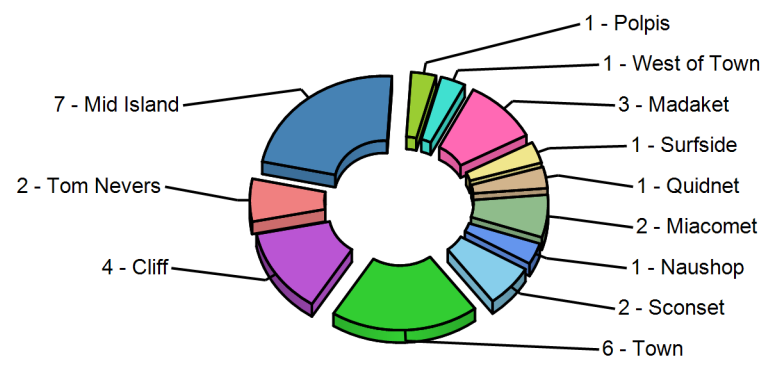
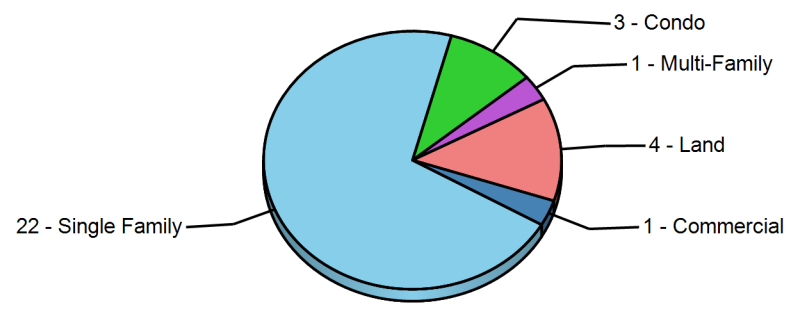


**Properties Sold By Area**



**Properties Sold By Type**



# LINK Nantucket

## Sales History For May 2015

Thursday, June 04, 2015

	Selling Price	Area - Address	Seller	Buyer	Date	Asking Price	AP of SP % +/-	Assessed Value	AV of SP % +/-
<b>Homes</b>									
Cnd	\$470,000	Mid Island - 16B Nobadeer Farm Road # 2	Washed Ashore, LLC	Baghdasaryan	5/15/2015	\$470,000	100.00 %	\$375,600	125.13 %
1F	\$500,000	Mid Island - 5 Jeans Way #	Charnes	Norris	5/13/2015	\$500,000	100.00 %	\$380,600	131.37 %
Cnd	\$620,000	Mid Island - 4B Witherspoon # 591-2	Molinski	Hay	5/19/2015	\$659,000	94.08 %	\$542,000	114.39 %
Cnd	\$659,000	Mid Island - 6B Witherspoon Drive # B	Maguire	Westmoor Club LLC	5/8/2015	\$659,000	100.00 %	\$524,100	125.73 %
1F	\$695,000	Mid Island - 42 Essex Road	Landt	Bold	5/28/2015	\$729,000	95.33 %	\$471,800	147.30 %
1F	\$700,000	Surfside - 5 Tashama Lane	Majeski	Rubin	5/14/2015	\$710,000	98.59 %	\$432,900	161.70 %
1F	\$720,000	Madaket - 1 H Street #	Guttenberg	Fraker	5/1/2015	\$720,000	100.00 %	\$608,000	118.42 %
1F	\$786,000	Polpis - 12 Almanack Pond Road	Manvel	Squantum Hill LLC	5/20/2015	\$786,000	100.00 %	\$1,303,300	60.30 %
1F	\$850,000	Town - 160 Main Street	Schneider	Cosper	5/27/2015	\$899,000	94.54 %	\$927,700	91.62 %
1F	\$950,000	Tom Nevers - 2 Huntington Street	Kizilbash et al Trust	Sweeney	5/15/2015	\$1,095,000	86.75 %	\$651,320	145.85 %
MF	\$970,000	Mid Island - 38 Macys Lane	Carson	Dobyns	5/4/2015	\$970,000	100.00 %	\$536,200	180.90 %
1F	\$1,175,000	Madaket - 6 C Street	Martin	6 C street RT	5/1/2015	\$1,175,000	100.00 %	\$814,700	144.22 %
1F	\$1,200,000	Cliff - 1 Kite Hill Lane	Berglands	Dunphy	5/27/2015	\$1,375,000	87.27 %	\$1,250,200	95.98 %
1F	\$1,350,000	Town - 4 Saratoga Lane	Piggott	Doherty	5/15/2015	\$1,495,000	90.30 %	\$1,048,000	128.81 %
1F	\$1,375,000	Tom Nevers - 12 Lyons Lane	Scott A, Nelson & Susan W. Nelson	Twelve lyons LLC	5/20/2015	\$1,475,000	93.22 %	\$1,144,300	120.16 %
1F	\$1,600,000	Sconset - 9 Lily Street	Merriman, Tr	Larson	5/22/2015	\$1,695,000	94.39 %	\$637,300	251.05 %
1F	\$1,800,000	Town - 3 Academy Lane	HSBC Bank	Krueger	5/8/2015	\$1,800,000	100.00 %	\$1,790,900	100.50 %
1F	\$1,820,000	West of Town - 71 Milk Street	Shaw	71 Milk NT	5/14/2015	\$1,895,000	96.04 %	\$914,100	199.10 %
1F	\$2,350,000	Town - 10 Gay Street	Sherburne Investments	C Radcliffe LLC	5/26/2015	\$2,499,000	94.03 %	\$1,748,400	134.40 %
1F	\$2,427,500	Madaket - 25 Starbuck Road	Meer Family Limited Partnership	Segall	5/7/2015	\$2,650,000	91.60 %	\$1,254,400	193.51 %
1F	\$2,461,150	Town - 31 Woodbury Lane	Lipton Nantucket LLC	31 Woodbury Lane Trust	5/27/2015	\$2,700,000	91.15 %	\$2,112,400	116.50 %
1F	\$3,450,000	Quidnet - 15 Quidnet Road	Atkinson Irrevocable Family Insurance Trust	15 Quidnet Road LLC	5/18/2015	\$3,950,000	87.34 %	\$3,242,200	106.40 %
1F	\$3,815,000	Town - 13 Hedgebury Lane	Houlihan Morash LLC	13 Hedgebury Lane NT	5/18/2015	\$3,995,000	95.49 %	\$691,700	551.53 %
1F	\$5,320,000	Sconset - 105 Low Beach Road	Briggs	Forman	5/28/2015	\$5,995,000	88.74 %	\$3,969,700	134.01 %
1F	\$6,528,875	Cliff - 1 Indian Avenue	Alban	Ward	5/1/2015	\$7,200,000	90.67 %	\$6,376,400	102.39 %
1F	\$10,350,000	Cliff - 47 Cliff Road - Lot 1	Vinecliff NT	Vinecliff Number Two NT	5/20/2015	\$12,000,000	86.25 %	\$2	
<b>26</b>	<b>\$54,942,525</b>	<b>Avg Selling Price: \$2,113,174</b>					<b>94.46 %</b>		<b>151.25 %</b>
<b>Land</b>									
L	\$335,000	Miacomet - 16 Sleepy Hollow Road	Blackfin LLC	Cullinane	5/6/2015	\$375,000	89.33 %	\$231,800	144.52 %
L	\$460,000	Naushop - 71 Goldfinch Drive	Sterling Construction & Development LLC	Leo	5/1/2015	\$479,000	96.03 %	\$331,800	
L	\$575,000	Mid Island - 19 Amelia Drive	Barrett	Manning	5/13/2015	\$575,000	100.00 %	\$409,000	140.58 %
L	\$1,000,000	Cliff - 17 Delaney Road	Desert Island LLC	deMenocal	5/28/2015	\$1,000,000	100.00 %		
<b>4</b>	<b>\$2,370,000</b>	<b>Avg Selling Price: \$592,500</b>					<b>96.34 %</b>		<b>142.55 %</b>
<b>Commercial</b>									
Com	\$270,000	Miacomet - 9 Essex Road # A	Ulmer	Bailey	5/6/2015	\$295,000	91.52 %	\$313,400	86.15 %
<b>1</b>	<b>\$270,000</b>	<b>Avg Selling Price: \$270,000</b>					<b>91.53 %</b>		<b>86.15 %</b>
<b>Report Totals</b>									
<b>31</b>	<b>\$57,582,525</b>	<b>Avg Selling Price: \$1,857,501</b>					<b>94.60 %</b>		<b>148.30 %</b>