAS DIAGNOSTIC OUTLIER
005	883570	0230	1/20/05	\$815,000	RELOCATION - SALE TO SERVICE
005	951095	0010	5/18/06	\$860,000	IMP COUNT
005	957813	0040	7/14/05	\$601,800	SAS DIAGNOSTIC OUTLIER
005	957813	0110	7/20/05	\$598,800	SAS DIAGNOSTIC OUTLIER
006	009800	0110	5/12/05	\$1,275,000	RELOCATION - SALE TO SERVICE
006	009800	0160	10/13/05	\$1,799,000	SAS DIAGNOSTIC OUTLIER
006	009800	0200	3/21/06	\$1,450,000	SAS DIAGNOSTIC OUTLIER
006	009800	0220	3/19/07	\$1,466,625	SAS DIAGNOSTIC OUTLIER

**Improved Sales Removed from this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)**

Sub Area	Major	Minor	Sale Date	Sale Price	Comments
006	009800	0290	6/27/07	\$1,750,950	SAS DIAGNOSTIC OUTLIER
006	009800	0350	2/18/05	\$1,010,000	SAS DIAGNOSTIC OUTLIER
006	009800	0390	11/7/05	\$996,667	RELOCATION - SALE TO SERVICE
006	009800	0410	1/21/05	\$989,990	SAS DIAGNOSTIC OUTLIER
006	009800	0450	2/7/05	\$920,990	SAS DIAGNOSTIC OUTLIER
006	009800	0460	4/4/05	\$904,990	SAS DIAGNOSTIC OUTLIER
006	009800	0470	4/11/05	\$947,000	SAS DIAGNOSTIC OUTLIER
006	009800	0570	5/8/06	\$1,000,000	RELOCATION - SALE TO SERVICE
006	009800	0690	3/1/05	\$890,000	RELOCATION - SALE TO SERVICE
006	009800	1080	1/24/05	\$1,199,950	SAS DIAGNOSTIC OUTLIER
006	009800	1160	11/8/07	\$1,350,000	ACTIVE PERMIT BEFORE SALE>25K;%COMPL
006	009800	1180	3/6/07	\$1,514,055	SAS DIAGNOSTIC OUTLIER
006	009802	0290	10/18/05	\$745,000	RELOCATION - SALE TO SERVICE
006	009803	0130	10/22/07	\$1,060,000	SAS DIAGNOSTIC OUTLIER
006	009803	0210	11/25/06	\$849,950	SAS DIAGNOSTIC OUTLIER
006	009803	0440	12/26/06	\$965,950	SAS DIAGNOSTIC OUTLIER
006	009803	0450	2/9/07	\$875,950	SAS DIAGNOSTIC OUTLIER
006	031840	0010	1/15/07	\$620,000	RELOCATION - SALE TO SERVICE
006	031840	0300	6/13/06	\$333,000	QUIT CLAIM DEED
006	062940	0260	8/30/05	\$163,186	DOR RATIO
006	062940	0280	7/25/05	\$829,000	RELOCATION - SALE TO SERVICE
006	062940	0470	2/7/05	\$708,600	SAS DIAGNOSTIC OUTLIER
006	062940	0620	2/22/05	\$714,000	RELOCATION - SALE TO SERVICE
006	062941	0200	5/26/06	\$732,000	RELOCATION - SALE TO SERVICE
006	062942	0150	3/4/05	\$575,990	SAS DIAGNOSTIC OUTLIER
006	062942	0150	2/15/06	\$680,000	RELOCATION - SALE TO SERVICE
006	062942	0350	7/18/06	\$1,022,000	SAS DIAGNOSTIC OUTLIER
006	114960	0040	10/5/06	\$663,950	RELOCATION - SALE TO SERVICE
006	114990	0210	8/13/07	\$760,000	SAS DIAGNOSTIC OUTLIER
006	114990	0210	8/9/07	\$760,000	RELOCATION - SALE TO SERVICE
006	115000	0060	5/26/06	\$709,900	RELOCATION - SALE TO SERVICE
006	115000	0250	4/26/07	\$820,000	SAS DIAGNOSTIC OUTLIER
006	115000	0340	4/22/05	\$445,000	SAS DIAGNOSTIC OUTLIER
006	115000	1340	9/30/05	\$450,000	RELATED PARTY, FRIEND, OR NEIGHBOR
006	122406	9051	12/2/05	\$345,800	SAS DIAGNOSTIC OUTLIER
006	142406	9023	2/8/06	\$650,000	SAS DIAGNOSTIC OUTLIER
006	142406	9023	3/13/07	\$1,900,000	DOR RATIO
006	142406	9041	3/13/07	\$596,000	IMP COUNT;MULTI-PARCEL SALE
006	152406	9036	8/10/07	\$1,430,000	ESTATE ADMIN, GUARDIAN, OR EXECUTOR
006	222406	9070	9/23/05	\$505,000	SAS DIAGNOSTIC OUTLIER
006	222406	9070	8/6/07	\$1,170,000	STATEMENT TO DOR
006	232406	9022	1/6/06	\$375,000	SAS DIAGNOSTIC OUTLIER
006	280600	0060	7/7/06	\$620,000	RELATED PARTY, FRIEND, OR NEIGHBOR
006	280600	0150	5/18/05	\$532,900	RELOCATION - SALE TO SERVICE
006	280600	0340	1/31/05	\$465,000	SAS DIAGNOSTIC OUTLIER

**Improved Sales Removed from this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)**

Sub Area	Major	Minor	Sale Date	Sale Price	Comments
006	280600	0390	1/28/05	\$486,900	RELATED PARTY, FRIEND, OR NEIGHBOR
006	327692	0010	3/27/06	\$35,000	DOR RATIO
006	327692	0400	9/4/07	\$1,150,000	QUESTIONABLE PER APPRAISAL
006	327693	0020	10/23/06	\$910,000	SAS DIAGNOSTIC OUTLIER
006	327693	0080	2/6/07	\$949,950	SAS DIAGNOSTIC OUTLIER
006	327693	0120	6/27/07	\$799,950	SAS DIAGNOSTIC OUTLIER
006	327693	0250	4/19/07	\$650,000	RELOCATION - SALE TO SERVICE
006	327693	0320	6/22/07	\$630,000	ESTATE ADMIN, GUARDIAN, OR EXECUTOR
006	327694	0010	1/29/07	\$860,000	STATEMENT TO DOR
006	327694	0010	12/1/06	\$860,000	RELOCATION - SALE TO SERVICE
006	352900	0110	8/19/05	\$490,000	RELOCATION - SALE TO SERVICE
006	352900	0560	9/9/05	\$405,000	RELOCATION - SALE TO SERVICE
006	390490	0620	8/17/05	\$522,000	RELOCATION - SALE TO SERVICE
006	390490	1670	6/30/05	\$342,000	RELOCATION - SALE TO SERVICE
006	390491	0260	7/26/05	\$388,000	SAS DIAGNOSTIC OUTLIER
006	390492	0320	8/29/05	\$500,000	RELOCATION - SALE TO SERVICE
006	390492	1265	3/18/05	\$325,000	RELATED PARTY, FRIEND, OR NEIGHBOR
006	390493	0530	8/15/05	\$275,000	SAS DIAGNOSTIC OUTLIER
006	390493	0700	9/30/06	\$21,700	DOR RATIO;STATEMENT TO DOR
006	390493	0900	7/13/06	\$579,000	SAS DIAGNOSTIC OUTLIER
006	390495	0190	7/19/05	\$393,950	RELOCATION - SALE TO SERVICE
006	390495	0270	5/11/07	\$480,000	RELATED PARTY, FRIEND, OR NEIGHBOR
006	390501	0010	3/17/05	\$447,000	SAS DIAGNOSTIC OUTLIER
006	390503	0250	2/26/07	\$526,000	RELOCATION - SALE TO SERVICE
006	390503	0910	7/23/07	\$174,708	DOR RATIO
006	390504	0760	2/7/05	\$390,000	BANKRUPTCY - RECEIVER OR TRUSTEE
006	390506	0090	4/6/05	\$400,000	RELOCATION - SALE TO SERVICE
006	390508	0300	11/26/05	\$474,950	RELOCATION - SALE TO SERVICE
006	390508	0630	8/31/06	\$165,500	DOR RATIO
006	390508	1900	9/23/05	\$445,000	RELOCATION - SALE TO SERVICE
006	390509	0230	6/29/06	\$619,900	RELOCATION - SALE TO SERVICE
006	390510	0370	2/28/05	\$382,500	DOUBLE SALES
006	390510	0710	6/17/05	\$151,095	DOR RATIO
006	390512	0030	11/17/06	\$370,000	QUIT CLAIM DEED
006	390512	0340	6/3/05	\$444,500	RELOCATION - SALE TO SERVICE
006	390512	0450	6/23/05	\$135,323	DOR RATIO
006	405730	0020	4/25/07	\$349,950	SAS DIAGNOSTIC OUTLIER
006	405730	0210	4/25/05	\$239,000	ESTATE ADMIN, GUARDIAN, OR EXECUTOR
006	807835	0260	6/8/05	\$450,000	RELOCATION - SALE TO SERVICE
006	807835	0460	7/26/05	\$460,300	ESTATE ADMIN, GUARDIAN, OR EXECUTOR
006	807838	0120	12/28/06	\$635,000	RELOCATION - SALE TO SERVICE
006	864420	0040	10/1/05	\$690,000	SAS DIAGNOSTIC OUTLIER
006	864420	0090	8/25/05	\$759,000	ESTATE ADMIN, GUARDIAN, OR EXECUTOR
006	864421	0640	1/21/05	\$630,000	RELOCATION - SALE TO SERVICE
006	864422	0105	2/9/05	\$290,000	DOR RATIO

**Improved Sales Removed from this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)**

Sub Area	Major	Minor	Sale Date	Sale Price	Comments
006	866505	0280	3/15/07	\$600,000	SAS DIAGNOSTIC OUTLIER
006	866505	0310	8/3/06	\$264,760	SAS DIAGNOSTIC OUTLIER
006	866505	0640	2/17/05	\$178,546	DOR RATIO
006	869130	0140	6/23/05	\$709,950	RELOCATION - SALE TO SERVICE
006	869130	0880	2/2/07	\$759,500	RELOCATION - SALE TO SERVICE
006	869130	1030	3/10/06	\$817,000	QUIT CLAIM DEED
006	869130	1080	2/2/06	\$787,000	RELOCATION - SALE TO SERVICE
006	869131	0120	8/2/05	\$668,330	SAS DIAGNOSTIC OUTLIER
006	869131	0130	4/15/05	\$674,000	SAS DIAGNOSTIC OUTLIER
006	869131	0130	4/15/05	\$674,000	RELOCATION - SALE TO SERVICE
006	869131	0260	9/26/05	\$800,000	RELOCATION - SALE TO SERVICE
006	869131	0360	2/4/05	\$679,000	SAS DIAGNOSTIC OUTLIER
006	869131	0830	3/16/05	\$715,000	SAS DIAGNOSTIC OUTLIER
006	869131	0830	3/16/05	\$715,000	RELOCATION - SALE TO SERVICE
006	869131	0910	4/14/05	\$777,500	SAS DIAGNOSTIC OUTLIER
006	869131	1000	11/2/05	\$728,000	RELOCATION - SALE TO SERVICE
006	869133	0700	8/22/05	\$739,900	RELOCATION - SALE TO SERVICE
006	869135	0030	6/27/05	\$580,000	SAS DIAGNOSTIC OUTLIER
006	869136	0330	10/14/05	\$817,000	RELOCATION - SALE TO SERVICE
006	869136	0560	5/6/06	\$805,000	RELOCATION - SALE TO SERVICE
006	869136	0690	5/24/06	\$780,000	RELOCATION - SALE TO SERVICE
006	869137	0040	3/20/05	\$639,950	SAS DIAGNOSTIC OUTLIER
006	869137	0040	3/20/05	\$639,950	RELOCATION - SALE TO SERVICE
006	869137	0050	3/10/06	\$739,950	RELOCATION - SALE TO SERVICE
006	869137	0430	8/22/05	\$637,000	RELOCATION - SALE TO SERVICE
006	869137	0440	5/9/06	\$729,000	RELOCATION - SALE TO SERVICE
006	869139	0110	1/11/05	\$579,950	RELOCATION - SALE TO SERVICE
006	869139	0150	5/22/06	\$750,000	RELOCATION - SALE TO SERVICE
006	869139	0270	2/23/07	\$731,000	RELOCATION - SALE TO SERVICE
006	869139	0580	1/7/06	\$720,000	RELOCATION - SALE TO SERVICE
006	869139	0740	11/5/05	\$584,990	SALE TO SERVICE; STATEMENT TO DOR
006	869139	0840	4/17/07	\$725,000	RELOCATION - SALE TO SERVICE
006	869139	0910	8/22/05	\$620,000	RELOCATION - SALE TO SERVICE
006	869139	0920	1/10/05	\$538,000	RELOCATION - SALE TO SERVICE
006	869139	0950	6/7/06	\$724,950	RELOCATION - SALE TO SERVICE
006	869139	1030	3/9/05	\$573,500	RELOCATION - SALE TO SERVICE
006	869139	1140	11/19/05	\$620,000	RELOCATION - SALE TO SERVICE
006	869139	1150	6/21/06	\$715,000	RELOCATION - SALE TO SERVICE
006	869139	1170	3/2/07	\$750,000	RELOCATION - SALE TO SERVICE
006	869139	1200	5/27/05	\$585,000	RELOCATION - SALE TO SERVICE
006	869139	1210	10/30/06	\$717,500	RELOCATION - SALE TO SERVICE
006	869139	1330	9/10/07	\$762,000	RELOCATION - SALE TO SERVICE
006	869140	0090	9/13/07	\$755,000	RELOCATION - SALE TO SERVICE
006	869140	0310	6/22/05	\$698,000	SAS DIAGNOSTIC OUTLIER
006	869140	0520	5/24/05	\$752,000	RELOCATION - SALE TO SERVICE

**Improved Sales Removed from this Annual Update Analysis
Area 69
(1 to 3 Unit Residences)**

Sub Area	Major	Minor	Sale Date	Sale Price	Comments
006	869140	0760	4/5/06	\$803,000	QUIT CLAIM DEED
006	869141	0250	5/20/06	\$719,990	RELOCATION - SALE TO SERVICE
006	869141	0520	8/9/05	\$650,000	SAS DIAGNOSTIC OUTLIER
006	894436	0370	5/9/07	\$498,000	SAS DIAGNOSTIC OUTLIER

**Vacant Sales Used in this Annual Update Analysis
Area 69**

Sub Area	Major	Minor	Sale Date	Sale Price	Lot Size	View	Water- front
005	022406	9066	3/5/2007	\$700,000	109335	N	N
005	022406	9130	9/20/2006	\$688,000	260053	N	N
005	022406	9196	9/26/2006	\$430,000	43370	N	N
005	042406	9241	6/14/2007	\$110,000	16155	N	N
005	052406	9012	11/30/2006	\$390,000	79279	N	N
005	052406	9113	7/12/2006	\$440,000	79279	N	N
005	082406	9115	6/29/2005	\$220,000	21000	N	N
005	082406	9170	11/3/2005	\$280,000	49222	Y	N
005	152406	9077	7/6/2007	\$1,200,000	217800	N	N
005	212406	9081	8/29/2005	\$436,500	108464	N	N
005	217750	0425	5/16/2006	\$395,000	17150	Y	Y
005	572650	0010	6/9/2005	\$90,000	15553	N	N
005	572650	0030	8/23/2005	\$110,000	14949	N	N
005	644580	0035	7/18/2005	\$225,000	30810	N	N
005	679510	0800	6/29/2006	\$900,000	194277	N	N
005	809980	0700	3/9/2007	\$310,000	70204	N	N
006	122406	9037	1/2/2007	\$540,000	223898	N	N
006	142406	9062	4/12/2005	\$27,000	43995	N	N

**Vacant Sales Removed from this Annual Update Analysis
Area 69**

Sub Area	Major	Minor	Sale Date	Sale Price	Comments
005	012406	9053	3/26/2007	\$1,200,000	GOVERNMENT AGENCY;
005	042406	9216	2/6/2006	\$891,000	DOR RATIO
005	082406	9212	6/13/2007	\$630,000	CHARACTERISTICS CHANGED SINCE SALE
005	092406	9192	9/26/2005	\$600,000	TRADE;
005	102406	9092	8/20/2005	\$252,000	MOBILE HOME;
005	112406	9057	4/21/2006	\$1,550,000	PRELIMINARY SHORTPLAT APPROVAL;
005	752650	0050	2/11/2005	\$336,000	MULTI-PARCEL SALE;
005	752650	0060	7/29/2005	\$295,000	DOR RATIO
005	752650	0060	7/13/2005	\$345,000	DOR RATIO
006	072407	9025	11/11/2005	\$400,000	BANKRUPTCY - RECEIVER OR TRUSTEE;
006	352730	0130	9/16/2006	\$900,000	PRELIMINARY SHORTPLAT APPROVAL;
006	679080	0010	12/12/2007	\$1,950,000	MULTI-PARCEL SALE;
006	869140	0020	6/23/2005	\$62,500	QUIT CLAIM DEED;

Client and Intended Use of the Appraisal:

*This mass appraisal report is intended for use only by the King County Assessor and other agencies or departments administering or confirming ad valorem property taxes. Use of this report by others is not intended by the appraiser. The use of this appraisal, analyses and conclusions is limited to the administration of ad valorem property taxes in accordance with Washington State law. As such it is written in concise form to minimize paperwork. The assessor intends that this report conform to the Uniform Standards of Professional Appraisal Practice (USPAP) requirements for a **mass appraisal report** as stated in USPAP SR 6-8. To fully understand this report the reader may need to refer to the Assessor’s Property Record Files, Assessors Real Property Data Base, separate studies, Assessor’s Procedures, Assessor’s field maps, Revalue Plan and the statutes.*

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

Definition and date of value estimate:

Market Value

The basis of all assessments is the true and fair value of property. True and fair value means market value (Spokane etc. R. Company v. Spokane County, 75 Wash. 72 (1913); Mason County Overtaxed, Inc. v. Mason County, 62 Wn. 2d (1963); AGO 57-58, No. 2, 1/8/57; AGO 65-66, No. 65, 12/31/65). The true and fair value of a property in money for property tax valuation purposes is its “market value” or amount of money a buyer willing but not obligated to buy would pay for it to a seller willing but not obligated to sell. In arriving at a determination of such value, the assessing officer can consider only those factors which can within reason be said to affect the price in negotiations between a willing purchaser and a willing seller, and he must consider all of such factors. (AGO 65,66, No. 65, 12/31/65)

Highest and Best Use

RCW 84.40.030 *All property shall be valued at one hundred percent of its true and fair value in money and assessed on the same basis unless specifically provided otherwise by law.*

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

WAC 458-07-030 (3) True and fair value -- Highest and best use. *Unless specifically provided otherwise by statute, all property shall be valued on the basis of its highest and best use for assessment purposes. Highest and best use is the most profitable, likely use to which a property can be put. It is the use which will yield the highest return on the owner's investment. Any reasonable use to which the property may be put may be taken into consideration and if it is peculiarly adapted to some particular use, that fact may be taken into consideration. Uses that are within the realm of possibility, but not reasonably probable of occurrence, shall not be considered in valuing property at its highest and best use.*

If a property is particularly adapted to some particular use this fact may be taken into consideration in estimating the highest and best use. (Sammish Gun Club v. Skagit County, 118 Wash. 578 (1922)) The present use of the property may constitute its highest and best use. The appraiser shall, however, consider the uses to which similar property similarly located is being put. (Finch v. Grays Harbor County, 121 Wash. 486 (1922)) The fact that the owner of the property chooses to use it for less productive purposes than similar land is being used shall be ignored in the highest and best use estimate. (Sammish Gun Club v. Skagit County, 118 Wash. 578 (1922))

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

Date of Value Estimate

All property now existing, or that is hereafter created or brought into this state, shall be subject to assessment and taxation for state, county, and other taxing district purposes, upon equalized valuations thereof, fixed with reference thereto on the first day of January at twelve o'clock meridian in each year, excepting such as is exempted from taxation by law. [1961 c 15 §84.36.005]

The county assessor is authorized to place any property that is increased in value due to construction or alteration for which a building permit was issued, or should have been issued, under chapter 19.27, 19.27A, or 19.28 RCW or other laws providing for building permits on the assessment rolls for the purposes of tax levy up to August 31st of each year. The assessed valuation of the property shall be considered as of July 31st of that year. [1989 c 246 § 4]

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

Property rights appraised:

Fee Simple

Wash Constitution Article 7 § 1 Taxation: *All taxes shall be uniform upon the same class of property within the territorial limits of the authority levying the tax and shall be levied and collected for public purposes only. The word "property" as used herein shall mean and include everything, whether tangible or intangible, subject to ownership. All real estate shall constitute one class.*

Trimble v. Seattle, 231 U.S. 683, 689, 58 L. Ed. 435, 34 S. Ct. 218 (1914) *"the entire [fee] estate is to be assessed and taxed as a unit"*

Folsom v. Spokane County, 111 Wn. 2d 256 (1988) *"the ultimate appraisal should endeavor to arrive at the fair market value of the property as if it were an unencumbered fee"*

The definition of fee simple estate as taken from The Third Edition of The Dictionary of Real Estate Appraisal, published by the Appraisal Institute. "Absolute ownership unencumbered by any other interest or estate, subject only to the limitations imposed by the governmental powers of taxation, eminent domain, police power, and escheat."

Assumptions and Limiting Conditions:

1. *No opinion as to title is rendered. Data on ownership and legal description were obtained from public records. Title is assumed to be marketable and free and clear of all liens and encumbrances, easements and restrictions unless shown on maps or property record files. The property is appraised assuming it to be under responsible ownership and competent management and available for its highest and best use.*
2. *No engineering survey has been made by the appraiser. Except as specifically stated, data relative to size and area were taken from sources considered reliable, and no encroachment of real property improvements is assumed to exist.*
3. *No responsibility for hidden defects or conformity to specific governmental requirements, such as fire, building and safety, earthquake, or occupancy codes, can be assumed without provision of specific professional or governmental inspections.*
4. *Rental areas herein discussed have been calculated in accord with generally accepted industry standards.*
5. *The projections included in this report are utilized to assist in the valuation process and are based on current market conditions and anticipated short term supply demand factors. Therefore, the projections are subject to changes in future conditions that cannot be accurately predicted by the appraiser and could affect the future income or value projections.*
6. *The property is assumed uncontaminated unless the owner comes forward to the Assessor and provides other information.*
7. *The appraiser is not qualified to detect the existence of potentially hazardous material which may or may not be present on or near the property. The existence of such substances may have an effect on the value of the property. No consideration has been given in this analysis to any potential diminution in value should such hazardous materials be found (unless specifically noted). We urge the taxpayer to retain an expert in the field and submit data affecting value to the assessor.*
8. *No opinion is intended to be expressed for legal matters or that would require specialized investigation or knowledge beyond that ordinarily employed by real estate appraisers, although such matters may be discussed in the report.*
9. *Maps, plats and exhibits included herein are for illustration only, as an aid in visualizing matters discussed within the report. They should not be considered as surveys or relied upon for any other purpose.*
10. *The appraisal is the valuation of the fee simple interest. Unless shown on the Assessor's parcel maps, easements adversely affecting property value were not considered.*
11. *An attempt to segregate personal property from the real estate in this appraisal has been made.*
12. *Items which are considered to be "typical finish" and generally included in a real property transfer, but are legally considered leasehold improvements are included in the valuation unless otherwise noted.*
13. *The movable equipment and/or fixtures have not been appraised as part of the real estate. The identifiable permanently fixed equipment has been appraised in accordance with RCW 84.04.090 and WAC 458-12-010.*
14. *I have considered the effect of value of those anticipated public and private improvements of which I have common knowledge. I can make no special effort to contact the various jurisdictions to determine the extent of their public improvements.*
15. *Exterior inspections were made of all properties in the physical inspection areas (outlined in the body of the report) however; due to lack of access and time few received interior inspections.*

Scope of Work Performed:

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

CERTIFICATION:

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

- *The statements of fact contained in this report are true and correct*
- *The report analyses, opinions, and conclusions are limited only by the reported assumptions and limiting conditions and are my personal, impartial, and unbiased professional analyses, opinions, and conclusions.*
- *I have no present or prospective interest in the property that is the subject of this report and no personal interest with respect to the parties involved.*
- *I have no bias with respect to the property that is the subject of this report or to the parties involved.*
- *My engagement in this assignment was not contingent upon developing or reporting predetermined results.*
- *My compensation for completing this assignment is not contingent upon the development or reporting of predetermined value or direction in value that favors the cause of the client, the amount of the value opinion, the attainment of a stipulated result, or the occurrence of a subsequent event directly related to the intended use of this appraisal.*
- *My analyses, opinions, and conclusions were developed, and this report has been prepared, in conformity with the Uniform Standards of Professional Appraisal Practice.*
- *No areas were physically inspected for purposes of this revaluation.*
- *The individuals listed below were part of the “appraisal team” and provided significant real property appraisal assistance to the person signing this certification.*
- *The reported analyses, opinions and conclusions were developed, and this report prepared, in conformity with the requirements of the Code of Professional Ethics and the Standards of Professional Practice of the Appraisal Institute.*
- *I certify that the use of this report is subject to the requirements of the Appraisal Institute relating to review by its duly authorized representatives.*
- *As of the date of this report, I have/have not completed the continuing education program of the Appraisal Institute.*




King County

Department of Assessments
King County Administration Bldg.
500 Fourth Avenue, ADM-AS-0708
Seattle, WA 98104-2384

(206) 296-5195 FAX (206) 296-0595
Email: assessor.info@kingcounty.gov
<http://www.kingcounty.gov/assessor/>

Scott Noble
Assessor

MEMORANDUM

DATE: January 7, 2008
TO: Residential Appraisers
FROM: Scott Noble, Assessor 
SUBJECT: 2008 Revaluation for 2009 Tax Roll

The King County Assessor, as elected representative of the people of King County, is your client for the mass appraisal and report. The King County Department of Assessments subscribes to the Uniform Standards of Professional Appraisal Practice 2008. You will perform your appraisals and complete your mass appraisal reports in compliance with Standard 6 of USPAP 2008. The following are your appraisal instructions and conditions:

1. You are to timely appraise the area or properties assigned to you by the revalue plan. The Scope of Work may be modified as necessary including special limiting conditions to complete the Revalue Plan.
2. You are to use all appropriate mass appraisal techniques as stated in USPAP, Washington State Law; Washington State Administrative Code, IAAO texts or classes.
3. The standard for validation models is the standard as delineated by IAAO in their Standard on Ratio Studies (approved July 2007); and
4. Any and all other standards as published by the IAAO.
5. Appraise land as if vacant and available for development to its highest and best use. The improvements are to be valued at their contribution to the total.
6. You must complete the revalue in compliance with all Washington and King County laws, codes and with due consideration of Department of Revenue guidelines. The Jurisdictional Exception is to be invoked in case USPAP does not agree with these public policies.

7. Physical inspections should be completed per the revaluation plan and statistical updates completed on the remainder of the properties as appropriate.
8. You must complete a written mass appraisal report for each area and a statistical update report in compliance with USPAP Standard 6.
9. All sales of land and improved properties should be validated as correct and verified with participants as necessary.
10. You must use at least three years of sales. No adjustments to sales prices shall be made to avoid any possibility of speculative market conditions skewing the basis for taxation.
11. Continue to review dollar per square foot as a check and balance to assessment value.
12. The intended use of the appraisal and report is the administration of ad valorem property taxation.
13. The intended users include the Assessor, Board of Equalization, Board of Tax Appeals, King County Prosecutor and Department of Revenue.

SN:swr