736 N CO	UNTR	<mark>/ CLUB DR, M</mark>	ESA, AZ, 852	201								AP	N: 135-24-043
	1		Last Sold	1	2/30/2013			Con	struction			OR REINFORCED	CONCRETE TILT-
10 100	*	10.31 K	Last Sale		0			Stor	rios	U	IP FRAME		
			Owner		GOLDENWAY		NT &		perty Type		ffice Buil	ding	
			Mailing	1	730 W EMEL	ITA AVE AF	PT 1025	Parl	king Space	es O		-	
		3			IESA, Arizon		23	Poo	l	N	lo		
	-				.23 Acres / 1	0193 Sqft							
2016 ABMLS	and had		Year Built SqFt		987 0517								
			Class		ASONRY OF		CED						
					ONCRETE TI	ILT-UP FRAI	ME						
			Added At Added De										
Subdivisio		LEY ACRES	Added Do		·		Count	y Zone - M	laricona		City	y Zone - MESA	
								-	-	1000			1000
Improved Lo With Pool	ots 24 1	Single S Multiple		Avg S Avg L	•		[C-G] CO GENERA	MMERCIA	AL,	100%	[LC] L Distri	imited Commercia	al 100%
Year Built	-	1-1992		Avy L	. h	5525							
Tax Asses		_											
	2	017 Final	2018 Final	2019	Final	2020 Fina		2021 Fir	nal	2022 Final	(2023 Final	2024 Prelim
FCV Improve		786,800	\$747,100	\$412,	500	\$511,500		\$580,80		\$681,700		\$786,900	\$938,900
FCV Land	\$	43,200	\$46,700	\$49,7	00	\$49,200		\$71,800		\$71,800		\$104,000	\$122,700
FCV Total	\$	830,000	\$793,800	\$462,	200	\$560,700		\$652,60	0	\$753,500		\$890,900	\$1,061,600
YoY Change		8%	-4%	-42%		21%		16%		15%		18%	19%
Assessed F0		149,400	\$142,884	\$83,1		\$100,926		\$117,46		\$131,863		\$151,453	\$175,164
LPV Total	-	541,217	\$568,278	\$462,	200	\$485,310		\$509,57	6	\$535,055		\$561,808	\$589,898
State Aid	\$		\$0	\$0		\$0		\$0		\$0		\$0	\$0
Tax Amount	_	12,123	\$12,496	\$10,0	85	\$10,794		\$10,937		\$10,505		<mark>\$10,420</mark>	\$0
Deed Histe	ory												
Sale Date	Buyer		Seller		Sales Price	Do		Vortgage	Deed		ancing	Transaction	Doc #
12/30/2013	Westerr	n Alliance Bank	Rufus W Harve	∋y	\$0		\$0	\$0	Deed In I Foreclos	Lieu Of –		-	20131093051
9/1/2005	Kenneth	n H & Elva Riley	Mallard Holdir	lgs L L C	\$1,250,000	\$375,0	000	\$875,000			nventiona	al —	20051285042
8/15/2000	Mallard	Holdings L L C	Podiatrist Phy Of Arizona Pc	sicians	\$838,000	\$158,0	000	\$680,000	Warranty	Co	nventiona	al —	20000625500
3/6/2000	Pediatri Arizona	c Physicians Of Pc	Kerry & Virgini	a P Zang	\$0		\$0	\$0	Quit Clai	m –		-	20000166133
Flood Zon	e												
Map Numbe	er	04013C2265M										le the one-percent	
Map Date		11/4/2015										an 1 foot, areas of tected from the 19	
Panel		2265M	flood by l									urchase is not requ	
FEMA Zone		Х	zones.										
Improvem	ents												
Ye	ar Built	Living /	Area	Stories	Constructio	on					Quality		
	1987		900	1	MASONRY				e tilt-up i	FRAME	GOOD		
	1987		1	1	WOOD OR	STEEL STU	id fran	1E			GOOD		
Additional	l Informa	ition											
Parcel		135-24-0	043										
County		Maricop	a					Rio Salado		Danago Vans	1.4	ACE Cash Express	A Better Repair
MCR Numbe		1726					Autoz	Zone Auto P Auto parts		Papago Vans RV dealer	E	Topo Auto David	
Municipality		Mesa								9		Autoparts store	
Section / To Range	wnship /	16/1N	/ 5E					The Bro		2P/T			
Lot / Block /	/ Tract	<mark>1</mark> /-/-						E	ZC			Allhe Bronte West	aline Performance Motorcycle repair shop
Census Trac									Pents Country Club	Club 715		1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	Baileys Machi
Tax Area		41000					Mark a	at 87 Apartm	nents C	V	CAL		Contraction of the second
Latitude, Lor	ngitude	33.4286	505035001, -11	1.8402986	973					W Sandal Did	Mari	kat 87 Apartments	drh 715 O
Property Typ	ре	(1511) (OFC BLDG, 1 ST	Y					Dr.	W Sandal Ridge			
seel leng l		(01 12)					Google				Citi	Construction of the state of the state of the state	

(01-12) COMML/REAL & IMPS NOT IN OTHER CLASSES Google

Legal Class

Map data ©2023 Google

 School District(S)
 Mesa Unified District

 Legal Description (Abbrev)
 FINDLEY ACRES MCR 17/26 PT LOT 1 S 100F N 390F EX E 22F

2 Monsoon[®] The data within this report is compiled by The Information Market from public and private sources. If desired, the accuracy of the data contained herein can be independently verified by the recipient of this report with the applicable county or municipality.

736 N CO	UNTRY CLI	<mark>JB DR ST</mark>	<mark>e 201, N</mark>	<mark>MESA, AZ</mark>	, 85201								AP	N: 135-24-044
	dto Parts		Las Own Mai Lot Yea SqF Clas Add	iling r Built	d None) WAY IN EMENT EMELI1 rizona	TA AVE AF 85202-31	PT 1025 23				No		
Subdivisio	on - FINDLEY A	CRES						Count	y Zone - M	aricopa		Cit	y Zone - MESA	
Improved Lo With Pool Year Built (Tax Asses	1 1941-199	Single St Multiple 2			Avg Sqft Avg Lot	337 136		[C-G] CC GENER/	OMMERCIA AL	L,	100%	[LC] I Distr	Limited Commercia	ıl 100%
FCV Improve FCV Land FCV Total YoY Change Assessed FC LPV Total State Aid Tax Amount Deed Histo	\$21,60 \$21,60 % 12% CV \$3,888 \$13,29 \$0 \$298	0	2018 Fin \$0 \$23,300 \$23,300 8% \$4,194 \$13,956 \$0 \$307		2019 Final \$0 \$24,800 \$24,800 6% \$4,464 \$14,654 \$0 \$320	: : : : :	2020 Fina \$0 \$24,600 \$24,600 -1% \$4,428 \$15,387 \$0 \$342	l	2021 Fin \$0 \$35,900 \$35,900 46% \$6,462 \$16,156 \$0 \$347	al	2022 Fit \$0 \$35,900 \$35,900 0% \$6,283 \$16,964 \$0 \$333	1	2023 Final \$0 \$52,000 \$52,000 45% \$8,840 \$17,812 \$0 \$330	2024 Prelim \$0 \$61,300 \$61,300 18% \$10,114 \$18,702 \$0 \$0
Sale Date	Buyer		Seller		Sales I	Drico	Do		Mortgage	Deed		inancing	Transaction	Doc #
6/29/2016	Goldenway In & Manageme	nt Llc	Western),000	\$320,0	000	\$0	Special Warranty	-	-	-	20160454066
12/30/2013	Western Allia	nce Bank	Rufus W	Harvey		\$0		\$0	\$0	Deed In I Foreclos	Lieu Of - ure	-	-	20131093051
9/1/2005	Kenneth H &	Elva Riley	Mallard H	Holdings L l	LC \$1,250),000	\$375,0	000	\$875,000	Warranty		Convention	al –	20051285042
	Mallard Holdi	ings L L C	Podiatris Of Arizor	at Physician na Pc			\$158,0		\$680,000	-	r (Convention	al –	20000625500
6/25/1986					\$100),000		\$0	Ş0	Deed	-	-	-	19860321822
Flood Zon Map Numbe Map Date Panel FEMA Zone	er 040 '	13C2265M 4/2015 5M	floo stre	dplain, area am flooding d by levees	as of 1% annu g where the c	ial chai ontribu	nce sheet uting drair	t flow flo nage are	ooding whe a is less th	ere averag nan 1 squ	je depths are mile, (are less that or areas pro	de the one-percent an 1 foot, areas of 1 otected from the 1% ourchase is not requ	1% annual chance 6 annual chance
	anomation	105.04.0						77 11 1						
Parcel		135-24-0							9			9 - 4A		
County MCR Numbe	or	Maricopa 1726	a						ve Tree Apar o Salado Pkv					1170
Municipality		Mesa							Zone Auto Pa Auto parts s	arts	Papago Va RV dea	ns aler	ACE Cash Express	A Better Repair
Section / To Range		16 / 1N /	′ 5E							Ç.			oZone Auto Parts	
Lot / Block /	' Tract	<mark>1</mark> /-/-							The Bro	nte West	-10/-	19		
Census Trac	ct / Block	421102 /	/ 2000								Club 71	5	Alle Bronte West	Alme Pertormance Motorcycle repair shop
Tax Area		41000								Country	9			Baileys Machi & Engine Par
Latitude, Lor	•				297339697			Mark	at 87 Apartm	ents Club		CALL IN THE REAL PROPERTY OF		CERTERING CONTRACTOR
Property Typ	De						10050	Google			W Sandal Ri		kat 87 Apartments	aub 715 •
Legal Class		(01-12) (JOMML/R	CAL & IMP	S NOT IN OTH	TER CL	LASSES	Coogle		Map	data ©2023 0	soogle nooc	Bebus, Maxar Technologies, U.S. Ge	ological Survey, USDA/FPAC/GEO

The data within this report is compiled by The Information Market from public and private sources. If desired, the accuracy of the data contained herein can be independently verified by the recipient of

School District(S)

Mesa Unified District Legal Description (Abbrev) FINDLEY ACRES MCR 17-26 LOT 1 S 50F OF N 290F EX

E 22F

736 N CO	UNTRY CLUB DR ST	<mark>E 103, MESA, A</mark> 7	Z, 85201					APN	<mark>: 135-24-047-C</mark>		
Coogle Imagery of		Last Sold Last Sale Price Owner Mailing Lot Year Built SqFt Class Added Attache	GOLDENWAY MANAGEMEN 1730 W EMELI MESA, Arizona 0.27 Acres / 1 – – – ed None	NT LLC LITA AVE AP1 a 85202-312	T 1025	ı	No				
Subdivisio	n - FINDLEY ACRES				County Zone - M	laricopa		City Zone - MESA	ne - MESA		
Improved Lot With Pool Year Built	ots 24 Single St 1 Multiple St 1941-1992		5 1		C-G] COMMERCIA GENERAL	4 L,	100%	[LC] Limited Commerci District	al 100%		
Tax Assess	sment										
FCV Improve FCV Land FCV Total YoY Change Assessed FC LPV Total State Aid Tax Amount Deed Histo	\$49,900 \$49,900 % 12% CV \$8,982 \$37,041 \$0 \$830	\$0 \$53,900 \$53,900 8% \$9,702	2019 Final \$0 \$57,300 \$57,300 6% \$10,314 \$40,838 \$0 \$891	2020 Final \$0 \$56,800 -1% \$10,224 \$42,880 \$0 \$954	2021 Fin \$0 \$82,800 \$82,800 46% \$14,904 \$45,024 \$0 \$966		2022 Final \$0 \$82,800 \$82,800 0% \$14,490 \$47,275 \$0 \$928	2023 Final \$0 \$120,000 \$120,000 45% \$20,400 \$49,639 \$0 \$921	2024 Prelim \$0 \$141,600 \$141,600 18% \$23,364 \$52,120 \$0 \$0		
	-	Seller	Sales Price	Dow	Mortagao	Deed	Finan	ncing Transaction	Doc #		
6/29/2016	Buyer Goldenway Investment & Management Llc	Seller Western Alliance Ba				Deed Special Warranty	Finan -	-	20160454066		
	Western Alliance Bank	Rufus W Harvey	\$0		••••••	Deed In Li Foreclosu	ıre	-	20131093051		
	Kenneth H & Elva Riley	Mallard Holdings L				Warranty		entional –	20051285042		
8/15/2000	Mallard Holdings L L C	Podiatrist Physiciar Of Arizona Pc	ns \$838,000	\$158,00	00 \$680,000	warranty	Conve	entional –	20000625500		
	Pediatric Physicians Of Arizona Pc	Kerry & Virginia P Z Trust	Zang \$0	\$	\$0 \$0	Quit Claim	n –	-	20000166134		
	Kerry & Virginia Zang Trust	Kerry & Virginia P Z	Zang \$0	\$	\$0 \$0	Warranty	-	-	19970536698		
Flood Zone	e										
Map Number Map Date Panel FEMA Zone	r 04013C2265M 11/4/2015 2265M X	floodplain, are stream floodin	eas of 1% annual cha ng where the contrib	ance sheet f buting draina	flow flooding whe age area is less th	ere average han 1 squa	e depths are le are mile, or are	s outside the one-percent ess than 1 foot, areas of eas protected from the 1 ance purchase is not req	1% annual chance % annual chance		

Additional Information

Parcel	135-24-047-C	0 0 1	- and the first
County	Maricopa	Olive Tree Apartments	
MCR Number	1726	ACE Cash Express	
Municipality	Mesa		
Section / Township / Range	16 / 1N / 5E	Auto Parts C	AttoZone Au
Lot / Block / Tract	<mark>2/</mark> -/-	The Bronte West	
Census Tract / Block	421102 / 2000	ard	
Tax Area	41000	Mark at 87 Apartments Club 715	
Latitude, Longitude	33.4288135400863, -111.84071812236		
Property Type	(1074) COMML, ASSOC PARCELS		Markat 87-A
Legal Class	(01-12) COMML/REAL & IMPS NOT IN OTHER CLASSES	Google Map data ©2023 Google	Googleous, Maxar Technologies
School District(S)	Mesa Unified District		
Level Decemention (Alabaman)			

ACE Cash Extres ACE Cash ACE

Legal Description (Abbrev)

2 Monsoon The data within this report is compiled by The Information Market from public and private sources. If desired, the accuracy of the data contained herein can be independently verified by the recipient of this report with the applicable county or municipality.

736 N CO	UNTR	Y CLUB DR ST	<mark>TE 104, MESA, A</mark> Z	<mark>Z, 85</mark> 2	201								APN:	135-24-047	<mark>-D</mark>
Coogle Imagery E	3 	exer Technologies, U.S. Geologies	Last Sold Last Sale Price Owner Mailing Lot Year Built SqFt Class Added Attache Added Detach	e \$ G N 1' M 0 - - - - N	6/29/2016 \$320,000 GOLDENWAY MANAGEMEN 1730 W EMEL MESA, Arizona 0.27 Acres / 1 - - - - None None	NT LLC LITA AVE A na 85202-31	APT 312:	PT 1025 123			Νο				
Subdivisio	<mark>n - FIND</mark>	DLEY ACRES						County Zone - Mar	ricopa		С	ity Zon	ne - MESA		
Improved Lot With Pool Year Built Tax Assess	1 194	Single St Multiple 41-1992		Avg So Avg Lo	•	3374 3623		[C-G] COMMERCIAL, GENERAL		100%	[LC] Dist		ed Commercia	al 100%	
FCV Improve FCV Land FCV Total YoY Change Assessed FC LPV Total State Aid Tax Amount	2 ed \$ \$ 2 % 1 CV \$ \$	2017 Final \$0 \$49,900 \$49,900 12% \$8,982 \$37,042 \$0 \$830	2018 Final \$0 \$53,900 \$53,900 8% \$9,702 \$38,894 \$0 \$855	2019 \$0 \$57,30 \$57,30 \$10,3 \$10,3 \$40,8 \$40,8 \$0 \$891	300 300 314 339	2020 Fin: \$0 \$56,800 \$56,800 -1% \$10,224 \$42,881 \$0 \$954))	al 2021 Final \$0 \$82,800 \$82,800 46% \$14,904 \$45,025 \$0 \$966		2022 F \$0 \$82,80 \$82,80 0% \$14,49 \$47,27 \$0 \$928	0 0 0	2023 \$0 \$120, \$120, 45% \$20,4 \$49,6 \$0 \$921	400 540	2024 Prelim \$0 \$141,600 \$141,600 18% \$23,364 \$52,122 \$0 \$0	
Deed Histo	ory														
6/29/2016	& Mana	nway Investment agement Llc rn Alliance Bank	Seller Western Alliance Ba Rufus W Harvey	ank	Sales Price \$320,000 \$0) \$320,		000 \$0 SI W	Deed Special Varranty Deed In L		Financing -		Transaction -	Doc # 20160454 20131093	
			-					F	oreclos	ure			_		
		-	Mallard Holdings L Podiatrist Physician Of Arizona Pc		\$1,250,000 \$838,000				-		Convention Convention		-	20051285 20000625	
	Pediatri Arizona		Kerry & Virginia P Z Trust	.ang	\$0		\$	\$0 \$0 Q	Quit Clair	m	-		-	20000166	134
8/6/1997		k Virginia Zang	Kerry & Virginia P Z	.ang	\$0		\$	\$0 \$0 W	Varranty		-		-	19970536	698
Flood Zone	e														
Map Number Map Date Panel	r	04013C2265M 11/4/2015 2265M	floodplain, are stream floodin	eas of 1 ng whe	1% annual ch ere the contril	hance shee ibuting drai	et fl aina	FLOOD HAZARD); Zo t flow flooding where nage area is less tha r depths are shown v	e averag In 1 squa	e depthare mile,	s are less th or areas pi	nan 1 fe rotecte	oot, areas of ed from the 1%	1% annual char % annual chanc	nce

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FEMA Zone X
Additional Information
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Parcel	135-24-047-D	
County	Maricopa	
MCR Number	1726	
Municipality	Mesa	
Section / Township / Range	16 / 1N / 5E	
Lot / Block / Tract	<mark>2/</mark> -/-	
Census Tract / Block	421102 / 2000	
Tax Area	41000	
Latitude, Longitude	33.4286071826111, -111.84071910293	
Property Type	(1074) COMML, ASSOC PARCELS	
Legal Class	(01-12) COMML/REAL & IMPS NOT IN OTHER CLASSES	G
School District(S)	Mesa Unified District	
Legal Description (Abbrev)	FINDLEY ACRES MCR 17-26 S 75F S 150F N 390F LOT 2	

zones.



