dolbyproperties inc.

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STATS FOR SELECTED DISNEY AREA SHORT TERM RENTAL ZONED NEIGHBORHOODS

NEIGHBORHOOD	FOR SALE AT OCT 14 2010	PENDING AT OCT 14 2010	SOLD APR-OCT 2010	AVGE DOM (average days on market for solds)	AVERAGE SOLD PRICE	SP/LP % (% of selling price to listing price for solds)	AVGE $/SQ.FT (for solds)
AVIANA	8	3	16	58	$157,988	97%	$70
BAHAMA BAY	24	11	45	87	$74,134	97%	$58
BELLA TRAE	45	16	20	112	$120,884	95%	$82
BRIDGEWATER CROSSING	4	5	8	164	$121,600	100%	$76
CALABAY PARC	20	1	12	108	$182,325	96%	$88
CALABAY PARC-TOWER LK	10	3	11	89	$152,527	91%	$72
CRESCENT LAKES	27	10	28	55	$118,762	98%	$66
CUMBRIAN LAKES	18	2	7	147	$194,071	89%	$90
EAGLE POINTE	10	6	9	115	$136,967	96%	$76
EMERALD ISLAND	43	22	30	124	$260,768	96%	$102
ENCANTADA	9	14	25	45	$134,122	99%	$92
FAIRWAYS LAKE ESTATES	9	3	11	70	$129,245	96%	$80
GREATER GROVES	7	5	7	151	$133,971	98%	$73
HAMPTON LAKES ESTATES	32	3	22	177	$169,086	94%	$79
HIGH GROVE	10	4	7	242	$180,114	97%	$80
HIGHLANDS RESERVE	52	9	34	165	$189,900	93%	$94
INDIAN CREEK	37	5	16	198	$192,188	93%	$106
INDIAN POINT	23	6	18	84	$113,678	97%	$77
INDIAN RIDGE	19	8	22	70	$120,495	93%	$75
ISLAND CLUB WEST	4	9	20	37	$43,272	105%	$25
LEGACY PARK	22	34	47	67	$107,240	99%	$55
LINDFIELDS	26	7	10	69	$143,390	96%	$74
LK DAVENPORT ESTATES	11	7	9	104	$137,574	95%	$64
PROVIDENCE	38	10	22	133	$285,777	96%	$84
REGAL PALMS	45	25	43	70	$80,235	96%	$49
REUNION	132	50	104	93	$298,796	96%	$124
SOUTHERN DUNES	51	10	42	85	$131,864	95%	$84
SUNRIDGE WOODS	10	2	9	23	$123,033	97%	$76
SUNSET LAKES	7	0	4	225	$200,000	95%	$107
SUNSET RIDGE	10	7	16	91	$100,007	101%	$59
TERRA VERDE	23	5	21	71	$168,281	104%	$82
TUSCAN RIDGE	19	2	6	54	$177,500	94%	$86
VENETIAN BAY	16	7	27	47	$73,167	101%	$53
VILLA SOL	18	11	18	118	$143,206	99%	$62
WESTRIDGE	32	10	30	83	$130,385	97%	$75
WINDSOR HILLS	49	18	45	94	$244,944	97%	$116
WINDSOR/WYNDHAM PALMS	71	13	29	216	$159,531	92%	$97
WINDWOOD BAY	10	6	15	113	$121,905	101%	$55

NOTE - IN THIS MARKET, A HIGH PERCENTAGE SP/LP (100% OR CLOSE), OFTEN INDICATES A LARGE NUMBER OF BANK OWNED PROPERTIES IN THAT NEIGHBORHOOD, AS THESE PROPERTIES ARE GENERALLY LISTED AT A MUCH LOWER THAN NORMAL PRICE AND OFTEN HAVE MULTIPLE OFFERS, RESULTING IN A SALES PRICE HIGHER THAN LIST