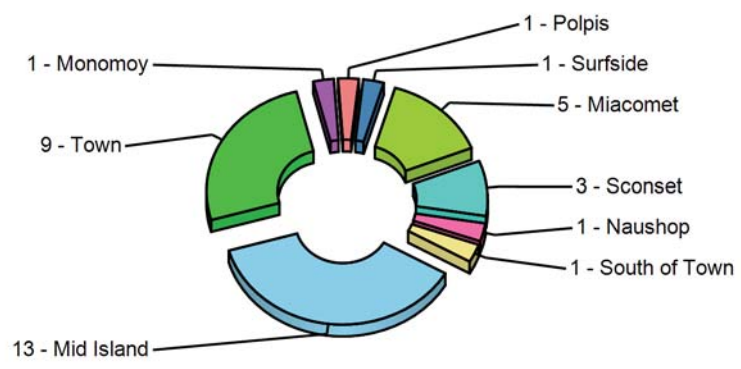
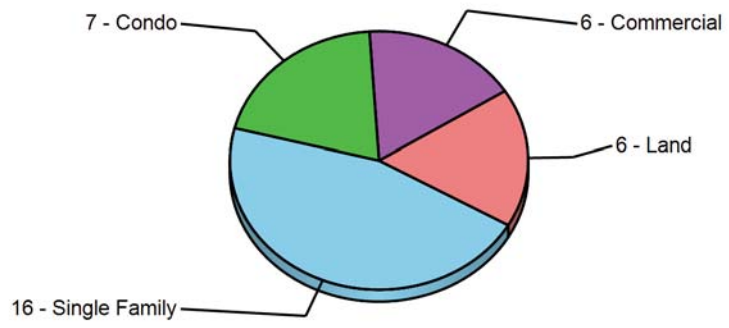


Properties Sold By Area



Properties Sold By Type



LINK Nantucket

Sales History For April 2013

Friday, May 03, 2013

	Selling Price	Area - Address	Seller	Buyer	Date	Asking Price	AP of SP % +/-	Assessed Value	AV of SP % +/-
Homes									
Cnd	\$240,000	Mid Island - 8C Thirty Acres Lane # C	Rantucket Realty Trust	Fernandez	4/25/2013	\$240,000	100.00 %	\$243,800	98.44 %
Cnd	\$245,000	Mid Island - 6A Essex Road # 1	FNMA	Koyl	4/29/2013	\$245,000	100.00 %	\$473,000	51.79 %
Cnd	\$270,000	Mid Island - 16 Cynthia Lane # 2	Doran	Gallagher	4/17/2013	\$299,000	90.30 %	\$315,250	85.64 %
Cnd	\$335,000	Mid Island - 42 E Nobadeer Farm Road # E	Owner	Heneke	4/11/2013	\$320,100	104.65 %	\$457,600	73.20 %
1F	\$346,467	South of Town - 5 Altheas Lane	Budzynski	Parrotto	4/10/2013	\$346,467	100.00 %	\$546,100	63.44 %
1F	\$380,000	Mid Island - 11 Nobska Way	William Flynn	Mattheson	4/25/2013	\$395,000	96.20 %	\$467,300	81.31 %
1F	\$399,000	Mid Island - 6 Bailey Road	Leibowitz	Abbott	4/5/2013	\$399,000	100.00 %	\$779,600	51.18 %
Cnd	\$475,000	Town - 110 Orange Street # 1st Floor	Conena Trust	McCluakey	4/18/2013	\$495,000	95.95 %	\$685,000	69.34 %
1F	\$530,000	Mid Island - 14 Mary Ann Drive	Spaulding	Williams	4/30/2013	\$595,000	89.07 %	\$646,500	81.97 %
Cnd	\$536,000	Monomoy - 16 Milestone Road (Chatham Road access) # D	Sweeney	Farrell	4/9/2013	\$595,000	90.08 %	\$401,800	133.39 %
1F	\$550,000	Naushop - 4 Bluebird Lane	Estate of Amanda J. Davis	Glaskin	4/8/2013	\$595,000	92.43 %	\$608,000	90.46 %
1F	\$600,000	Mid Island - 2 Luff Road	Kisch & Titley, Trustees	Mctigue	4/22/2013	\$695,000	86.33 %	\$668,900	89.69 %
1F	\$625,000	Town - 3 Meader Street # A	Harbor Wind Cottages LLC	David	4/26/2013	\$625,000	100.00 %	\$492,700	126.85 %
1F	\$720,000	Town - 23 Commercial Wharf	Walker	21 Commercial Wharf JA LLC	4/12/2013	\$1,595,000	45.14 %	\$2,217,400	32.47 %
1F	\$760,000	Miacomet - 98 Somerset Road	Hilts	Conway	4/22/2013	\$885,000	85.87 %	\$829,900	91.57 %
Cnd	\$862,500	Miacomet - 5 Sleepy Hollow # Unit 1	Blackfin LLC	Lynch/O'Brien	4/22/2013	\$862,500	100.00 %		
1F	\$862,500	Mid Island - 12 Rudder Lane	Cartwright	Aguiar	4/26/2013	\$862,500	100.00 %	\$1,106,900	77.92 %
1F	\$1,200,000	Sconset - 40 King Street	Barnard	Wright	4/5/2013	\$1,275,000	94.11 %	\$914,100	131.27 %
1F	\$1,300,000	Surfside - 9 Dunham Street	Shea	Knutson	4/12/2013	\$1,395,000	93.18 %	\$1,276,800	101.81 %
1F	\$1,600,000	Town - 7 Green Lane	Latham	Gray	4/10/2013	\$1,749,000	91.48 %		
1F	\$1,728,000	Polpis - 268 Polpis Road	Livingston	Hicks	4/26/2013	\$2,195,000	78.72 %	\$2,277,100	75.88 %
1F	\$1,815,000	Town - 3 Thurstons Court	TTheory Foundation	Kahn	4/5/2013	\$1,895,000	95.77 %	\$1,765,100	102.82 %
1F	\$2,200,000	Town - 15 Hedgebury Lane/20A Madaket Road	Young	Vin	4/3/2013	\$2,395,000	91.85 %	\$690,000	318.84 %
23	\$18,579,467	Avg Selling Price: \$807,803					92.23 %		96.63 %
Land									
L	\$415,000	Miacomet - 4 Mikes Drive	Delaney	Murray	4/12/2013	\$425,000	97.64 %	\$400,900	103.51 %
L	\$420,000	Mid Island - 0 Arrowhead Drive	Kenneth Coffin, Inc.	Rutherford	4/10/2013	\$420,000	100.00 %		
L	\$460,000	Mid Island - 7 Arrowhead Drive	Kenneth Coffin, Inc.	7 Arrowhead RT	4/10/2013	\$460,000	100.00 %		
L	\$475,000	Miacomet - 112 Somerset Road #	Amodio	Shuttleworth	4/11/2013	\$475,000	100.00 %	\$578,300	82.13 %
L	\$1,225,000	Sconset - 8 Lincoln Street	Ogletree	5 Sunset Ridge Lane RT	4/16/2013	\$1,225,000	100.00 %	\$711,700	172.12 %
L	\$1,435,000	Sconset - 68 Sankaty Road	Sankaty Road Assoc. LP	Cribbins	4/19/2013	\$1,495,000	95.98 %	\$896,600	160.04 %
6	\$4,430,000	Avg Selling Price: \$738,333					98.94 %		129.45 %
Commercial									
Com	\$550,223	Mid Island - 1 Chins Way	Sandflea LLC	Bonita Bar LLC	4/24/2013	\$695,000	79.16 %	\$1,049,412	52.43 %
Com	\$590,000	Miacomet - 1A Windy Way	Underwater LLC	Klacar LLC	4/17/2013	\$599,000	98.49 %	\$674,800	87.43 %
Com	\$689,000	Mid Island - 98 Old South Road	John H. Brazilian / Gary A. Winn	Smith	4/11/2013	\$698,000	98.71 %	\$1,174,900	58.64 %
Com	\$740,000	Town - 42 Center Street	Wallhausser	Hostetler	4/12/2013	\$795,000	93.08 %	\$627,700	117.89 %
Com	\$800,000	Town - 58E Main Street	58E Main Street LLC	Coffin	4/17/2013	\$995,000	80.40 %	\$664,400	120.40 %
Com	\$1,200,000	Town - 40 Centre Street Unit 1	Coffin	58 East Main Street LLC	4/16/2013	\$1,495,000	80.26 %	\$1,284,100	93.45 %
6	\$4,569,223	Avg Selling Price: \$761,537					88.35 %		88.37 %
Report Totals									
35	\$27,578,690	Avg Selling Price: \$787,963					92.71 %		99.27 %