

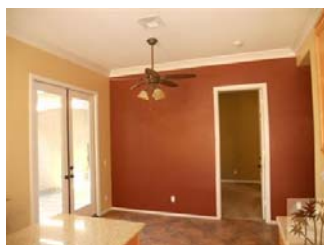
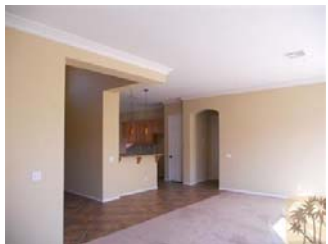
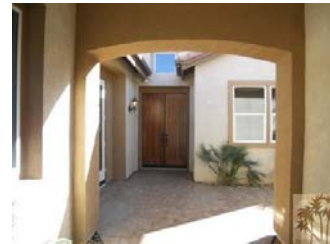
# Client Detail with Addl Pics Report

Listings as of 05/23/11 at 11:35pm

<b>Active 05/18/11</b>	<b>Listing # 21428890</b> <b>County: Riverside</b>	<b>82761 Field Ln Indio, CA 92201-9622</b> <b>Cross St: Lewis</b>	<b>Listing Price: \$315,000</b> <b>Map: 5470, G5</b>
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<b>Prop Type</b>	Residential	<b>Prop Subtype(s)</b>	Single Fam Res Detch
<b>Area</b>	314-Indio S. Of E.	<b>Subdivision</b>	Indian Palms
<b>Beds</b>	3	<b>Approx SqFt</b>	2044
<b>Baths(FTHQ)</b>	3 (3 0 0 0)	<b>Price/Sq Ft</b>	\$154.11
<b>Year Built</b>	2004	<b>Lot Sq Ft (approx)</b>	7405
<b>APN</b>	614540005	<b>Lot Acres (approx)</b>	0.170





**Directions** Enter Indian Palms from Monroe. Right on Eisenhower. Left on Odlum. Right on Barrymore. Left on Lewis. Right on Field.  
**Public Marketing Remark** Bring your RV! Spacious 3 bedroom, 3 bathroom home with gated entryway, attached RV garage and golf cart garage. Enjoy all the amenities of Indian Palms. Guard gates, 27 holes of golf, clubhouse, fitness center and more offer a country club lifestyle. This property is sold as is in current condition. No repairs, warranties, disclosures or inspections provided by the seller. Your proof of funds or a prequalification letter from a direct lender must accompany all offers. Please also provide proof of down payment or gift letter. A special addendum will be made part of the final contract.

<b>Residence Descrip.</b>	One Level	<b>Unit Location</b>	Not Applicable
<b>Entry Floor Number</b>	0		
<b>Sale Type</b>		<b>Rent/Lease</b>	No
<b>REO/Bank Owned</b>	Yes	<b>Total Floors in Bldg</b>	0
<b>Golf Course in Dev.</b>	Yes	<b>Fireplace</b>	Yes
<b>AC Type</b>	Central	<b>RV Comments</b>	RV garage
<b>Lot/Community Desc</b>	CC&R's, Gated Comm.W/Guard	<b>Pool Description</b>	Community Pool
<b>Pool</b>	Yes	<b>Spa Description</b>	Community
<b>Spa</b>	Yes		
<b>Additional Property Features</b>		<b>School District</b>	Other
<b>Lot #</b>	5	<b>Garage</b>	Double (plus RV garage)
<b>Horse Property</b>	No	<b>Parking Description</b>	RV Garage
<b># of Remote Controls</b>	0	<b>Covered Prkg Total</b>	0.00
<b>Other Prkg Spc Total</b>	0.00	<b>Sewer</b>	In Connected & Paid
<b>Roof</b>	Concrete Tile		
<b>Financial Information</b>		<b>Land</b>	Fee
<b>Terms</b>	Cash, Cash to New Loan	<b>Assoc Dues #2</b>	\$36.00 (pd qrtly. Buyer to verify)
<b>Assoc Dues #1</b>	\$275.00 (Buyer to verify)		
<b>Furnished</b>	No		

**Presented By:**



May 2011

**Alvin Greenwalt Jr**

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<http://www.WindermereSoCal.com>

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 U.S. Patent 6,910,045



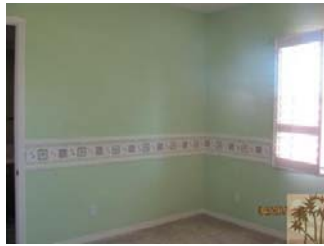
# Client Detail with Addl Pics Report

Listings as of 05/23/11 at 11:35pm

<b>Active</b> 05/16/11	<b>Listing #</b> 21428480 <b>County:</b> Riverside	<b>48846 Stillwater St</b> Indio, CA 92201-8480 <b>Cross St:</b> Madison	<b>Listing Price:</b> \$375,000 <b>Map:</b> 5470, C4
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<b>Prop Type</b>	Residential	<b>Prop Subtype(s)</b>	Single Fam Res Detch
<b>Area</b>	314-Indio S. Of E.	<b>Subdivision</b>	Montage at Santa Rosa
<b>Beds</b>	4	<b>Approx SqFt</b>	2888 Assessor
<b>Baths(FTHQ)</b>	3 (2 0 1 0)	<b>Price/Sq Ft</b>	\$129.85
<b>Year Built</b>	2004	<b>Lot Sq Ft (approx)</b>	13939 ((Assessor))
<b>APN</b>	602420001	<b>Lot Acres (approx)</b>	0.320



**Directions** From HWY 111, take Madison south. Rt on Zaphiro. Left on Stillwater.

**Public Marketing Remark** Located behind the gates of Montage at Santa Rosa, this home has many amenities and lots to offer. The front of the home has stone veneers and a 3 car garage. You are greeted by a private gated walkway and entryway into the home. There is a great room floorplan with an open kitchen, center island with breakfast bar, 5 burner stove top with a pot filler faucet and built-in desk. The greatroom has a large stone fireplace, built-in entertainment center and wet bar. The backyard offers a large covered patio, pool with tanning shelf and raised spa with waterfall feature.

<b>Country</b>	United States	<b>Year Built Source</b>	Assessor
<b>Residence Descrip.</b>	One Level	<b>Unit Location</b>	Not Applicable
<b>Entry Floor Number</b>	0		
<b>Sale Type</b>		<b>Rent/Lease</b>	No
<b>REO/Bank Owned</b>	Yes	<b>AC Type</b>	Air Conditioning
<b>Total Floors in Bldg</b>	0	<b>Pool</b>	Yes
<b>Fireplace</b>	Yes	<b>Spa</b>	Yes
<b>Pool Description</b>	Private Pool		
<b>Spa Description</b>	Private		
<b>Additional Property Features</b>		<b>School District</b>	Other
<b>Lot #</b>	1	<b>Garage</b>	Triple
<b>Horse Property</b>	No		

**Garage Description**  
**Other Prkg Spc Total**  
**Roof**

Attached  
0.00  
Concrete Tile

**# of Remote Controls**  
**Covered Prkg Total**  
**Sewer**

0  
0.00  
Unknown

**Financial Information**

**Terms**  
**Assoc Dues #1**

Cash, Cash to New Loan  
\$126.00

**Land**  
**Furnished**

Fee  
No

**Presented By:**



May 2011

**Alvin Greenwalt Jr**

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# Client Detail with Addl Pics Report

Listings as of 05/23/11 at 11:35pm

<b>Active</b> 05/23/11	Listing # 21429030 County: Riverside	81710 Avenida Santiago Indio, CA 92203-7768 Cross St: Sombra	Listing Price: \$405,530 Map: 5410, D3
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<b>Prop Type</b>	Residential	<b>Prop Subtype(s)</b>	Single Fam Res Detch
<b>Area</b>	309-Indio North E.	<b>Subdivision</b>	Sun City Shadow Hills
<b>Beds</b>	2	<b>Approx SqFt</b>	2446 Assessor
<b>Baths(FTHQ)</b>	2 (2 0 0 0)	<b>Price/Sq Ft</b>	\$165.79
<b>Year Built</b>	2007	<b>Lot Sq Ft (approx)</b>	8712 ((Assessor))
<b>APN</b>	691450037	<b>Lot Acres (approx)</b>	0.200



**Public Marketing Remark** Castellano Sun City Home 2 Bedroom 2 Bath with a private Courtyard Lovely Back yard with Fountain. All Offers must include Proof of Cash to close along with Pre-qual from Lender including Fico Scores and Income verified by Lender.Owner Occ Cert must be sent back on all Primary Occupied Offers Please download Cert and send in with Offer All Offers must be emailed to dani@fargomortgageinc.com This Property is a Fannie Mae HomePath property Purchase this Property for as little as 3% down This Property is approved for HomePath Financing and is approved for HomePath Renovation Mortgage Financing Fannie Mae HomPath guidelines are in effect on this Home please go to homepath.com for instructions or call us for details First 15 day Owner Occ only no 2nd home or investor Offers until after 15 day first look period

<b>Country</b>	United States	<b>Year Built Source</b>	Assessor
<b>Residence Descrip.</b>	One Level	<b>Unit Location</b>	Ground Floor, Not Applicable
<b>Entry Floor Number</b>	0	<b>Rent/Lease</b>	No
<b>Sale Type</b>	Yes (Fannie Mae HomePath)	<b>Golf Course in Dev.</b>	Yes
<b>REO/Bank Owned</b>	Yes	<b>Total Floors in Bldg</b>	0
<b>Homeowners Assn</b>	Yes	<b>AC Type</b>	Air Conditioning, Central
<b>Golf Mem Available</b>	Yes	<b>Pool</b>	No
<b>Heating Type</b>	Central Furnace	<b>School District</b>	Other
<b>Fireplace</b>	No	<b>Garage</b>	Triple
<b>Spa</b>	No	<b>Other Prkg Spc Total</b>	0.00
<b>Additional Property Features</b>		<b>Elementary School</b>	Other
<b>Lot #</b>	248	<b>High School</b>	Other
<b>Horse Property</b>	No	<b>Sewer</b>	Unknown
<b># of Remote Controls</b>	0	<b>Land</b>	Fee
<b>Covered Prkg Total</b>	0.00	<b>Furnished</b>	No
<b>Middle School</b>	Other		
<b>Roof</b>	Tile		
<b>Water</b>	Other		
<b>Financial Information</b>			
<b>Terms</b>	Cash, Fannie Mae, Submit		
<b>Assoc Dues #1</b>	\$237.00		

**Presented By:**



May 2011

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