

**RED MOUNTAIN – SINGLE FAMILY RESIDENTIAL SALES FOR 2021/2022**

*Appraisal date: June 30, 2020*

ACCT#	LEGAL DESCRIPTION	NBHD	SITE ADDRESS	HEATED		LAND SIZE	SALE DATE	SALE PRICE	TIME ADJ	
				AREA	QUALITY				SALE PRICE	VALIDITY
R003828	PITKIN GREEN Block: 2 Lot: 3	104011	81 HERRON HOLLOW RD	7,076	4 - GOOD	1.03	9/27/2018	10,850,000	<b>12,072,795</b>	Q/V
R014723	PITKIN GREEN Block: 1 Lot: 8	104011	848 WILLOUGHBY WY	2,814	3 - AVERAGE	1.06	11/6/2018	14,675,000	<b>16,164,512</b>	Q/*
R003530	RIDGE OF RED MOUNTAIN Lot: 4 REPLAT 1	104031	75 BENNETT CT	2,830	3 - AVERAGE	24718	7/31/2019	4,747,500	<b>5,020,956</b>	Q/*
R003626	RIDGE OF RED MOUNTAIN Lot: 5 REPLAT 2	104031	25 NIGHTHAWK DR	2,635	4 - GOOD	16657	9/6/2018	4,800,000	<b>5,340,960</b>	Q/V
R003846	RIDGE OF RED MOUNTAIN Lot: 29	104031	274 DRAW DR	4,973	5 - V GOOD	0.74	3/3/2019	12,000,000	<b>12,951,600</b>	Q/V
R003931	RED MOUNTAIN Block: 1 Lot: 8 THRU:- Lot: 10 A P	104031	476 WRIGHTS RD	4,844	5 - V GOOD	1	3/24/2020	6,499,000	<b>6,599,084</b>	Q/*
R003360	RED MOUNTAIN RANCH Block: 3 Lot: 7	104041	85 SABIN DR	11,094	6 - EXCELLENT	136677	7/31/2019	17,250,000	<b>18,243,600</b>	Q/V
R003656	RED MOUNTAIN RANCH Block: 2 Lot: 3	104041	1762 RED MOUNTAIN RD	1,403	3 - AVERAGE	30075	9/28/2018	8,000,000	<b>8,901,600</b>	Q/*
R003657	RED MOUNTAIN RANCH Block: 2 Lot: 4	104041	1766 RED MOUNTAIN RD	288	2 - FAIR	33877	10/1/2018	8,000,000	<b>8,856,800</b>	Q/*
R003837	M/B RED MOUNTAIN Section: 7 Township: 10 Ran	104051	1124 RED MOUNTAIN RD	5,922	4 - GOOD	1	5/7/2019	8,227,500	<b>8,790,261</b>	Q/V
R003958	RED MOUNTAIN RANCH Block: 1 Lot: 10	104051	863 HUNTER CREEK RD	7,225	6 - EXCELLENT	30511	8/30/2019	11,260,000	<b>11,847,772</b>	Q/V