










AZ - Yuma and La Paz HUD Photo List -

	MLS List Date	Bid Deadline	List Price	Status	FHA Case #	Address	Year Built LBP**	Bed/Bath Sq. Ft.	Escrow Repair I / U
LA PAZ									
	4-20-12	Daily	\$52,500	Price Reduction	023-260544	49160 EAGLE TAIL LANE BOUSE, AZ 85325	2008	2 / 2 1,120	UI
<i>Special Comments</i>									
Disclosures: Property uninsurable, well shared by more than 4 family dwellings, Property uses a septic system. Functionality is unknown, Property located within a special flood hazard area, flood insurance is required. Misc.: Listing Broker 3% of purchase price, Selling Broker up to 3% of purchase price.									
	5-12-12	Daily	\$78,000	New Listing	023-350995	10050 HARBOR VIEW ROAD W PARKER, AZ 85344	1992	2 / 2 1,152	UI
<i>Special Comments</i>									
Disclosures: Manufactured home missing affixed HUD certification labels, Property is connected to a propane system, Repair sink. , HOA Association fee of \$150 Annually. Misc.: Listing Broker 3% of purchase price, Selling Broker up to 3% of purchase price.									
	4-25-12	Daily	\$140,000	New Listing	023-247060	65290 BONANZA LANE SALOME, AZ 85348	2006	3 / 2 1,431	IN
<i>Special Comments</i>									
Disclosures: Manufactured home uses a septic system. Functionality is unknown, HOA Association fee of \$250 Annually. Misc.: Listing Broker 3% of purchase price, Selling Broker up to 3% of purchase price.									
	4-24-12	Daily	\$90,000	New Listing	023-251341	66789 64TH PLACE SALOME, AZ 85348	1988	4 / 2 1,782	IN
<i>Special Comments</i>									
Disclosures: Manufactured home, Property uses a septic system. Functionality is unknown. Misc.: Listing Broker 3% of purchase price, Selling Broker up to 3% of purchase price.									





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YUMA									
	5-10-12	5-19-12	\$80,000	New Listing	023-230788	550 N BERNAL DRIVE SAN LUIS, AZ 85349	2002	3 / 2 1,120	IN
<i>Special Comments</i> Disclosures: Property is connected to a propane system. Misc.: Listing Broker 3% of purchase price, Selling Broker up to 3% of purchase price.									
	5-11-12	5-20-12	\$250,000	New Listing	023-281829	1061 SOUTH HEREFORD AVENUE YUMA, AZ 85364	1977 LBP	4 / 3 3,534	IN
<i>Special Comments</i> Misc.: Listing Broker 3% of purchase price, Selling Broker up to 3% of purchase price.									
	5-9-12	Daily	\$124,000	New Listing	023-275574	13491 E 45TH STREET YUMA, AZ 85367	1989	3 / 2 1,348	IN
<i>Special Comments</i> Misc.: Listing Broker 3% of purchase price, Selling Broker up to 3% of purchase price.									
	5-18-12	Daily	\$117,000	Relist	023-308935	10381 E 36TH PLACE YUMA, AZ 85365	2004	3 / 2 1,425	\$605 IE
<i>Special Comments</i> Repairs: Replace kitchen plumbing fixtures, water supply and drain lines, Per PCR, water pressure test failed. Misc.: Listing Broker 3% of purchase price, Selling Broker up to 3% of purchase price.									
	4-26-12	Daily	\$95,000	New Listing	023-305692	13690 E. 55TH DRIVE YUMA, AZ 85367	1998	5 / 3 1,728	IN
<i>Special Comments</i> Disclosures: Manufactured home. Misc.: Listing Broker 3% of purchase price, Selling Broker up to 3% of purchase price.									

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	4-26-12	Daily	\$92,000	New Listing	023-283930	13475 E. 44TH STREET YUMA, AZ 85367	1989	2 / 2 1,400	IN
<p><i>Special Comments</i> Disclosures: Property uses a septic system. Functionality is unknown. Misc.: Listing Broker 3% of purchase price, Selling Broker up to 3% of purchase price.</p>									
	5-15-12	Daily	\$83,000	Relist	023-333592	3057 WEST 16TH PLACE YUMA, AZ 85364	1979	4 / 2 1,862	UK
<p><i>Special Comments</i> Disclosures: Repairs exceed \$5,000. Repairs may include but not limited to electrical, roof, plumbing; Inspection recommended, Damaged floor covering in bedroom, Missing kitchen cabinets, Repair / replace roof, Missing kitchen fixture and plumbing components. Misc.: Listing Broker 3% of purchase price, Selling Broker up to 3% of purchase price.</p>									
	4-21-12	Daily	\$71,000	New Listing	023-273912	824 SOUTH 8TH AVENUE YUMA, AZ 85364	1935 LBP	2 / 1 952	IN
<p><i>Special Comments</i> Disclosures: Evidence of defective paint. Misc.: Listing Broker 3% of purchase price, Selling Broker up to 3% of purchase price.</p>									
	5-10-12	5-19-12	\$60,000	New Listing	023-338933	1926 S 17TH AVENUE YUMA, AZ 85364	1994	3 / 2 972	IN
<p><i>Special Comments</i> Disclosures: Property located within a special flood hazard area, flood insurance is required, Replace missing floor covering. Misc.: Listing Broker 3% of purchase price, Selling Broker up to 3% of purchase price.</p>									
	5-18-12	Daily	\$58,500	Price Reduction	023-241165	13308 EAST 53RD STREET YUMA, AZ 85367	1997	4 / 2 1,456	IN
<p><i>Special Comments</i> Disclosures: Manufactured home. Misc.: Listing Broker 3% of purchase price, Selling Broker up to 3% of purchase price.</p>									

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	4-19-12	Daily	\$57,500	New Listing	023-280089	1990 S. 17TH AVENUE YUMA, AZ 85364	1993	3 / 2 954	\$1,155 IE
<p><i>Special Comments</i> Disclosures: Property located within a special flood hazard area, flood insurance is required. Repairs: Missing floor covering in living room, Plumbing had missing components, Missing thermostat. Misc.: Listing Broker 3% of purchase price, Selling Broker up to 3% of purchase price.</p>									
	5-8-12	Daily	\$54,000	Price Reduction	023-242730	12563 EAST 45TH STREET YUMA, AZ 85367	1999	3 / 2 1,428	\$2,035 IE
<p><i>Special Comments</i> Disclosures: Manufactured home. Repairs: Missing floor covering in Utility Room, Bathroom and one Bedroom, Utility Room Floor damage, repair hole in floor, Replace missing smoke alarm, Repair HVAC system, Replace missing thermostat. Misc.: Listing Broker 3% of purchase price, Selling Broker up to 3% of purchase price.</p>									
	5-18-12	Daily	\$47,200	Relist	023-184286	820 S 8TH AVE YUMA, AZ 85364	1935 LBP	2 / 1 909	\$495 IE
<p><i>Special Comments</i> Repairs: Repair plumbing under kitchen sink, Replace electrical plug cover in garage, Repair areas of defective paint. Misc.: Listing Broker 3% of purchase price, Selling Broker up to 3% of purchase price.</p>									
	5-17-12	5-26-12	\$27,000	New Listing	023-240446	8816 S. AVENIDA DEL PRADO UNIT 114 YUMA, AZ 85365	1996	3 / 2 960	\$3,645 IE
<p><i>Special Comments</i> Disclosures: Manufactured home, HOA Association fee of \$35 Monthly. Repairs: Repair damaged hot water heater, Repair electrical system, Repair HVAC system, Replace missing carpet and padding. Misc.: Listing Broker 3% of purchase price, Selling Broker up to 3% of purchase price.</p>									

