

## Comparable Lots: Offered as Short Sales or Bank Owned

Community	Type	Address	City	Price	Initial	Discount	%	DOM
KEOWEE MOUNTAIN		113 Bernhardt Way	Pickens	\$24,900	\$69,900	\$45,000	64%	789
KEOWEE MOUNTAIN		604 Scharlin Drive	Pickens	\$29,900	\$79,900	\$50,000	63%	828
CLIFFS AT KEOWEE FALLS		HR 58	Salem	\$199,000	\$199,000	\$0	0%	64
CLIFFS AT KEOWEE FALLS		LP 44	Salem	\$199,000	\$199,000	\$0	0%	65
CLIFFS AT KEOWEE FALLS SOUTH		EB 15	Salem	\$199,000	\$199,000	\$0	0%	58
CLIFFS AT KEOWEE FALLS SOUTH		LP 32	Salem	\$199,000	\$199,000	\$0	0%	58
CLIFFS AT KEOWEE FALLS SOUTH	Waterfront	JC-28 Jasmine Point	Salem	\$725,000	\$725,000	\$0	0%	68
CLIFFS AT KEOWEE FALLS SOUTH	Waterfront	Lot 79 Windsong Trail	Salem	\$1,000,000	\$1,000,000	\$0	0%	2
KEOWEE KEY		88 Starboard Tack	Salem	\$13,500	\$20,000	\$6,500	33%	234
KEOWEE KEY	Waterfront	12 Dinghy Court	Salem	\$275,000	\$275,000	\$0	0%	96
RIVERSTONE	Waterfront	Lot 55 RiverStone Drive	Salem	\$185,000	\$360,000	\$175,000	49%	428
RIVERSTONE	Waterfront	Lot 80 RiverStone Drive	Salem	\$199,000	\$365,000	\$166,000	45%	428
RIVERSTONE	Waterfront	Lot 16 Rocky Springs Dr	Salem	\$299,000	\$325,000	\$26,000	8%	622
THE COVE	Waterfront	Lot 12	Salem	\$240,000	\$240,000	\$0	0%	238
CLEAR WATER	Waterfront	Lot 22 Bimini Drive	Seneca	\$179,900	\$249,900	\$70,000	28%	545
LOW COUNTRY COVE	Waterfront	Lot 4	Seneca	\$123,900	\$139,900	\$16,000	11%	70
OAK STONE SHORE	Waterfront	Lot 25	Seneca	\$185,000	\$355,000	\$170,000	48%	428
SOUTHWIND BAY		Lot 13 Live Oak Court	Seneca	\$150,000	\$150,000	\$0	0%	22
SWEETWATER		Lot 37	Seneca	\$45,000	\$50,000	\$5,000	10%	233
THE SUMMIT	Waterfront	Lot 89	Seneca	\$79,000	\$79,000	\$0	0%	98
WATERFORD POINTE - OCONEE		108 Westlake Drive	Seneca	\$65,000	\$65,000	\$0	0%	98
WATERFORD POINTE - OCONEE	Waterfront	Lot 27	Seneca	\$147,500	\$250,000	\$102,500	41%	492
WATERFORD RIDGE		Lot 30	Seneca	\$59,900	\$62,500	\$2,600	4%	145
WATERFORD RIDGE		Lot 40	Seneca	\$75,000	\$105,000	\$30,000	29%	187
WATERFORD RIDGE	Waterfront	Lot 8 Ferngrove Court	Seneca	\$295,000	\$369,900	\$74,900	20%	545
WATERSIDECROSSI		Lot 117	Seneca	\$58,900	\$115,000	\$56,100	49%	527
WATERSIDECROSSI		Longwood Dr	Seneca	\$99,000	\$110,000	\$11,000	10%	623
WATERSIDECROSSI	Waterfront	Lot 25	Seneca	\$175,000	\$259,000	\$84,000	32%	346
WATERSIDECROSSI	Waterfront	Lot 158	Seneca	\$275,000	\$315,000	\$40,000	13%	512
WATERSIDECROSSI	Waterfront	Lot 49 North Waterside Drive	Seneca	\$335,000	\$335,000	\$0	0%	43
WATERSIDECROSSI	Waterfront	Lot 214 Highridge Drive	Seneca	\$424,900	\$679,900	\$255,000	38%	545
CLIFFS AT KEOWEE SPRINGS		133 Big Tree Trail	Six Mile	\$129,900	\$129,900	\$0	0%	23
CLIFFS AT KEOWEE SPRINGS		Lot 186 Creek Stone Court	Six Mile	\$159,000	\$159,000	\$0	0%	112
CLIFFS AT KEOWEE SPRINGS	Waterfront	Lot 107	six mile	\$225,000	\$225,000	\$0	0%	62
CLIFFS AT KEOWEE SPRINGS		1-96 Scenic Crest Way	Six Mile	\$245,000	\$245,000	\$0	0%	112
CLIFFS AT VINYARD		106 Dutchmans Pipe Ln.	Sunset	\$145,000	\$189,000	\$44,000	23%	352
CLIFFS AT VINYARD	Waterfront	201 Pitcher Plant Lane	Sunset	\$159,000	\$249,000	\$90,000	36%	715
CLIFFS AT VINYARD	Waterfront	W91 222 Buttercup Way	Sunset	\$269,000	\$269,000	\$0	0%	28
CLIFFS AT VINYARD		237 Long Cove Court	Sunset	\$395,000	\$475,000	\$80,000	17%	1135
The Reserve	Waterfront	306 Cool Water Way	Sunset	\$394,900	\$474,900	\$80,000	17%	231
The Reserve	Waterfront	112 Clear Lake Court	Sunset	\$449,900	\$490,000	\$40,100	8%	191
THE RESERVE AT LAKE KEOWEE		105 Great Camp Court	Sunset	\$169,000	\$199,900	\$30,900	15%	839
THE RESERVE AT LAKE KEOWEE		A31 Stone Cove Road, A-031	Sunset	\$169,900	\$175,000	\$5,100	3%	286
THE RESERVE AT LAKE KEOWEE		108 Baltusrol Court	Sunset	\$229,000	\$249,000	\$20,000	8%	344
THE RESERVE AT LAKE KEOWEE		113 Northington Ct.	Sunset	\$240,000	\$240,000	\$0	0%	392
THE RESERVE AT LAKE KEOWEE		116 Northington Ct.	Sunset	\$278,000	\$278,000	\$0	0%	392
THE RESERVE AT LAKE KEOWEE	Waterfront	213 Governor Glen Drive, K-012	Sunset	\$299,000	\$299,000	\$0	0%	22
THE RESERVE AT LAKE KEOWEE	Waterfront	109 Sunrise Ridge	Sunset	\$300,000	\$439,000	\$139,000	32%	738
THE RESERVE AT LAKE KEOWEE		218 Long Ridge Road	Sunset	\$395,000	\$669,000	\$274,000	41%	738
THE RESERVE AT LAKE KEOWEE	Waterfront	Lot C-52	Sunset	\$499,000	\$550,000	\$51,000	9%	871
THE RESERVE AT LAKE KEOWEE	Waterfront	318 Cool Water Way	Sunset	\$650,000	\$1,099,000	\$449,000	41%	738
HIDDEN FALLS	Waterfront	Lot 27 Echo Ridge Point	West Union	\$119,500	\$169,500	\$50,000	29%	323
LANDING AT BAREFOOT COVE	Waterfront	Lot 10 Barefoot Cove Drive	West Union	\$249,000	\$466,500	\$217,500	47%	465
LANDING AT BAREFOOT COVE	Waterfront	Lot 7 Barefoot Cove Drive	West Union	\$249,000	\$499,000	\$250,000	50%	851
LANDING AT BAREFOOT COVE	Waterfront	Lot 8 Barefoot Cove Drive	West Union	\$249,000	\$466,500	\$217,500	47%	465
OAK STONE SHORE	Waterfront	27 Oak Stone Drive	West Union	\$165,000	\$360,000	\$195,000	54%	1143
WATERS EDGE		Lot 82A	West Union	\$79,000	\$99,000	\$20,000	20%	708
WATERS EDGE		Lot 98F W Waters Edge Lane	West Union	\$84,000	\$84,000	\$0	0%	408
<b>Count:</b>	<b>58</b>			<b>\$13,555,400</b>	<b>\$17,194,100</b>	<b>\$3,638,700</b>		
				<b>\$233,714</b>	<b>\$296,450</b>	<b>\$62,736</b>	<b>21%</b>	<b>382</b>

Range: Lake Keowee Subdivision Lots Bank Owned and Short Sales

Offered: Based on information from the Western Upstate Multiple Listing Service as of July 15, 2010

**Bank Owned Property**  
**Short Sale**