

> \$10,000

### Land Sale No. 4



#### Property Identification

<b>Record ID</b>	1588
<b>Property Type</b>	Residential
<b>Property Name</b>	Glenwood-Taylor Tract
<b>Address</b>	N/A Westborough, Wake County, North Carolina
<b>Location</b>	Off south side of Glenwood Avenue across from Lynn Road and adjacent to existing Westborough Subdivision
<b>Tax ID</b>	0266791

#### Sale Data

<b>Grantor</b>	Zachary Taylor, Trustee
<b>Grantee</b>	ForeverHome-Lynn, LLC
<b>Sale Date</b>	October 03, 2011
<b>Deed Book/Page</b>	14484/112
<b>Property Rights</b>	Fee Simple
<b>Marketing Time</b>	Typical
<b>Conditions of Sale</b>	Arm's length transaction
<b>Financing</b>	Cash to seller

**Land Sale No. 4 (Cont.)**

<b>Verification</b>	Public records
<b>Sale Price</b>	\$1,770,000
<b>Cash Equivalent</b>	\$1,770,000
<b><u>Land Data</u></b>	
<b>Zoning</b>	TD
<b>Topography</b>	Varied
<b>Utilities</b>	All available
<b>Shape</b>	Irregular
<b>Flood Info</b>	15% flood plain along E border (creek)
<b><u>Land Size Information</u></b>	
<b>Gross Land Size</b>	19.160 Acres or 834,610 SF
<b>Planned Units</b>	168
<b><u>Indicators</u></b>	
<b>Sale Price/Gross Acre</b>	\$92,380
<b>Sale Price/Gross SF</b>	\$2.12
<b>Sale Price/Planned Unit</b>	\$10,536