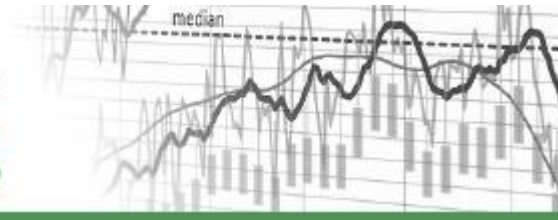
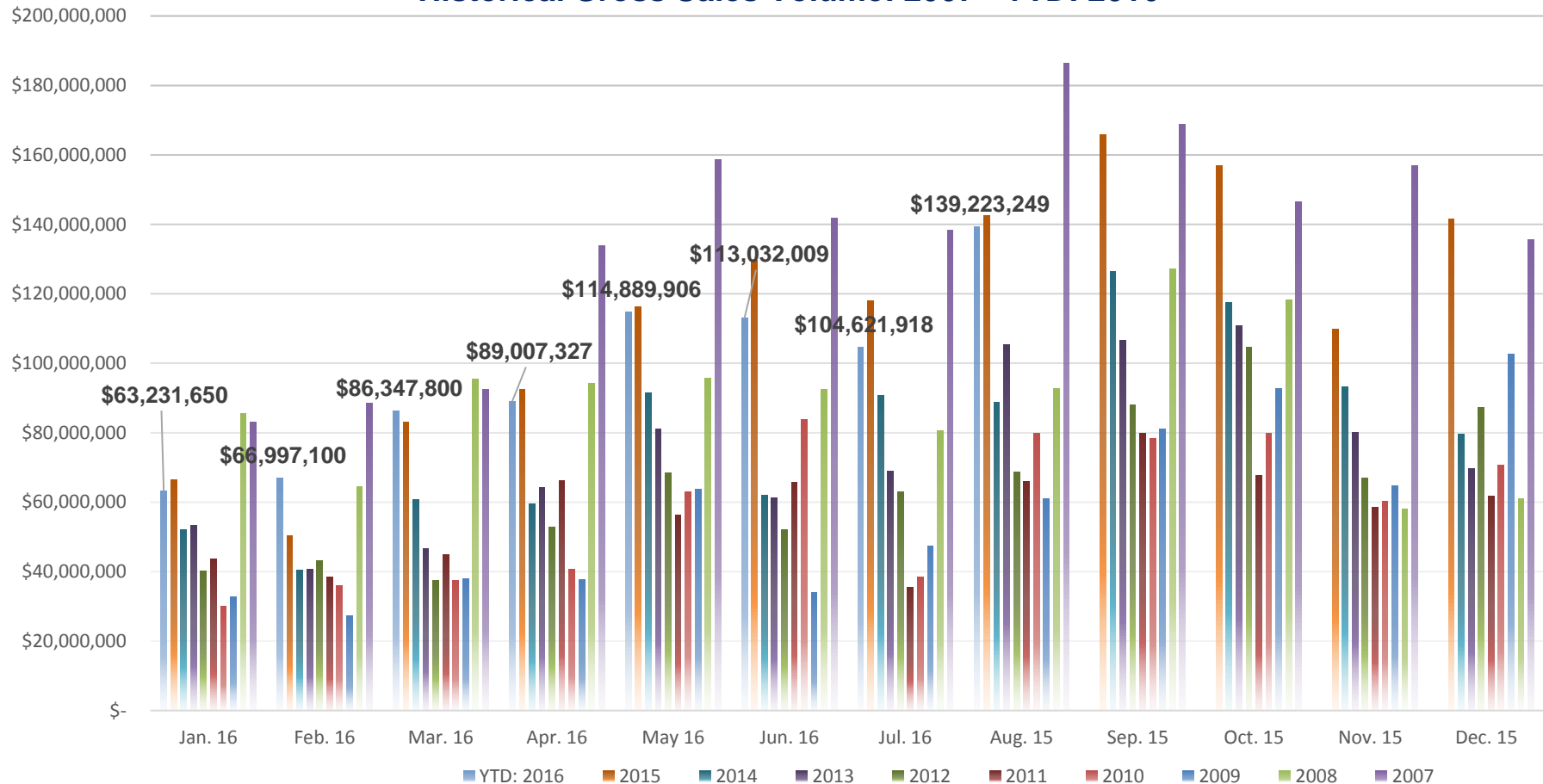




Summit County Market ANALYSIS



Historical Gross Sales Volume: 2007 - YTD: 2016



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Market Analysis by Area

August 2016	All Transaction Summary						Residential Summary		
Area	\$ Volume Transactions	% of \$ Volume	# of Transactions	% of Transactions	Average \$ Transaction Price	Median \$ Transaction Price	Average \$ Residential Price	Median \$ Residential Price	Average \$ Residential PPSF
Blue River & South to County Line	\$6,792,800	5%	13	5%	\$522,523	\$535,000	\$586,982	\$579,000	\$276
Breckenridge	\$29,900,800	21%	43	15%	\$695,367	\$570,000	\$701,971	\$585,000	\$494
Breckenridge Golf Course	\$21,706,275	16%	38	13%	\$571,218	\$265,000	\$1,365,345	\$1,400,000	\$441
Copper Mountain	\$5,249,050	4%	14	5%	\$374,932	\$269,250	\$344,994	\$270,000	\$441
Corinthian Hills & Summerwood	\$0	0%	0	0%	\$0	\$0	\$0	\$0	\$0
Dillon Town & Lake	\$2,525,800	2%	8	3%	\$315,725	\$311,250	\$315,725	\$311,250	\$329
Dillon Valley	\$3,745,400	3%	18	6%	\$208,078	\$183,750	\$208,078	\$183,750	\$252
Farmers Corner	\$559,000	0%	2	1%	\$279,500	dna	\$380,000	\$380,000	\$310
Frisco	\$16,411,725	12%	29	10%	\$565,922	\$555,000	\$603,143	\$595,500	\$401
Heeney	\$75,000	0%	1	0%	\$75,000	dna	\$0	\$0	\$0
Keystone	\$16,574,900	12%	39	14%	\$424,997	\$325,000	\$429,603	\$328,000	\$366
Montezuma	\$0	0%	0	0%	\$0	\$0	\$0	\$0	\$0
North Summit County (rural)	\$3,257,100	2%	3	1%	\$1,085,700	\$939,000	\$1,085,700	\$939,000	\$275
Peak 7	\$1,035,000	1%	3	1%	\$345,000	\$215,000	\$655,000	dna	\$361
Silverthorne	\$13,489,000	10%	22	8%	\$613,136	\$520,000	\$700,833	\$620,000	\$344
Summit Cove	\$4,236,000	3%	8	3%	\$529,500	\$394,500	\$529,500	\$394,500	\$291
Wilderness	\$10,331,500	7%	30	11%	\$344,383	\$291,500	\$344,383	\$291,500	\$291
Woodmoor	\$1,954,500	1%	4	1%	\$488,625	\$366,250	\$488,625	\$366,250	\$198
Deed Restricted Units	\$1,242,399	7%	4	1%	\$310,600	\$280,600	n/a	n/a	n/a
Quit Claim Deeds	\$137,000	0%	3	1%	\$45,667	\$32,000	n/a	n/a	n/a
TOTAL	\$139,223,249	100%	282	100%	\$501,250	\$365,000	\$551,624	\$425,000	\$367
(NEW UNIT SALES)	\$18,120,300	13%	20	7%	\$906,015	\$759,900	\$940,016	\$759,900	\$405

NOTES: The above figures do not include time share interests or refinance transactions. Average & Median price calculations do not include Quit Claim Deed transactions. Residential Summary includes statistically viable sales only.

Average PPSF is calculated from the heated living area when available from the Summit County Assessor's Office.

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Year-to-Date Market Analysis by Area

YTD: August 2016

All Transaction Summary

Residential Summary

Area	\$ Volume Transactions	% of \$ Volume	# of Transactions	% of Transactions	Average \$ Transaction Price	Median \$ Transaction Price	Average \$ Residential Price	Median \$ Residential Price	Average \$ Residential PPSF
Blue River & South to County Line	\$37,442,700	5%	70	5%	\$534,896	\$537,500	\$609,478	\$612,500	\$268
Breckenridge	\$227,235,537	29%	296	20%	\$767,688	\$563,250	\$754,053	\$563,250	\$495
Breckenridge Golf Course	\$72,491,875	9%	113	8%	\$641,521	\$357,000	\$1,078,158	\$873,500	\$386
Copper Mountain	\$26,557,467	3%	68	5%	\$390,551	\$311,500	\$394,154	\$330,000	\$410
Corinthian Hills & Summerwood	\$9,360,900	1%	12	1%	\$780,075	\$741,250	\$780,075	\$741,250	\$270
Dillon Town & Lake	\$13,954,150	2%	37	3%	\$377,139	\$329,000	\$377,139	\$329,000	\$328
Dillon Valley	\$16,934,700	2%	72	5%	\$235,204	\$186,000	\$235,204	\$186,000	\$254
Farmers Corner	\$8,423,200	1%	15	1%	\$561,547	\$516,000	\$667,927	\$548,000	\$290
Frisco	\$86,604,363	11%	155	11%	\$558,738	\$452,000	\$543,988	\$475,000	\$389
Heeney	\$1,354,400	0%	5	0%	\$270,880	\$175,000	\$319,850	\$252,500	\$316
Keystone	\$82,314,500	11%	197	14%	\$417,840	\$334,500	\$424,524	\$337,500	\$356
Montezuma	\$0	0%	0	0%	\$0	\$0	\$0	\$0	\$0
North Summit County (rural)	\$8,790,600	1%	9	1%	\$976,733	\$840,000	\$1,240,350	\$889,500	\$340
Peak 7	\$5,937,500	1%	11	1%	\$539,773	\$625,000	\$766,857	\$800,000	\$363
Silverthorne	\$75,723,150	10%	119	8%	\$636,329	\$535,000	\$701,771	\$622,500	\$302
Summit Cove	\$24,435,549	3%	53	4%	\$461,048	\$363,500	\$492,116	\$437,915	\$286
Wilderness	\$47,007,849	6%	143	10%	\$328,726	\$290,000	\$333,150	\$292,900	\$288
Woodmoor	\$21,179,500	3%	33	2%	\$641,803	\$385,000	\$647,516	\$385,000	\$294
Deed Restricted Units	\$9,932,819	9%	33	2%	\$300,995	\$280,600	n/a	n/a	n/a
Quit Claim Deeds	\$1,670,200	0%	14	1%	\$119,300	\$28,500	n/a	n/a	n/a
TOTAL	\$777,350,959	100%	1455	100%	\$543,855	\$400,000	\$560,600	\$425,000	\$365
(NEW UNIT SALES)	\$110,054,598	14%	94	6%	\$1,170,794	\$865,000	\$1,217,534	\$903,800	\$436

NOTES: The above figures do not include time share interests or refinance transactions. Average & Median price calculations do not include Quit Claim Deed transactions. Residential Summary includes statistically viable sales only.

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Market Snapshot by Area

Full Year 2015 versus YTD: 2016

Area	Average Price Single Family 2015	Average Price Single Family YTD: 2016	% Change vs. Prior Year	Average Price Multi-Family 2015	Average Price Multi-Family YTD: 2016	% Change vs. Prior Year	Average Price Vacant Land 2015	Average Price Vacant Land YTD: 2016	% Change vs. Prior Year
Blue River	\$609,297	\$675,114	11%	\$193,923	\$199,250	3%	\$124,087	\$174,417	41%
Breckenridge	\$1,264,723	\$1,383,272	9%	\$540,033	\$492,162	-9%	\$761,003	\$550,667	-28%
Breckenridge Golf Course	\$1,368,690	\$1,390,794	2%	\$423,355	\$568,068	34%	\$364,441	\$439,294	21%
Copper Mountain	\$0	\$2,300,000	n/a	\$355,966	\$362,389	2%	\$1,025,000	\$960,000	-6%
Corinthian Hills/Summerwood	\$681,188	\$816,740	20%	\$431,333	\$596,750	38%	\$0	\$0	0%
Dillon Town & Lake	\$571,250	\$1,340,000	135%	\$338,398	\$350,393	4%	\$0	\$0	0%
Dillon Valley	\$425,050	\$420,047	-1%	\$146,944	\$186,561	27%	\$0	\$0	n/a
Farmers Corner	\$503,280	\$667,927	33%	\$0	\$0	n/a	\$146,500	\$269,000	84%
Frisco	\$814,014	\$754,513	-7%	\$437,106	\$484,114	11%	\$286,421	\$361,250	26%
Heeny	\$286,100	\$319,850	12%	\$0	\$0	0%	\$230,000	\$0	n/a
Keystone	\$1,155,666	\$1,235,588	7%	\$352,469	\$344,824	-2%	\$291,250	\$257,500	-12%
Montezuma	\$426,667	\$0	n/a	\$0	\$0	0%	\$146,667	\$0	n/a
North Summit County (Rural)	\$1,064,500	\$1,240,350	17%	\$0	\$0	0%	\$359,667	\$634,250	76%
Peak 7	\$794,406	\$766,857	-3%	\$0	\$0	0%	\$151,575	\$183,000	21%
Silverthorne	\$707,508	\$796,086	13%	\$486,984	\$516,184	6%	\$273,535	\$230,788	-16%
Summit Cove	\$619,291	\$642,994	4%	\$320,214	\$261,828	-18%	\$175,960	\$162,800	-7%
Wilderness	\$550,507	\$553,800	1%	\$283,324	\$293,882	4%	\$163,125	\$175,000	7%
Woodmoor	\$985,110	\$1,088,846	11%	\$364,387	\$328,778	-10%	\$273,500	\$553,250	102%
Gross Live Average:	\$855,925	\$935,883	9%	\$399,232	\$387,566	-3%	\$372,794	\$349,468	-6%

Please note: The above figures are an unofficial tabulation of Summit County records that are believed to be reasonably accurate. Sales believed to be inaccurate indicators of the market have been eliminated.

Full Interest, Fee Simple, Arms-Length transactions only, are shown in the Market Snapshot Report.

Area	Median Price Single Family 2015	Median Price Single Family YTD: 2016	% Change vs. Prior Year	Median Price Multi-Family 2015	Median Price Multi-Family YTD: 2016	% Change vs. Prior Year	Median Price Vacant Land 2015	Median Price Vacant Land YTD: 2016	% Change vs. Prior Year
Blue River	\$540,000	\$625,000	16%	\$192,500	\$212,500	10%	\$125,000	\$130,000	4%
Breckenridge	\$963,500	\$1,000,000	4%	\$445,000	\$427,500	-4%	\$655,000	\$367,500	-44%
Breckenridge Golf Course	\$1,375,000	\$1,350,000	-2%	\$383,500	\$634,000	65%	\$347,500	\$380,000	9%
Copper Mountain	\$0	dna	n/a	\$350,000	\$322,500	-8%	dna	dna	n/a
Corinthian Hills/Summerwood	\$685,000	\$741,250	n/a	\$340,000	dna	n/a	\$0	\$0	0%
Dillon Town & Lake	\$524,500	dna	n/a	\$327,500	\$322,000	-2%	\$0	\$0	0%
Dillon Valley	\$383,650	\$406,000	6%	\$139,000	\$157,500	13%	\$0	\$0	0%
Farmers Corner	\$504,550	\$548,000	9%	\$0	\$0	n/a	dna	\$258,500	n/a
Frisco	\$729,000	\$720,000	-1%	\$407,000	\$435,000	7%	\$287,500	\$375,000	30%
Heeny	\$235,000	\$252,500	7%	\$0	\$0	0%	dna	\$0	n/a
Keystone	\$729,000	\$1,150,000	58%	\$294,500	\$325,000	10%	dna	dna	n/a
Montezuma	\$442,500	\$0	n/a	\$0	\$0	0%	\$125,000	\$0	n/a
North Summit County (Rural)	\$580,000	\$889,500	53%	\$0	\$0	0%	\$350,000	dna	n/a
Peak 7	\$647,500	\$800,000	24%	\$0	\$0	0%	\$143,150	\$169,000	18%
Silverthorne	\$610,000	\$675,000	11%	\$421,450	\$570,000	35%	\$230,000	\$207,500	-10%
Summit Cove	\$615,000	\$638,000	4%	\$316,500	\$250,000	-21%	\$162,500	\$165,000	2%
Wilderness	\$540,000	\$556,000	3%	\$264,000	\$280,750	6%	\$158,250	\$182,000	15%
Woodmoor	\$863,750	\$1,025,000	19%	\$336,000	\$346,250	3%	\$254,500	dna	n/a
Gross Live Median:	\$685,000	\$740,000	8%	\$339,000	\$332,000	-2%	\$260,000	\$250,000	-4%

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Historical Market Analysis: Percentage Market Change: 2008 - YTD. 2016

Month to Month Comparison # of Transactions and \$ Volume

Month	2008	% Change 08 to 09	2009	% Change 09 to 10	2010	% Change 10 to 11	2011	% Change 11 to 12	2012	% Change 12 to 13	2013	% Change 13 to 14	2014	% Change 14 to 15	2015	% Change 15 to 16	2016
January	\$85,497,600	-62%	\$32,813,600	-8%	\$30,051,500	45%	\$44,042,400	-8%	\$42,663,800	33%	\$62,235,670	-2%	\$53,073,051	25%	\$66,536,300	-5%	\$63,231,650
February	\$64,539,900	-58%	\$27,246,500	32%	\$36,036,515	6%	\$38,516,800	12%	\$43,683,600	-6%	\$45,837,653	-1%	\$44,671,060	13%	\$50,326,500	33%	\$66,997,100
March	\$95,396,600	-60%	\$37,878,500	-1%	\$37,425,700	20%	\$45,046,200	-17%	\$38,893,960	25%	\$55,149,780	30%	\$67,244,100	24%	\$83,058,500	4%	\$86,347,800
April	\$94,201,300	-60%	\$37,792,900	8%	\$40,792,200	63%	\$66,323,300	-20%	\$55,250,700	22%	\$64,956,000	-7%	\$62,554,700	48%	\$92,373,585	-4%	\$89,007,327
May	\$95,667,500	-33%	\$63,752,300	-1%	\$63,039,000	-11%	\$56,177,600	22%	\$73,173,000	18%	\$94,375,050	13%	\$96,773,950	20%	\$116,330,500	-1%	\$114,889,906
June	\$92,536,900	-63%	\$34,049,300	146%	\$83,871,000	-22%	\$65,751,300	-21%	\$56,820,400	17%	\$70,371,650	1%	\$69,830,150	86%	\$129,754,349	-13%	\$113,032,009
July	\$80,686,100	-41%	\$47,401,000	-19%	\$38,565,100	-8%	\$35,555,500	77%	\$65,197,855	9%	\$80,849,879	32%	\$95,597,625	23%	\$117,921,469	-11%	\$104,621,918
August	\$92,825,200	-34%	\$60,975,000	31%	\$79,753,200	-17%	\$65,898,700	4%	\$71,800,475	53%	\$108,430,700	-16%	\$95,422,383	49%	\$142,534,040	-2%	\$139,223,249
September	\$127,090,100	-36%	\$81,015,200	-3%	\$78,228,400	2%	\$79,799,400	10%	\$90,330,100	21%	\$111,130,100	19%	\$147,078,700	13%	\$165,716,318	-100%	
October	\$118,230,800	-22%	\$92,709,100	-14%	\$79,749,200	-15%	\$73,125,800	54%	\$114,295,400	6%	\$114,722,935	6%	\$130,161,800	21%	\$156,891,050	-100%	
November	\$58,002,400	12%	\$64,690,000	-7%	\$60,172,900	-3%	\$61,748,100	14%	\$74,734,600	20%	\$89,196,800	16%	\$104,587,700	5%	\$109,915,500	-100%	
December	\$61,054,700	68%	\$102,685,700	-31%	\$70,755,100	-13%	\$66,168,700	42%	\$88,152,000	-20%	\$75,615,706	14%	\$90,305,800	57%	\$141,435,873	-100%	
YTD Comparison	\$701,351,100	-51%	\$341,909,100	20%	\$409,534,215	2%	\$417,311,800	7%	\$447,483,790	30%	\$582,206,382	1%	\$585,167,019	37%	\$798,835,243	-3%	\$777,350,959
Annual Total	\$1,065,729,100	-36%	\$683,009,100	2%	\$698,439,815	0%	\$698,153,800	17%	\$814,995,890	19%	\$972,871,923	9%	\$1,057,301,019	30%	\$1,372,793,984	-43%	\$777,350,959

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Month to Month Comparison by Number of Transactions

Month	2008	% Change 08 to 09	2009	% Change 09 to 10	2010	% Change 10 to 11	2011	% Change 11 to 12	2012	% Change 12 to 13	2013	% Change 13 to 14	2014	% Change 14 to 15	2015	% Change 15 to 16	2016
January	165	-67%	54	0%	54	61%	90	10%	102	13%	116	-6%	107	19%	127	-2%	124
February	128	-57%	55	20%	66	35%	90	-11%	81	16%	97	-10%	91	16%	106	19%	126
March	162	-56%	71	21%	86	19%	103	-21%	86	46%	128	1%	125	19%	149	-9%	136
April	163	-58%	68	34%	91	16%	106	7%	119	19%	136	-13%	124	23%	153	1%	155
May	162	-46%	88	7%	94	14%	107	25%	145	18%	165	10%	181	13%	205	-4%	197
June	155	-48%	80	73%	138	-25%	104	5%	124	28%	151	6%	155	69%	262	-16%	220
July	136	-30%	95	-21%	75	31%	98	29%	131	23%	163	26%	201	0%	202	6%	215
August	183	-38%	114	3%	117	28%	150	6%	162	36%	221	-6%	214	25%	267	6%	282
September	201	-27%	147	1%	149	9%	162	-2%	164	54%	254	11%	286	5%	301	-100%	
October	176	-9%	160	-4%	154	5%	171	43%	240	5%	251	5%	265	7%	284	-100%	
November	105	29%	135	4%	141	1%	152	8%	158	10%	197	19%	216	-5%	205	-100%	
December	98	82%	178	-13%	154	-9%	147	32%	188	-29%	138	32%	186	48%	276	-100%	
YTD Comparison	1,254	-50%	625	15%	721	18%	848	12%	950	24%	1,177	2%	1,198	23%	1,471	-1%	1,455
Annual Total	1,834	-32%	1,245	6%	1,319	12%	1,480	15%	1,700	19%	2,017	7%	2,151	18%	2,537	-43%	1,455

Please note: The above figures do not include time share interests or Refi's and are an unofficial tabulation of Summit County records that are believed to be reasonably accurate.

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Residential Cost Analysis

August 2016 Residential Improved Units - Price Point Summary

	# Transactions	Gross Volume	Percentage Gross
<=200,000	18	\$2,821,600	2%
200,001 to 300,000	53	\$13,370,225	11%
300,001 to 400,000	34	\$11,656,350	9%
400,001 to 500,000	27	\$11,930,800	9%
500,001 to 600,000	21	\$11,702,500	9%
600,001 to 700,000	22	\$14,367,900	11%
700,001 to 800,000	16	\$11,983,400	10%
800,001 to 900,000	8	\$6,860,000	5%
900,001 to 1,000,000	7	\$6,667,500	5%
1,000,001 to 1,500,000	13	\$16,319,500	13%
1,500,001 to 2,000,000	6	\$10,130,000	8%
2,000,001 to 2,500,000	2	\$4,360,500	3%
2,500,001 to 3,000,000	0	\$0	0%
over \$ 3 Million	1	\$3,600,000	3%
Total:	228	\$125,770,275	100%

New Construction	Number Trans.	Total Volume	Average Price
Single Family	6	\$9,499,000	\$1,583,167
Multi Family	10	\$7,527,200	\$752,720
Vacant Land	1	\$260,000	\$260,000

Resales	Number Trans.	Total Volume	Average Price
Single Family	64	\$54,169,200	\$846,394
Multi Family	148	\$54,574,875	\$368,749
Vacant Land	17	\$6,093,475	\$358,440

August 2016 Gross Residential Price Index	Number Trans.	Total Volume	Average Price
Single Family	70	\$63,668,200	\$909,546
Multi Family	158	\$62,102,075	\$393,051
Vacant Land	18	\$6,353,475	\$352,971

YTD. 2016: Gross Residential Price Index	Number Trans.	Total Volume	Average Price
Single Family	385	\$360,314,788	\$935,883
Multi Family	835	\$323,617,705	\$387,566
Vacant Land	90	\$31,452,075	\$349,468

Full Year 2015: Gross Residential Price Index	Number Trans.	Total Volume	Average Price
Single Family	678	\$580,317,085	\$855,925
Multi Family	1422	\$567,707,483	\$399,232
Vacant Land	156	\$58,155,900	\$372,794

Full Year 2014: Gross Residential Price Index	Number Trans.	Total Volume	Average Price
Single Family	561	\$440,261,075	\$784,779
Multi Family	1170	\$418,406,606	\$357,612
Vacant Land	126	\$40,097,000	\$318,230

Full Year 2013: Gross Residential Price Index	Number Trans.	Total Volume	Average Price
Single Family	569	\$427,455,600	\$751,240
Multi Family	994	\$342,510,355	\$344,578
Vacant Land	118	\$38,248,200	\$324,137

Full Year 2012: Gross Residential Price Index	Number Trans.	Total Volume	Average Price
Single Family	509	\$389,107,600	\$764,455
Multi Family	805	\$284,438,000	\$353,339
Vacant Land	114	\$35,284,400	\$309,512

Full Year 2011: Gross Residential Price Index	Number Trans.	Total Volume	Average Price
Single Family	454	\$333,355,100	\$734,262
Multi Family	722	\$265,175,800	\$367,280
Vacant Land	91	\$22,429,500	\$246,478

Full Year 2010: Gross Residential Price Index	Number Trans.	Total Volume	Average Price
Single Family	415	\$319,880,900	\$770,797
Multi Family	691	\$293,730,300	\$425,080
Vacant Land	77	\$25,920,100	\$336,625

Full Year 2009: Gross Residential Price Index	Number Trans.	Total Volume	Average Price
Single Family	392	\$354,771,700	\$905,030
Multi Family	655	\$260,723,700	\$398,051
Vacant Land	69	\$27,532,700	\$399,025

Full Year 2008: Gross Residential Price Index	Number Trans.	Total Volume	Average Price
Single Family	470	\$392,827,200	\$835,803
Multi Family	1001	\$464,096,800	\$463,633
Vacant Land	151	\$71,009,300	\$470,260

Full Year 2007: Gross Residential Price Index	Number Trans.	Total Volume	Average Price
Single Family	801	\$639,910,300	\$798,889
Multi Family	1779	\$723,215,400	\$406,529
Vacant Land	334	\$130,790,200	\$391,587

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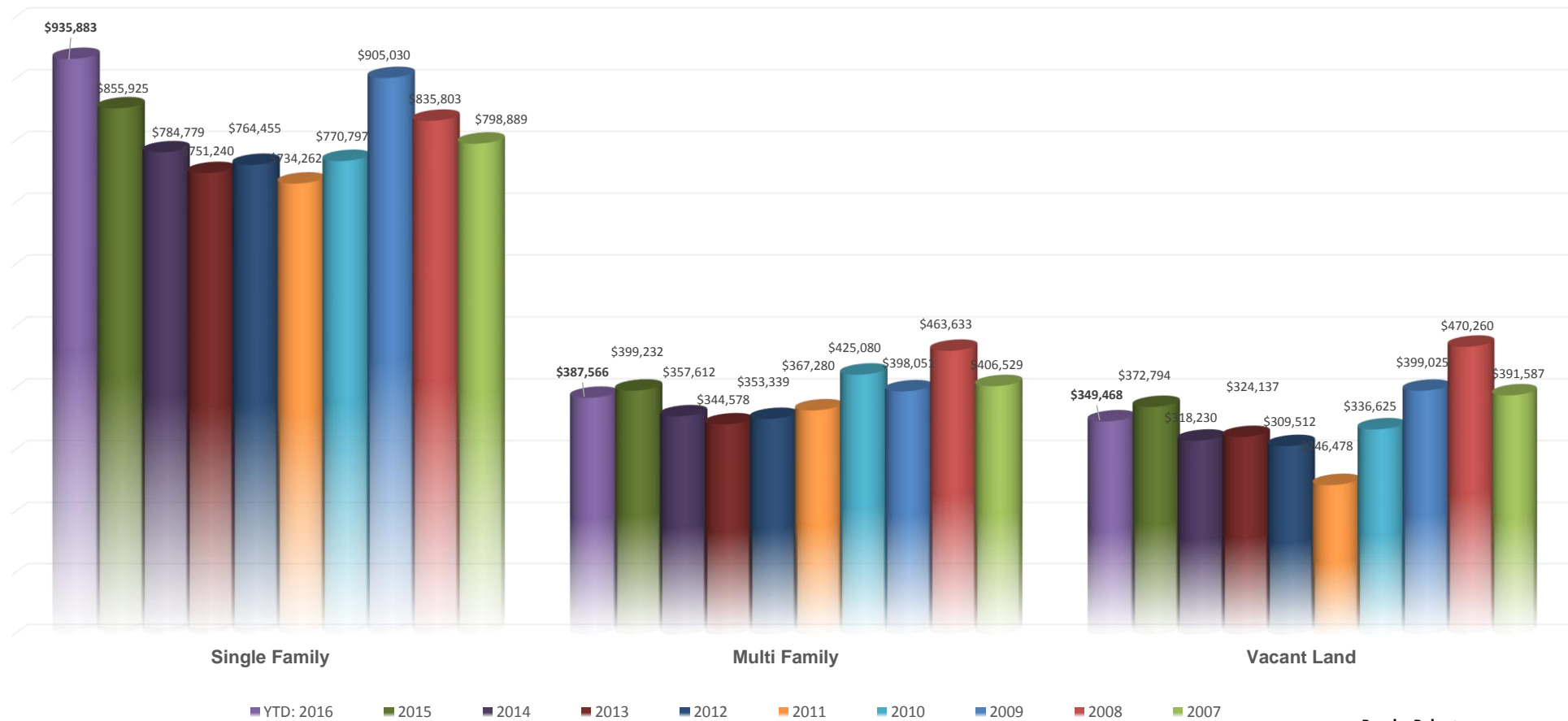
Frisco
Land Title
60 Main Street
Frisco, CO 80443
970.668.2205

Dillon
Land Title
256 Dillon Ridge
Dillon, CO 80435
970.262.1883

Breckenridge
Land Title
200 North Ridge Street
Breckenridge, CO
80424
970.453.2255



Average Price History by Type: 2007 - YTD. 2016



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Comparative Historical Cost Analysis

YTD. 2016 Price Point Summary for Residential Volume - Average Price:			\$560,600
	# Transactions	Gross Volume	Percentage Gross
<=200,000	121	\$18,661,322	3%
200,001 to 300,000	249	\$63,012,852	9%
300,001 to 400,000	194	\$68,197,829	10%
400,001 to 500,000	163	\$72,307,652	11%
500,001 to 600,000	97	\$53,312,219	8%
600,001 to 700,000	111	\$72,519,600	11%
700,001 to 800,000	73	\$54,778,100	8%
800,001 to 900,000	55	\$46,785,519	7%
900,001 to 1,000,000	36	\$34,301,100	5%
1,000,001 to 1,500,000	70	\$86,079,800	13%
1,500,001 to 2,000,000	29	\$48,876,000	7%
2,000,001 to 2,500,000	10	\$21,880,500	3%
2,500,001 to 3,000,000	4	\$11,075,000	2%
over \$ 3 Million	8	\$32,145,000	5%
Total:	1220	\$683,932,493	100%

YTD. 2015 Price Point Summary for Residential Volume - Average Price:			\$541,845
	# Transactions	Gross Volume	Percentage Gross
<=200,000	136	\$21,150,025	3%
200,001 to 300,000	221	\$55,523,800	9%
300,001 to 400,000	215	\$75,118,300	12%
400,001 to 500,000	152	\$68,117,500	11%
500,001 to 600,000	118	\$64,772,700	10%
600,001 to 700,000	95	\$61,629,815	10%
700,001 to 800,000	63	\$46,879,700	7%
800,001 to 900,000	46	\$39,425,700	6%
900,001 to 1,000,000	28	\$26,633,900	4%
1,000,001 to 1,500,000	63	\$79,307,500	12%
1,500,001 to 2,000,000	24	\$41,028,700	6%
2,000,001 to 2,500,000	10	\$22,818,000	4%
2,500,001 to 3,000,000	8	\$21,814,000	3%
over \$ 3 Million	5	\$17,325,000	3%
Total:	1184	\$641,544,640	100%

YTD. 2014 Price Point Summary for Residential Volume - Average Price:			\$502,361
	# Transactions	Gross Volume	Percentage Gross
<=200,000	135	\$20,399,650	4%
200,001 to 300,000	167	\$41,612,000	9%
300,001 to 400,000	171	\$59,953,606	13%
400,001 to 500,000	145	\$64,772,800	14%
500,001 to 600,000	85	\$46,662,600	10%
600,001 to 700,000	71	\$46,158,200	10%
700,001 to 800,000	40	\$29,737,500	6%
800,001 to 900,000	39	\$33,361,700	7%
900,001 to 1,000,000	28	\$26,463,425	6%
1,000,001 to 1,500,000	48	\$58,794,500	12%
1,500,001 to 2,000,000	12	\$20,255,000	4%
2,000,001 to 2,500,000	6	\$13,399,500	3%
2,500,001 to 3,000,000	4	\$10,185,000	2%
over \$ 3 Million	2	\$6,995,000	1%
Total:	953	\$478,750,481	100%

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Frisco
Land Title
60 Main Street
Frisco, CO 80443
970.668.2205

Dillon
Land Title
256 Dillon Ridge
Dillon, CO 80435
970.262.1883

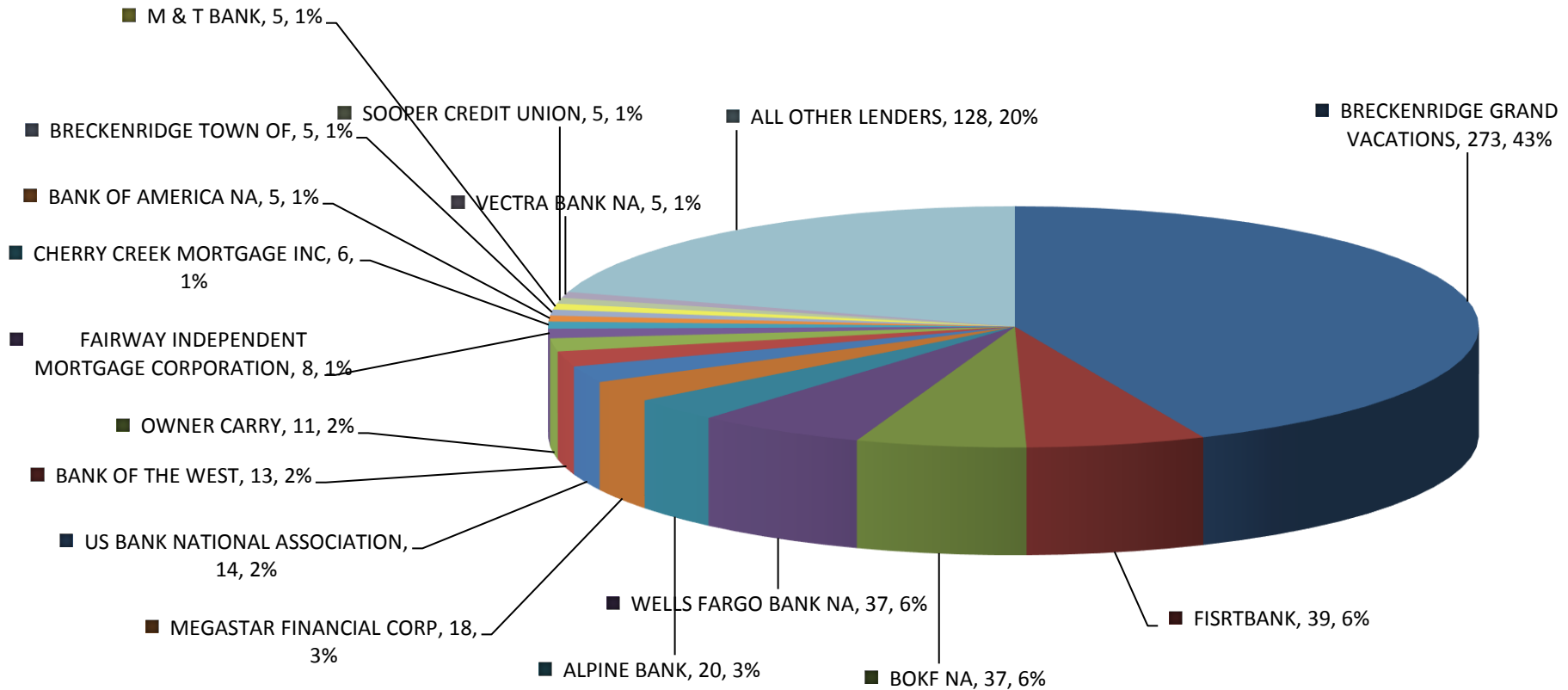
Breckenridge
Land Title
200 North Ridge
Street
Breckenridge, CO
80424
970.453.2255



Lender Analysis

TOP 80% LENDERS - August 2016

LOAN BREAKDOWN: 176 Loans related to Sales 62% of the 282 Sales Transactions.
 There were 180 Refinance/Equity Loans, and 273 Loans related to Timeshare Sales.
 The Remainder of Sales: 38% of Real Estate closings were Cash Transactions at the time of closing.
 Total Loans: 629



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Market Highlights

Highest Priced Residential Sale: August 2016

Brm	Bath	Year Built	Size	Price	Legal	Purchaser	PPSF	Date	Street Address	Comments
5	7.00	2013	6232	3,600,000.00	Highlands @ Breck Highlands Glen Lot 3 w/3.76 AC	JAMES HENNESSY	\$ 577.66	8/17/2016	120 Glenwood Circle	



Highest Price PSF Residential Sale: August 2016

Brm	Bath	Year Built	Size	Price	Legal	Purchaser	PPSF	Date	Street Address	Comments
1	2.00	2008	700	700,000.00	One Ski Hill Place Condo Unit 8102	MICHAEL BRIDE	\$ 1,000.00	8/8/2016	1521 Ski Hill Rd	

Bank Sales Detail: August 2016

Brm	Bath	Year Built	Size	Price	Legal	Purchaser	PPSF	Date	Street Address	Bank Reference
4	3.00	1980	1791	350,000.00	Woodworks TH PH II Unit 6721	JANNA POLGAR	\$ 195.42	8/15/2016	6721 Ryan Gulch Road	Bank: FNMA
1	1.00	1978	570	140,100.00	Dillon Valley West Condo Unit 206, Bldg B	JODI PAGE	\$ 245.79	8/29/2016	505 Straight Creek Dr	Bank: FNMA

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Foreclosure Document Breakdown

August 2016:	Total	Timeshare	Fee Simple	Unknown: No legal shown
#1 Notice Election & Demand: (NED)	2	0	2	0
#2 Certificate of Purchase: (CTP)	0	0	0	0
#3 Public Trustee's Deeds: (PTD)	0	0	0	0
Total Foreclosure Docs Filed:	2	0	2	0

Land Title Historical Foreclosure Summary

2009 Summary:	
NED:	300
Withdrawn NED'S	117
Active NED's for 2009:	183
Public Trustee's Deeds Issued:	86

2010 Summary:	
NED:	367
Withdrawn NED'S	162
Active NED's for 2010:	205
Public Trustee's Deeds Issued:	148

2011 Summary:	
NED:	326
Withdrawn NED'S	148
Active NED's for 2011:	178
Public Trustee's Deeds Issued:	227

2012 Summary:	
NED:	251
Withdrawn NED'S	132
Active NED's for 2012:	119
Public Trustee's Deeds Issued:	165

2013 Summary:	
NED:	138
Withdrawn NED'S	86
Active NED's for 2013:	52
Public Trustee's Deeds Issued:	92

2014 Summary:	
NED:	86
Withdrawn NED'S	27
Active NED's for 2014:	59
Public Trustee's Deeds Issued:	65

2015 Summary:	
NED:	32
Withdrawn NED'S	14
Active NED's for 2015:	18
Public Trustee's Deeds Issued:	26

YTD. 2016 Summary:	
NED:	21
Withdrawn NED'S	0
Active NED's for 2015:	21
Public Trustee's Deeds Issued:	8

Seven Year Foreclosure Summary & Analysis:	
Total Active NED's for Period: 1/1/2009 thru 12/31/2015	813
Total PTD's Issued: 1/1/2009 thru 12/31/2015	808
Unissued Public Trustee's Deeds Remaining:	5

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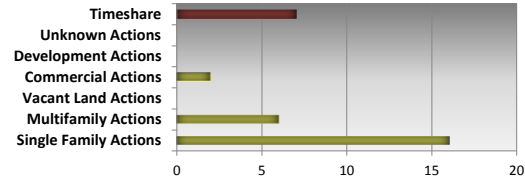


Summary of Foreclosure Actions

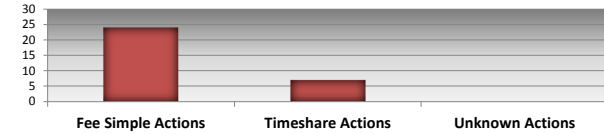
Property Foreclosure Summary:	
Fee Simple Actions	24
Timeshare Actions	7
Unknown Actions	0

Property Type Breakdown:	
Single Family Actions	16
Multifamily Actions	6
Vacant Land Actions	0
Commercial Actions	2
Development Actions	0
Unknown Actions	0
Timeshare	7

Foreclosure Document Summary: Property Type
YTD: 2016



Foreclosure Document Summary by Category: YTD: 2016



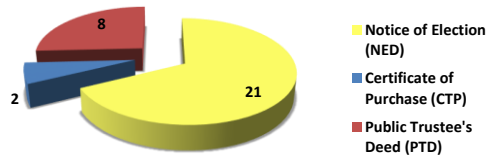
Location Summary: ALL TYPES	
Blue River	2
Breckenridge	14
Breckenridge Golf Course	2
Central Summit County	0
Copper Mountain	0
Corinthian Hill & Summerwooc	0
Dillon, Town & Lake	2
Dillon Valley	2
Farmers Corner	0
Frisco	0
Heeney	0
Keystone	3
Montezuma	0
North Summit County Rural	0
Peak 7	1
Silverthorne	2
Summit Cove	2
Wilderness	1
Woodmoor	0

Location Summary: Fee Simple Only	
Blue River	2
Breckenridge	7
Breckenridge Golf Course	2
Central Summit County	0
Copper Mountain	0
Corinthian Hill & Summerwooc	0
Dillon, Town & Lake	2
Dillon Valley	2
Farmers Corner	0
Frisco	0
Heeney	0
Keystone	3
Montezuma	0
North Summit County Rural	0
Peak 7	1
Silverthorne	2
Summit Cove	2
Wilderness	1
Woodmoor	0

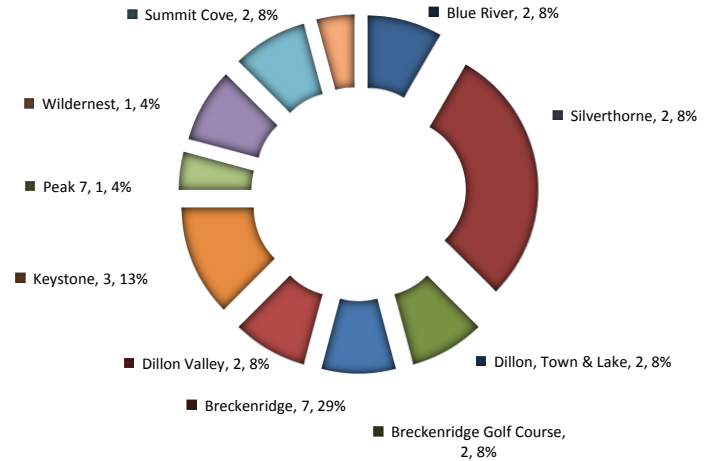
* Location Summaries do not include recordings with Unknown Legal Descriptions

Document Summary:	
Notice of Election (NED)	21
Certificate of Purchase (CTP)	2
Public Trustee's Deed (PTD)	8

Foreclosure Document Summary:
YTD: 2016



Foreclosure Document Summary:
Fee Simple Only - Location by Market Area YTD: 2016



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Top Lender Listing

LENDER	NUMBER LOANS	PERCENTAGE TOTAL	
BRECKENRIDGE GRAND VACATIONS	273	43.40%	Top 80% Lenders for August 2016
FSRTBANK	39	6.20%	Summit County
BOKF NA	37	5.88%	
WELLS FARGO BANK NA	37	5.88%	
ALPINE BANK	20	3.18%	
MEGASTAR FINANCIAL CORP	18	2.86%	
US BANK NATIONAL ASSOCIATION	14	2.23%	
BANK OF THE WEST	13	2.07%	
OWNER CARRY	11	1.75%	
FAIRWAY INDEPENDENT MORTGAGE CORPORATION	8	1.27%	
CHERRY CREEK MORTGAGE INC	6	0.95%	
BANK OF AMERICA NA	5	0.79%	
BRECKENRIDGE TOWN OF	5	0.79%	
M & T BANK	5	0.79%	
SOOPER CREDIT UNION	5	0.79%	
VECTRA BANK NA	5	0.79%	
ALL OTHER LENDERS	128	20.35%	
CALIBER HOME LOANS INC	4	0.64%	
ELEVATIONS CREDIT UNION	4	0.64%	
GUARANTEED RATE INC	4	0.64%	
JPMORGAN CHASE BANK NA	4	0.64%	
LIBERTY SAVINGS BANK FSB	4	0.64%	
MOVEMENT MORTGAGE LLC	4	0.64%	
COLORADO STATE BANK AND TRUST	3	0.48%	
GUARANTY TRUST COMPANY	3	0.48%	
QUICKEN LOANS INC	3	0.48%	
SUMMIT COMBINED HOUSING AUTHORITY	3	0.48%	
SWBC MORTGAGE CORP	3	0.48%	
UNITED WHOLESALE MORTGAGE LLC	3	0.48%	
USAA FEDERAL SAVINGS BANK	3	0.48%	
BANK OF ENGLAND	2	0.32%	
BAY EQUITY LLC	2	0.32%	
CITIBANK NA	2	0.32%	
COMMERCE HOME MORTGAGE	2	0.32%	
CREDIT UNION OF COLORADO	2	0.32%	
EVERBANK	2	0.32%	
HOMeward RESIDENTIAL INC	2	0.32%	
NATIONSTAR MORTGAGE LLC	2	0.32%	
PROVIDENT FUNDING ASSOCIATES LP	2	0.32%	
PUBLIC SERVICE CREDIT UNION	2	0.32%	
PULASKI BANK NA	2	0.32%	
UNKNOWN LENDER	2	0.32%	
ALLIANT CREDIT UNION	1	0.16%	
AMEGY MORTGAGE COMPANY LLC	1	0.16%	
AMERICAN AIRLINES FEDERAL CREDIT UNION	1	0.16%	
AMERICAN BANK OF TEXAS	1	0.16%	
AMERIFIRST FINANCIAL INC	1	0.16%	
AMERIPRO FUNDING INC	1	0.16%	
BANK OF COLORADO	1	0.16%	
BANK OF TAMPA	1	0.16%	
BBMC MORTGAGE LLC	1	0.16%	
BLUE SKY MORTGAGE LLC	1	0.16%	
BNC NATIONAL BANK	1	0.16%	
BROKER SOLUTIONS INC	1	0.16%	
CACHE BANK & TRUST	1	0.16%	
CENTENNIAL LENDING LLC	1	0.16%	
COLORADO CREDIT UNION	1	0.16%	
COMERICA BANK	1	0.16%	
COMMUNITY MORTGAGE FUNDING LLC	1	0.16%	
CONSTELLATION FCU	1	0.16%	
CREDIT UNION OF DENVER	1	0.16%	
CRF SMALL BUSINESS LOAN COMPANY LLC	1	0.16%	
DHA FINANCIAL INC	1	0.16%	
DITECH FINANCIAL LLC	1	0.16%	
EMC HOLDINGS LLC	1	0.16%	
ENVOY MORTGAGE LTD	1	0.16%	
FINANCE OF AMERICA MORTGAGE LLC	1	0.16%	
FIRST NATIONAL BANK OF OMAHA	1	0.16%	
FLAGSTAR BANK FSB	1	0.16%	
FRISTBANK	1	0.16%	
GOLD STAR MORTGAGE FINANCIAL GROUP CORPORATION	1	0.16%	
GOLDWATER BANK NA	1	0.16%	
HEARTLAND CREDIT UNION	1	0.16%	
HUNTER LENDING LLC	1	0.16%	
IDEAL HOME LOANS LLC	1	0.16%	
INDEPENDENT BANK	1	0.16%	
INTRUST BANK NA	1	0.16%	
KEMBA CREDIT UNION INC	1	0.16%	
KEYBANK NATIONAL ASSOCIATION	1	0.16%	
KS STATEBANK	1	0.16%	
MORGAN STANLEY PRIVATE BANK NATIONAL ASSOCIATION	1	0.16%	
MORTGAGE RESEARCH CENTER LLC	1	0.16%	
NATIONS RELIABLE LENDING LLC	1	0.16%	
NOVA FINANCIAL & INVESTMENT CORPORATION	1	0.16%	
PENNYMAC LOAN SERVICES LLC	1	0.16%	
PENTAGON FEDERAL CU	1	0.16%	
PNC MORTGAGE	1	0.16%	
ROYAL PACIFIC FUNDING CORP	1	0.16%	
SANTANDER BANK NA	1	0.16%	
SOUTHERN BANK	1	0.16%	
STAPLETON MORTGAGE LLC	1	0.16%	
STONEGATE MORTGAGE CORPORATION	1	0.16%	
SUMMIT MORTGAGE CORPORATION	1	0.16%	
TAYLOR MORTGAGE GROUP LLC	1	0.16%	
TBI MORTGAGE COMPANY	1	0.16%	
UBS AG	1	0.16%	
UNIVERSAL AMERICAN MORTGAGE COMPANY LLC	1	0.16%	
UNIVERSAL LENDING CORPORATION	1	0.16%	
US WIDE FINANCIAL LLC	1	0.16%	
VALLEY BANK & TRUST	1	0.16%	
WILLIAM LYON MORTGAGE LLC	1	0.16%	
TOTAL LOANS FOR AUGUST 2016:	629	100.00%	

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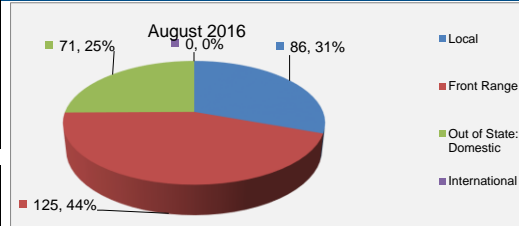
Purchaser Profile Abstract

Upper End Purchaser Details: August 2016

Brm	Bath	Year Built	Size	Price	Legal	PPSF	Date	Street Address	Origin of Buyer: City	Origin of Buyer: State
5	7.00	2013	6232	3,600,000.00	Highlands @ Breck Highlands Glen Lot 3	\$ 577.66	8/17/2016	120 Glenwood Circle	HOUSTON	TX
4	5.00	2013	2399	2,260,500.00	Shock Hill Landing Unit 16 PH II	\$ 942.27	8/9/2016	21 Union Trail	MINNETONKA	MN
4	4.00	2008	5426	2,100,000.00	Eagles Nest Golf Course Subd #5 Lot 17	\$ 387.03	8/19/2016	285 Arnica Ln	LINCOLN	NE
4	5.00	2015	2490	1,895,000.00	Shock Hill Landing Subd #4 Lot 7	\$ 761.04	8/4/2016	106 Union Trail	HIGHLANDS RANCH	CO
3	4.00	2011	4018	1,890,000.00	Highlands @ Breckenridge Subd #8 Lot 200	\$ 470.38	8/23/2016	834 Preston Way	LEAWOOD	KS
4	5.00	2000	4253	1,685,000.00	Highlands @ Breckenridge Subd #3 Lot 87	\$ 396.19	8/1/2016	13 Barney Ford Circle	SANTA ANA	CA
5	5.00	2004	5522	1,575,000.00	Timber Creek Estates Subd #3 Lot 13	\$ 285.22	8/1/2016	50 Kerrigan Court	HUMBLE	TX
6	6.00	1998	4539	1,550,000.00	East Ranch Subd Lot 35, Block F-5	\$ 341.48	8/10/2016	326 Mountain Bluebell Road	LITTLETON	CO
8	7.00	1995	6324	1,535,000.00	Western Sky Ranch Subd #7 Lot 21A & 21B	\$ 242.73	8/9/2016	74 Western Sky Dr	MIAMI	FL
4	5.00	2008	3112	1,499,000.00	Highlands @ Breckenridge Subd #8 Lot 202	\$ 481.68	8/31/2016	705 Preston Way	ELKHORN	NE
4	6.00	1987	5931	1,478,100.00	Acom Creek Ranch Estates Subd Lot A Tract 7	\$ 249.22	8/19/2016	0863 Rodeo Drive	PALM BEACH GARDENS	FL
3	3.00	2014	2484	1,425,000.00	Shores @ The Highlands Subd Lot 29A	\$ 573.67	8/16/2016	259 Shores Ln	DALLAS	TX
4	3.00	1999	3165	1,415,000.00	Penn Lode Subd Lot 1	\$ 447.08	8/31/2016	135 Windwood Circle	BRECKENRIDGE	CO
4	5.00	2000	3642	1,400,000.00	Highlands @ Breckenridge Subd #7 Lot 175	\$ 384.40	8/1/2016	78 Mumford Place	REDSTONE	CO
5	4.00	1963	3902	1,375,000.00	Weisshorn Subd #1 Lot 3, Block 8	\$ 352.38	8/16/2016	114 North High Street	GREENWOOD VILLAGE	CO
4	5.00	1997	4908	1,275,000.00	Ruby Ranch Subd #2 Lot 418	\$ 259.78	8/30/2016	1124 Emerald Road	GOSHEN	IN
4	4.00	1991	3838	1,150,000.00	Keystone Ranch Subd #1 Lot 4 Tract D	\$ 299.64	8/4/2016	83 Gentian Rd	KEYSTONE	CO
3	5.00	2007	3061	1,100,000.00	Huron Heights Subd Lot 60	\$ 359.36	8/30/2016	0577 Forest Hill	DENVER	CO
4	5.00	2006	4423	1,077,500.00	Whispering Pines Ranch Subd #7 Lot 2, Block 17	\$ 243.61	8/1/2016	34 Snow Peak Court	DILLON	CO
4	4.00	1994	2424	1,050,000.00	Water Dance TH #1 Unit 20	\$ 433.17	8/3/2016	490 Hammerstone Ln	BOULDER	CO
3	4.00	2001	3045	1,045,000.00	Frisco Duck Subd Lot 18	\$ 343.19	8/31/2016	18 Mallard Court	FRISCO	CO
3	3.00	2000	1577	1,029,900.00	Main Street Station Condo Unit 3402, Grand Central	\$ 653.08	8/11/2016	505 S Main Street	HOUSTON	TX

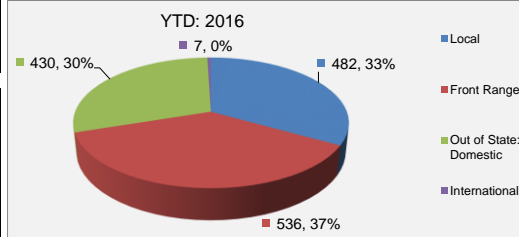
All Sales: August 2016

Origin of Buyer	# of Trans.	% Overall
Local	86	30%
Front Range	125	44%
Out of State: Domestic	71	25%
International	0	0%
Total Sales	282	100%



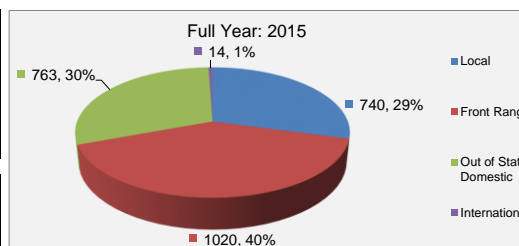
YTD: Aug. 2016

Origin of Buyer	# of Trans.	% Overall
Local	482	33%
Front Range	536	37%
Out of State: Domestic	430	30%
International	7	0%
Total Sales	1455	100%



All Sales: 2015

Origin of Buyer	# of Trans.	% Overall
Local	740	29%
Front Range	1020	40%
Out of State: Domestic	763	30%
International	14	1%
Total Sales	2537	100%



All Sales: 2014

Origin of Buyer	# of Trans.	% Overall
Local	492	24%
Front Range	896	44%
Out of State: Domestic	635	31%
International	19	1%
Total Sales	2042	100%

All Sales: 2013

Origin of Buyer	# of Trans.	% Overall
Local	502	26%
Front Range	765	40%
Out of State: Domestic	624	33%
International	17	1%
Total Sales	1908	100%

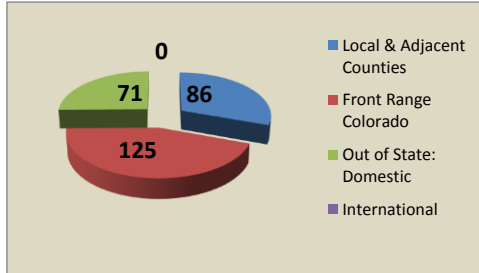
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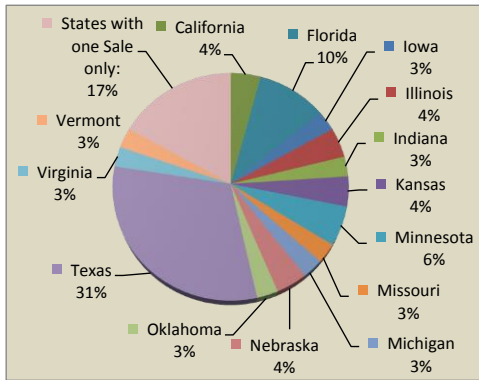
Purchaser Detailed Profile

August 2015

Purchaser Origin



Out-of-State Breakout



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Purchaser Point of Origin for: August 2016

Origin	Number Sales	% All Sales
Local & Adjacent Counties	86	64.90%
Front Range Colorado	125	12.58%
Out of State: Domestic	71	22.52%
International	0	0.00%

Out-of-State Breakout for: August 2016

State	Number Sales	% All Sales
Alabama	0	0.00%
Arizona	0	0.00%
California	3	4.23%
Connecticut	0	0.00%
Florida	7	9.86%
Georgia	0	0.00%
Iowa	2	2.82%
Illinois	3	4.23%
Indiana	2	2.82%
Kansas	3	4.23%
Minnesota	4	5.63%
Missouri	2	2.82%
Michigan	2	2.82%
Nebraska	3	4.23%
Oklahoma	2	2.82%
Texas	22	30.99%
Virginia	2	2.82%
Vermont	2	2.82%
Wisconsin	0	0.00%
States with one Sale only:	12	16.90%
AL,AZ,KY,MA,MD,NC,NY		0.00%
OH,PA,RI,TN,WI	71	

International Breakout for: August 2016

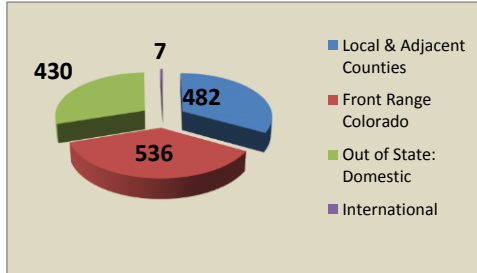
Country	Number Sales	% INT'L Sales
Countries with one sale:	1	100.00%
United Kingdom		
Total International:	1	100.00%

Note: This Summary does not include data on INTERVAL transactions.

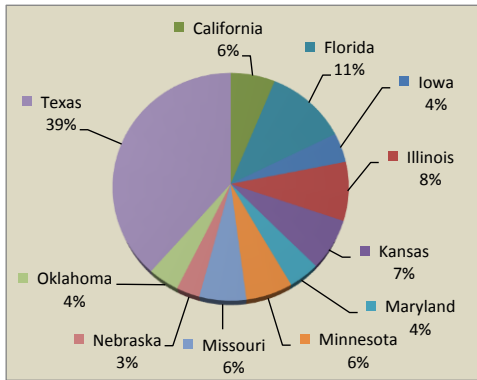
Purchaser Detailed Profile

YTD: Starting with July 1st, 2016

Purchaser Origin



Out-of-State Breakout



Brooke Roberts
970-453-2255
broberts@ltgc.com

Purchaser Point of Origin for: Full Year YTD. 2016

Origin	Number Sales	% All Sales
Local & Adjacent Counties	482	64.90%
Front Range Colorado	536	12.58%
Out of State: Domestic	430	22.52%
International	7	0.00%

Out-of-State Breakout for YTD: starting with July 1st, 2016

State	Number Sales	% All Sales
Alabama	0	0.00%
Arizona	0	0.00%
California	6	4.35%
Connecticut	0	0.00%
Florida	11	7.97%
Georgia	0	0.00%
Iowa	4	2.90%
Illinois	8	5.80%
Indiana	0	0.00%
Kansas	7	5.07%
Maryland	4	2.90%
Minnesota	6	4.35%
Missouri	6	4.35%
Nebraska	3	2.17%
Oklahoma	4	2.90%
Texas	37	26.81%
Virginia	0	0.00%
Vermont	0	0.00%
Washington	0	0.00%
States with less than 3 Sales:		0.00%
AL,AZ,DC,GA,IN,KY,LA,MA,MI,NC,NH	42	30.43%
NJ,NY,OH,PA,RI,SC,TN,VA,VE,WA,WI	138	starting July 1st, 2016

International Breakout for YTD: Starting with July 1st, 2016

Country	Number Sales	% INT'L Sales
Countries with one sale:	1	100.00%
United Kingdom		
Total International:	1	100.00%

Note: This Summary does not include data on INTERVAL transactions.



New Development Summary

Improved Residential New Unit Sales detail: August 2016

Brm	Bath	Year Built	Size	Price	Legal	Unit Type	PPSF	Address
3	2.50	2016	2203	782,900.00	Vics Landing Condo Unit E-1	MULTIFAM	\$ 355.38	88 Dewey Placer Dr
3	3.00	2016	1221	280,600.00	Lincoln Park @ Wellington Neighborhood Subd Lot 4C, Block 1	DEED RESTRICTED	\$ 229.81	23 Stillson Green
3	2.50	2016	2003	759,900.00	Alders TH PH II Unit 5A, Bldg 5 & 6	MULTIFAM	\$ 379.38	851 Independence Road
3	5.00	2015	1827	669,000.00	Treehouse Condo Unit L1, Bldg L	MULTIFAM	\$ 366.17	345 Lodgepole Circle
3	2.75	2016	2509	866,000.00	Angler Mtn Ranch Lakeside TH #8 Lot 49A	MULTIFAM	\$ 345.16	330 Fly Line Drive
3	3.25	2016	2318	799,000.00	Angler Mtn Ranch Lakeside TH #7 Lot 49C	MULTIFAM	\$ 344.69	318 Fly Line Drive
3	2.50	2016	2203	785,000.00	Vics Landing Unit E-2	MULTIFAM	\$ 356.33	90 Dewey Placer Drive
3	3.00	2016	2192	741,500.00	Angler Mtn Ranch Lakeside TH #7 Lot 58A	MULTIFAM	\$ 338.28	81 Dragonfly Lane
3	2.25	2016	2192	739,000.00	Angler Mtn Ranch Lakeside TH #7 Lot 58B	MULTIFAM	\$ 337.14	83 Dragonfly Lane
3	2.00	2009	2010	690,000.00	Wilderness Estates Subd Lot 204	SINGLEFAM	\$ 343.28	375 Wildnerne
1	2.00	2014	791	625,000.00	Water House on Main Street Condo Unit 6309, Building West	MULTIFAM	\$ 790.14	610 Columbine Rd
3	3.00	2016	1168	272,900.00	Lincoln Park @ Wellington Neighborhood Subd Lot 4A, Block 1	DEED RESTRICTED	\$ 233.65	31 Stillson Green
4	5.00	2015	2490	1,895,000.00	Shock Hill Landing Subd #4 Lot 7	SINGLEFAM	\$ 761.04	106 Union Trail
3	3.00	2015	2053	759,900.00	Alders TH PH II Unit 6A Bldgs 5 And 6	MULTIFAM	\$ 370.14	833 Independence Road
3	4.00	2011	4018	1,890,000.00	Highlands @ Breckenridge Subd #8 Lot 200	MULTIFAM	\$ 470.38	834 Preston Way
4	5.00	2008	3112	1,499,000.00	Highlands @ Breckenridge Subd #8 Lot 202	MULTIFAM	\$ 481.68	705 Preston Way
4	4.00	2008	5426	2,100,000.00	Eagles Nest Golf Course Subd #5 Lot 17	MULTIFAM	\$ 387.03	285 Arnica Ln
3	3.00	2016	1221	280,600.00	Lincoln Park @ Wellington Neighborhood Subd Lot 4B, Block 1	DEED RESTRICTED	\$ 229.81	27 Stillson Green
3	3.00	2014	2484	1,425,000.00	Shores @ The Highlands Subd Lot 29A	SINGLEFAM	\$ 573.67	259 Shores Ln

Summary of Improved Residential New Unit Sales: August 2016

Average Price:	\$ 940,016
Average PPSF:	\$404.90
Median Price:	\$ 759,900
# Transactions:	19
Gross Volume:	\$ 17,860,300

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