

**MONTH ENDING APRIL 30, 2002  
RESIDENTIAL 2 - 4 UNITS**

| Zip Code                 | New Listings | Average List Price | Total New Listing Value | Sold Listings | Average Sold Price | Total Sold Value | % Sale Price to List Price | Average Days on Market |
|--------------------------|--------------|--------------------|-------------------------|---------------|--------------------|------------------|----------------------------|------------------------|
| 91901 ALPINE             | 1            | \$337,000          | \$337,000               | 0             | \$                 | \$               | %                          |                        |
| 91902 BONITA             | 0            | \$                 | \$                      | 0             | \$                 | \$               | %                          |                        |
| 91905 BOULEVARD          | 0            | \$                 | \$                      | 0             | \$                 | \$               | %                          |                        |
| 91906 CAMPO              | 0            | \$                 | \$                      | 0             | \$                 | \$               | %                          |                        |
| 91910 CHULA VISTA        | 3            | \$333,966          | \$1,001,900             | 4             | \$331,750          | \$1,327,000      | 1.01%                      | 26                     |
| 91911 CHULA VISTA        | 3            | \$330,800          | \$992,400               | 2             | \$391,250          | \$782,500        | 0.99%                      | 107                    |
| 91913 CHULA VISTA        | 0            | \$                 | \$                      | 0             | \$                 | \$               | %                          |                        |
| 91914 CHULA VISTA        | 0            | \$                 | \$                      | 0             | \$                 | \$               | %                          |                        |
| 91915 CHULA VISTA        | 0            | \$                 | \$                      | 0             | \$                 | \$               | %                          |                        |
| 91916 DESCANSO           | 0            | \$                 | \$                      | 0             | \$                 | \$               | %                          |                        |
| 91917 DULZURA            | 0            | \$                 | \$                      | 0             | \$                 | \$               | %                          |                        |
| 91931 GUATAY             | 0            | \$                 | \$                      | 0             | \$                 | \$               | %                          |                        |
| 91932 IMPERIAL BEACH     | 2            | \$395,000          | \$790,000               | 7             | \$400,857          | \$2,806,000      | 0.99%                      | 66                     |
| 91934 JACUMBA            | 0            | \$                 | \$                      | 0             | \$                 | \$               | %                          |                        |
| 91935 JAMUL              | 0            | \$                 | \$                      | 0             | \$                 | \$               | %                          |                        |
| 91941 LA MESA            | 3            | \$496,000          | \$1,488,000             | 1             | \$435,000          | \$435,000        | 1.02%                      | 25                     |
| 91942 LA MESA            | 2            | \$330,950          | \$661,900               | 2             | \$285,500          | \$571,000        | 1.01%                      | 44                     |
| 91945 LEMON GROVE        | 2            | \$405,500          | \$811,000               | 1             | \$247,000          | \$247,000        | 1.00%                      | 243                    |
| 91948 MOUNT LAGUNA       | 0            | \$                 | \$                      | 0             | \$                 | \$               | %                          |                        |
| 91950 NATIONAL CITY      | 3            | \$226,633          | \$679,900               | 2             | \$374,950          | \$749,900        | 1.00%                      | 128                    |
| 91962 PINE VALLEY        | 0            | \$                 | \$                      | 0             | \$                 | \$               | %                          |                        |
| 91963 POTRERO            | 0            | \$                 | \$                      | 0             | \$                 | \$               | %                          |                        |
| 91977 SPRING VALLEY      | 4            | \$444,250          | \$1,777,000             | 2             | \$293,000          | \$586,000        | 0.96%                      | 134                    |
| 91978 SPRING VALLEY      | 0            | \$                 | \$                      | 0             | \$                 | \$               | %                          |                        |
| 91980 TECATE             | 0            | \$                 | \$                      | 0             | \$                 | \$               | %                          |                        |
| 92003 BONSAI             | 0            | \$                 | \$                      | 1             | \$420,000          | \$420,000        | 1.00%                      | 37                     |
| 92004 BORREGO SPRINGS    | 0            | \$                 | \$                      | 0             | \$                 | \$               | %                          |                        |
| 92007 CARDIFF BY THE SEA | 2            | \$664,500          | \$1,329,000             | 0             | \$                 | \$               | %                          |                        |
| 92008 CARLSBAD           | 4            | \$508,725          | \$2,034,900             | 2             | \$716,250          | \$1,432,500      | 0.97%                      | 38                     |
| 92009 CARLSBAD           | 1            | \$625,000          | \$625,000               | 0             | \$                 | \$               | %                          |                        |
| 92014 DEL MAR            | 1            | \$                 | \$                      | 0             | \$                 | \$               | %                          |                        |
| 92019 EL CAJON           | 0            | \$                 | \$                      | 0             | \$                 | \$               | %                          |                        |
| 92020 EL CAJON           | 2            | \$357,500          | \$715,000               | 1             | \$220,000          | \$220,000        | 0.97%                      | 20                     |
| 92021 EL CAJON           | 3            | \$315,000          | \$945,000               | 0             | \$                 | \$               | %                          |                        |
| 92024 ENCINITAS          | 9            | \$692,652          | \$6,233,876             | 2             | \$516,350          | \$1,032,700      | 0.98%                      | 52                     |
| 92025 ESCONDIDO          | 9            | \$336,277          | \$3,026,500             | 3             | \$319,733          | \$959,200        | 1.01%                      | 42                     |
| 92026 ESCONDIDO          | 1            | \$359,900          | \$359,900               | 0             | \$                 | \$               | %                          |                        |
| 92027 ESCONDIDO          | 0            | \$                 | \$                      | 0             | \$                 | \$               | %                          |                        |
| 92028 FALLBROOK          | 3            | \$357,966          | \$1,073,900             | 0             | \$                 | \$               | %                          |                        |
| 92029 ESCONDIDO          | 0            | \$                 | \$                      | 0             | \$                 | \$               | %                          |                        |
| 92036 JULIAN             | 0            | \$                 | \$                      | 0             | \$                 | \$               | %                          |                        |
| 92037 LA JOLLA           | 1            | \$1,100,000        | \$1,100,000             | 3             | \$1,200,000        | \$3,600,000      | 0.94%                      | 92                     |
| 92040 LAKESIDE           | 0            | \$                 | \$                      | 0             | \$                 | \$               | %                          |                        |
| 92054 OCEANSIDE          | 9            | \$613,198          | \$5,518,790             | 6             | \$585,833          | \$3,515,000      | 0.96%                      | 81                     |
| 92056 OCEANSIDE          | 0            | \$                 | \$                      | 0             | \$                 | \$               | %                          |                        |
| 92057 OCEANSIDE          | 0            | \$                 | \$                      | 0             | \$                 | \$               | %                          |                        |
| 92059 PALA               | 0            | \$                 | \$                      | 0             | \$                 | \$               | %                          |                        |
| 92060 PALOMAR MTN        | 0            | \$                 | \$                      | 0             | \$                 | \$               | %                          |                        |
| 92061 PAUMA VALLEY       | 0            | \$                 | \$                      | 0             | \$                 | \$               | %                          |                        |
| 92064 POWAY              | 0            | \$                 | \$                      | 0             | \$                 | \$               | %                          |                        |
| 92065 RAMONA             | 0            | \$                 | \$                      | 0             | \$                 | \$               | %                          |                        |
| 92066 RANCHITA           | 0            | \$                 | \$                      | 0             | \$                 | \$               | %                          |                        |
| 92067 RANCHO SANTA FE    | 0            | \$                 | \$                      | 0             | \$                 | \$               | %                          |                        |
| 92068 SAN LUIS REY       | 0            | \$                 | \$                      | 0             | \$                 | \$               | %                          |                        |
| 92069 SAN MARCOS         | 0            | \$                 | \$                      | 0             | \$                 | \$               | %                          |                        |
| 92070 SANTA YSABEL       | 0            | \$                 | \$                      | 0             | \$                 | \$               | %                          |                        |
| 92071 SANTEE             | 1            | \$385,000          | \$385,000               | 0             | \$                 | \$               | %                          |                        |
| 92075 SOLANA BEACH       | 0            | \$                 | \$                      | 0             | \$                 | \$               | %                          |                        |
| 92078 SAN MARCOS         | 0            | \$                 | \$                      | 0             | \$                 | \$               | %                          |                        |
| 92082 VALLEY CENTER      | 0            | \$                 | \$                      | 0             | \$                 | \$               | %                          |                        |
| 92083 VISTA              | 0            | \$                 | \$                      | 1             | \$279,900          | \$279,900        | 1.00%                      | 2                      |
| 92084 VISTA              | 3            | \$429,666          | \$1,289,000             | 1             | \$199,000          | \$199,000        | 1.00%                      | 8                      |
| 92086 WARNER SPRINGS     | 0            | \$                 | \$                      | 0             | \$                 | \$               | %                          |                        |
| 92093 LA JOLLA           | 0            | \$                 | \$                      | 0             | \$                 | \$               | %                          |                        |
| 92101 SAN DIEGO DOWNTOWN | 2            | \$321,500          | \$643,000               | 0             | \$                 | \$               | %                          |                        |
| 92102 SAN DIEGO          | 12           | \$341,656          | \$4,099,876             | 5             | \$347,400          | \$1,737,000      | 0.93%                      | 25                     |

|                          |            |             |                     |           |           |                     |       |     |
|--------------------------|------------|-------------|---------------------|-----------|-----------|---------------------|-------|-----|
| 92103 MISSION HILLS      | 4          | \$706,000   | \$2,824,000         | 3         | \$434,666 | \$1,304,000         | 0.97% | 46  |
| 92104 NORTH PARK         | 15         | \$386,611   | \$5,799,176         | 9         | \$287,788 | \$2,590,100         | 1.01% | 22  |
| 92105 EAST SAN DIEGO     | 20         | \$343,980   | \$6,879,600         | 9         | \$291,611 | \$2,624,500         | 0.99% | 52  |
| 92106 POINT LOMA         | 2          | \$750,000   | \$1,500,000         | 3         | \$605,091 | \$1,815,275         | 0.98% | 18  |
| 92107 OCEAN BEACH        | 4          | \$505,750   | \$2,023,000         | 3         | \$548,833 | \$1,646,500         | 0.99% | 8   |
| 92108 MISSION VALLEY     | 0          | \$          | \$                  | 0         | \$        | \$                  | %     |     |
| 92109 PACIFIC BEACH      | 23         | \$650,260   | \$14,956,000        | 4         | \$683,750 | \$2,735,000         | 1.00% | 131 |
| 92110 OLD TOWN SD        | 0          | \$          | \$                  | 0         | \$        | \$                  | %     |     |
| 92111 LINDA VISTA        | 2          | \$152,450   | \$304,900           | 1         | \$270,000 | \$270,000           | 0.95% | 0   |
| 92113 LOGAN HEIGHTS      | 4          | \$239,694   | \$958,776           | 3         | \$207,833 | \$623,500           | 1.01% | 29  |
| 92114 ENCANTO            | 1          | \$230,000   | \$230,000           | 1         | \$254,000 | \$254,000           | 0.98% | 67  |
| 92115 COLLEGE GROVE      | 3          | \$253,266   | \$759,800           | 3         | \$335,333 | \$1,006,000         | 1.00% | 25  |
| 92116 NORMAL HEIGHTS     | 6          | \$333,000   | \$1,998,000         | 5         | \$370,800 | \$1,854,000         | 0.91% | 23  |
| 92117 CLAIREMONT MESA    | 3          | \$357,966   | \$1,073,900         | 6         | \$314,400 | \$1,886,400         | 1.00% | 31  |
| 92118 CORONADO           | 1          | \$1,200,000 | \$1,200,000         | 0         | \$        | \$                  | %     |     |
| 92119 SAN CARLOS         | 0          | \$          | \$                  | 0         | \$        | \$                  | %     |     |
| 92120 DEL CERRO          | 0          | \$          | \$                  | 0         | \$        | \$                  | %     |     |
| 92121 SORRENTO           | 0          | \$          | \$                  | 0         | \$        | \$                  | %     |     |
| 92122 UNIVERSITY CITY    | 0          | \$          | \$                  | 0         | \$        | \$                  | %     |     |
| 92123 MISSION VALLEY     | 0          | \$          | \$                  | 0         | \$        | \$                  | %     |     |
| 92124 TIERRASANTA        | 0          | \$          | \$                  | 0         | \$        | \$                  | %     |     |
| 92126 MIRA MESA          | 0          | \$          | \$                  | 0         | \$        | \$                  | %     |     |
| 92127 RANCHO BERNARDO    | 0          | \$          | \$                  | 0         | \$        | \$                  | %     |     |
| 92128 RANCHO BERNARDO    | 0          | \$          | \$                  | 0         | \$        | \$                  | %     |     |
| 92129 RANCHO PENASQUITOS | 0          | \$          | \$                  | 0         | \$        | \$                  | %     |     |
| 92130 CARMEL VALLEY      | 0          | \$          | \$                  | 0         | \$        | \$                  | %     |     |
| 92131 SCRIPPS MIRAMAR    | 0          | \$          | \$                  | 0         | \$        | \$                  | %     |     |
| 92139 PARADISE HILLS     | 0          | \$          | \$                  | 0         | \$        | \$                  | %     |     |
| 92145 MIRAMAR            | 0          | \$          | \$                  | 0         | \$        | \$                  | %     |     |
| 92154 OTAY MESA          | 0          | \$          | \$                  | 0         | \$        | \$                  | %     |     |
| 92155 SAN DIEGO          | 0          | \$          | \$                  | 0         | \$        | \$                  | %     |     |
| 92161 SAN DIEGO          | 0          | \$          | \$                  | 0         | \$        | \$                  | %     |     |
| 92173 SAN YSIDRO         | 0          | \$          | \$                  | 0         | \$        | \$                  | %     |     |
| <b>TOTALS</b>            | <b>174</b> |             | <b>\$78,424,994</b> | <b>96</b> |           | <b>\$39,508,975</b> |       |     |