



Premium Credit Bureau

2412 NW 87 Place  
Doral, FL 33172



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Real Estate Solutions™

## PASS Report

REPORT NUMBER: 189

REPORT DATE: 12/22/2009 2:11 PM

INPUT APN:

PROVIDED FOR:

LOAN IDENTIFER: 1000004748

INPUT OWNER'S LAST NAME: dillon

LAST NAME:

FOR PROPERTY: 48 W MARIANA AVE, NORTH FORT MYERS, FL 33903

ESTIMATED VALUE	CONFIDENCE SCORE	HIGH VALUE	LOW VALUE
\$71,400	77	\$78,400	\$64,300

### PROPERTY DETAIL

#### 48 W MARIANA AVE, NORTH FORT MYERS, FL 33903

APN: 02442404000060010

Year Built: 1972

County: LEE

Units:

Lot Size: 25,003

Assessed Value: \$145,910

Sale Price: \$75,000

Living Area: 1,600

Assessed Year: 2008

Sale Date: 2009-05-11

Rooms: 0

Parking: 2

Property Type: SFR

Bedrooms: 3

Bath: 2

Fireplaces: 0

Stories: 1

Pool: NO

A/C: YES

Owner(s): DILLON KATHLEEN L

### COMPARISON SUMMARY

ADDRESS	SALE DATE	PRICE	LIVING AREA	LOT SIZE	BED	BATH	YEAR BUILT	DISTANCE
1 96 MARIANA	10/31/2008	\$120,000	1,642	22,873	3	2	1954	0.35
2 1641 VIVIAN	06/30/2008	\$92,000	1,650	18,212	3	2	1956	0.23

### COMPARISON DETAILS

#### 1) 96 MARIANA

APN: 02442412000000040

Year Built: 1954

County: LEE

Units:

Lot Size: 22,873

Assessed Value: \$145,770

Sale Price: \$120,000

Living Area: 1,642

Assessed Year: 2008

Sale Date: 10/31/2008

Rooms: 0

Parking: 0

Property Type: SFR

Bedrooms: 3

Bath:

Fireplaces: 0

Stories: 1

Pool: YES

A/C: YES

Distance: 0.35

#### 2) 1641 VIVIAN

APN: 02442405000000150

Year Built: 1956

County: LEE

Units:

Lot Size: 18,212

Assessed Value: \$119,220

Sale Price: \$92,000

Living Area: 1,650

Assessed Year: 2008

Sale Date: 06/30/2008

Rooms: 0

Parking: 0

Property Type: SFR

Bedrooms: 3

Bath:

Fireplaces: 0

Stories: 1

Pool: NO

A/C: YES

Distance: 0.23

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**\*\*\* END OF REPORT 12/24/2009 7:55:04 AM \*\*\***