

(the actual document will also contain a photo of the sold property)

This is an example of a sold property that has been listed and advertised by a Realtor through the Wasatch Front Regional Multiple Listing Service ([MLS](#)). Make sure that the information a Realtor provides you is in the format of a Residential Full Report when they are helping you with an appeal . Please note at the top of this example that the defined search criteria is illustrated. This information should also be included with your comparable sales.

**List Count: 1 Residential Date: 014/01/2004 08:51 AM

State:ut Status:8 Prop Type:SNGL Sold Price Min:100000 Sold Price Max:150000 Area:103												
MLS #:67314						Area:103						
List Price:\$119,900						Status:Sold						
Dom:20						List Dt:03/02/1999						
CDom:48						Ctr Dt:03/22/1999						
Sold Price:\$117,000						Sld Dt:04/19/1999						
Concessions:\$0						Sld Trms:FHA						
Address:421 No Where Ave												
Quadrant:SE				NS: 0000				EW: 0000				
City:Salt Lake City,UT 84100												
County:Salt Lake						Restrict:No						
Proj/Subdv:CHERRY RIDGE												
Tax ID:00-00-000-000						Taxes:\$000						
Zoning:R-1						HOA Fee:\$0						
School Dist:Granite			Elem Schl:Mill Creek				Jr High:Evergreen					
Sr High:Olympus			Priv Schl:Carden Christian Acad				Other Schl:					
Lvl	Approx Sq Ft	Bed Rms	Bath			Fam/ Den	Dining				Laun dry	Fire Plc
			F	T	H		K	B	F	S		
4		00	0	0	0							0
3		00	0	0	0							0
2		00	0	0	0							0
1	9392		1	0	0		Y			Y	Y	0
B		00	0	0	0							0
Tot		9392	1	0	0	0	1	0	0	1	1	0
Type:Single Family												
Style:Rambler/Ranch												
Yr Built:			1954				Under Const:			No		
Deck Pat:			0 1				Acres:			0.17		
Garage:			1				Frontage:			0		
Carport:			0				Side:			0		
Prkg Sp:			3				Back:			0		
Fin Bsmt:			0 %				Irregular:			No		
Roof:Asphalt Shingle						Basement:None/Crawl Space, Slab						
Heating:Forced Air, Gas Central						Garage/Park:Attached, Opener						
Air Cond:Evap. Cooler Roof						Driveway:Concrete						
Floor Cov:Hardwood						Water:Culinary						
Window Cov:Draperies						Sewer:Connected						

Pool Feat:		Possession:	IMMEDIATE		
Exterior:	Brick				
Landscape:	Full Landscaping, Mature Trees, Pines				
Lot Facts:	Curb and Gutter, Fenced Full, Sprinkler, Auto-Full, Terrain, Flat				
Exterior Feat:	Patio, Sliding Glass				
Interior Feat:	Hardwood Floors, Oven-Double, Range Oven Free Std.				
Amenities:	Electric Dryer Hookup				
Inclusions:	Alarm System, Dryer, Microwave, Range, Refrigerator, TV Antenna, Washer, Window Covers				
Exclusions:					
Terms:	Conventional, Cash				
Remarks:	DARLNG BRCK RAMB IN PLEASANT RES AREA.BY ST MARKS.SOUTH-FACING FRNT.BIG WINDOWS.FLOODS OF SUNLIGHT!LG LIV DIN.OPEN&SPACIOUS!HDWD FLRS.ALL ROOMS FRESHLY PAINTED WHITE!HAPPY LITTLE HOUSE EASILY ENLARGED OR COMFY AS IS!QUIET,WELL KEPT STREET.ROOF QUITE NEW!				
Show Inst:	Keybox, Vacant, Agent has Key		Ownr:		
Contact:					
L/Office:					
L/Agent:					
Co-Agent:					
S/Agent:					
BAC/SAC:	3/	Dual/VAR:	No	Subagency:	No Lst Type:ERS
Reinst Dt:		Wthdrwn Dt:		Off Mkt Dt:	Exp Dt:09/02/1999

Problems or questions about this listing? Email the Listing Agent.
Information deemed reliable but not guaranteed. Buyer to verify all information.