

Radio Show Notes for September 28, 2011

Attachments, Announcements, and Travels:

Home builders seminar "When did that change and why?" September 27th
Convention Hall 6:00 pm. Drive by reporters, what were highlights?

Bon Swirl grand opening fun place to watch families enjoying great yogurt.

LRA installation banquet: Matt Ritchie installed as secretary / treasurer on target to be LRA president 2013.

Central Louisiana Chapter of Delta Waterfowl Banquet (share my duck call with listeners)

THIS THURSDAY September 29th @6pm, Downtown Convention Hall, Dinner provided by **Outlaws BBQ**, Plenty of beverages, silent auction items and of course, **GREAT LIVE** auction items. Please contact me for tickets or additional information.

Dustin Matthews
Committee Member
dmat378@gmail.com
318.792.0260 cell

Country Club home sales study

Treasure Hills home sales study

Natural Gas will be topic at Chambers of Commerce Strategic Luncheon Monday 11:30 to 1:00 at Pineville Convention Center. Drive by reporters what is news of well being drilled at Flatwoods?

Happy 85th birthday to our zoo.

People not properties:

Past several weeks guest have included Steven Moret secretary economic development for state of Louisiana, President Latter & Blum Inc. Rick Haase and this week Julian L. Alsid nationally recognized expert in workforce development. Who is feature speaker this morning at economic summit 11:00 am Wesleyan Center truly limited seating call 442-6671?

Marsha Prevost McGraw will guest host show for rare Wednesday commission meeting this month. Thanks Marsha and Jamie Lemoine for filling in while I am on the road.

Brent McCormick neighborhood stories well done especially enjoyed Briarwood article this Sunday

Feature Property: Metro Plex mess how did that meet code not to mention building permits.

Commissioner's report: Made my second meeting at La. Real Estate Commission and each meeting looking for couple of agenda items to share with Agents and brokers. (1) Mandatory course for 2012 is Social Media and new (2) Cite and fine instead of staff investigation and hearing on minor infractions.

Every Deal has a tale / tail.

What is Ratcliff Facilities up to with these sales?

Doris G Greene Living Trust (2105 Jefferson Hwy., Pineville, LA 71360) to Ratcliff Facilities, LLC (P O Box 7522, Alex., LA 71306) - Lot fronting 125' on Madison St. (1120 Main St., Pineville, LA 71360), \$37,291.00

Delia C Hebert, et al (8623 Hwy. 1 North, Dry Prong, LA 71423) to Ratcliff Facilities, LLC (P O Box 7522, Alex., LA 71306) - Lot fronting 95' on Main St., Pineville, et al (1106 Main St., Pineville, LA 71360), \$250,000.00

This is in the same area where there is an old house Ratcliff construction owns and if three little pigs were hiding in this house big bad wolf could huff and puff and blow it down. Paul Stich CCIM was hired by Gregg Thompson CCIM to assemble three parcels one they owned and two additional parcels for a new Dollar General.

When I called Gregg for details on the deal he told me Dollar General wanted on Main Street near the college and it took several months to put parcels together. Gregg also said over supply of federal regulations is choking progress in this country and the way to cure it was to adopt the "Pineville Plan" Mayor Fields and Rich Dupree are progressive leaders and will work with you and not attempt to derail your development plans.

Gregg also told me Bankruptcy Court renewed their lease and no going anywhere. I am fairly sure their business load will be heavy for few more years.

New restaurant going in where former Pizza Hut was on MacArthur Drive at Andrews street, theme is Mongolian Barbeque renovation under way. Same family that owns Anchor (former Shoneys) great place to dine took my property management staff there last week and plan to return soon and often.

Sisters former location hope Amber Spurgen director of leasing at the Mall might call in and tell us. Understand it is local menu / owner.

England Authority purchases:

Tammy G Lacombe, et al (6790 Hwy. 1 North, Boyce, LA 71409) to The England Economic and Industrial Development District - .365 acres in Sec 17, T4NR2W, \$98,100.00

Milford R & Loretta B Beebe (55 Dottie Lane, Boyce, LA 71409) to The England Economic and Industrial Development District - Lot 9, Dottie Land Subdivision \$105,500.00

Emails from listeners:

Property need Paul Maxwell: I'm looking for 2 1/2 – 5 acres, close to Alexandria, suitable for use as an oilfield equipment staging site. Needs to be compacted and/or stabilized or paved to accommodate heavy equipment. If you have anything or know of anything, please call or write as soon as possible.

Thanks,

Paul Maxwell, CCIM
NAI/Noles-Frye Realty, LLC
A Latter & Blum Company
4615 Parliament Dr.
Alexandria, LA 71303 USA
Licensed In Louisiana
maxprop0552@bellsouth.net
(318) 446-0552

(+3) Rod's economic indicator perfect score is 5. When top rating of 5 appears week after week I will share with our audience, that "Green Shots" is here and recovery is in full swing. Still flying just over the trees of tough recession have changed my wording from, "there is no national weather report that tells you if it is raining in your back yard" to "There is no international weather report that tells you if it is raining in your back yard."

Headlines in many publications: "Worst Home Buying season in 50 years" What are you going to do wait until prices and interest rates go up when the crowd is buying to do you act now. Best time ever to buy if you do not currently have another home to sell.

Legal recorder data for five business day September 19th though September 23rd h
2011

(1) Total of 40 closed deals for the week has positive score

(2) At least one new home sale for the week has positive score

(3) At least one subdivision lot sale for the week garners positive score

(4) Number of lender sales in market place is less than 5% of the total market sales for the week.

(5) Two random residential sales compared to average prices for 2008, 2009 and 2010 that demonstrate increase prices.

(+1) Total sales looking for 40 closed deals from previous week market provided volume of \$3,738,470 with total number of sales at 34 rates a negative score.

(-1) Random sales comparison: We track average sales price in certain subdivision for 2008 through 2010 and compare it to a sale this.

Michael L & Kimberly C Boatright (127 Sweetwater Rim, Pineville, LA 71360) to Micah R Raelena Crooks (751 A Erskine Dr., San Clemente, CA 92672) - Lot 8, Treasure Hills Subd. (127 Sweetwater Rim, Pineville, LA 71360), \$245,000.00 this sale is below 2010 average of \$262,000 for negative score

Daniel C & Candice R Lottinger (1220 Nantachie Dr., Montgomery, LA 71454) to Christopher F & Erin R Snow (P O Box 12657, Alex., LA 71315) - Lot 92, Country Club Place Subd. (5025 Laura Lane, Woodworth, LA 71485) \$232,450.00. Sales rates negative score 2010 average price \$256,772 with 8 sales, 2 sales in 2011 average \$258,000

(+1) Lot Sales or home site acreage: Only need one sale for positive score and this week the market gave us two sales one home site

Thomas Bolton Properties and Construction, LLC (4821 Porter Circle, Alex., LA 71303) to Donna K Moreau (309 Ragan Dr., Alex., LA 71303) - Lot 290, West Pointe on the Bayou, Phase XI (211 West Lauren Dr., Alex., LA 71303), \$50,000.00

West Pointe on the Bayou, LLC (1223 MacArthur Dr., Alex., LA 713036) to Donna K Moreau (309 Ragan Dr., Alex., LA 71303) - Lot 341, West Pointe on the Bayou, Phase XII (211 West Lauren Dr., Alex., LA 71303), \$49,500.00

(+1) New Home sales positive score requires only one sale for the week: this week market provide

West Lakes Estates, LLC (2230 S MacArthur Dr., Alex., LA 71301) to Robert E & Patricia A Evenson (3931 Howard St., Alex., LA 71302) - Lot 53, West Lakes Estates Subd. (217 West Lakes Blvd., Alex., LA 71303), \$223,500.00

(+1) Lender total Sales rates positive score if lender sales are below 5% of total sales, two sales this week total volume of \$104,900 / \$3,738,470 = 2.80%

J P Morgan Chase Bank to Federal National Mtg. Assoc. (P O Box 650043, Dallas, TX 75265) - Lot 4, Sq 1, Revised Roberts Addn. (98 Mary St., Alex., LA 71301), \$54,248.92

Federal National Mtg. Assoc. (14221 Dallas Parkway, Suite 1000, Dallas, TX 75254) to Nhanh V Nguyen & Hai Thi Tran (265 Blue Lake Road, Forest Hill, LA 71430) - Lot 4, Sq 1, Revised Roberts Addn. (98 Mary St., Alex., LA 71301), \$15,000.00

J P Morgan Chase Bank to Homesales, Inc. (1400 East Newport Center Dr., Deerfield Beach, FL 33442) - 1.84 acres in Sec 13, T5NR1W (5890 Clines Road, Ball, LA 71405), \$89,900.00

Homesales, Inc. to Terral J & Tabitha L Normand (5890 Clines Road, Ball, LA 71406) - 1.84 acres in Sec 13, T5NR1W (5890 Clines Road, Ball, LA 71405), \$89,900.00

Interest Rates: 30 year fixed is 4.05% was 4.13% the 15 year rate is 3.33% was 3.34%. 5/1 ARM is 2.99% was 2.95%.

Numbers collected during the week:

\$3 a gallon gas or lower wow really something to look forward to.

30,000 number of jobs eliminated by Bank of America as part of their \$5 billion cost-cutting plan.

\$49,445 is income average for American family third year in a row that this has dropped now at 1996 average

15.1% share of American living at poverty level.

85 miles per hour new speed limit on some Texas highways.

52% of Americans are married and median age for first marriage is 28 for men and 27 for women. 1970 42% of women married as teens and 88% were married by age 24 today those numbers are 7% and 38%.

Country Club Subdivision Study

Sales for 2008 total with average volume of 13 sales average price of \$232,723

- 02/28/2008 1806/814 1363255 Southern Heritage Bank to Daniel C & Candice R Lottinger (5025 Laura Lane, Woodworth, LA 71485) - Lot 92, Country Club Place Subd., Phase IV, \$231,500.00
- 02/29/2008 1807/61 1363493 Marvin C Cassell, Sr. (1945 Tom Cassell Road, Woodworth, LA 71485) to Anthony R Yancy (1016 Warren Ave., Alex., LA 71303) - Lot 158, Country Club Place, Phase VI (3005 Wesley Circle, Woodworth, LA 71485), \$229,000.00
- 03/03/2008 1807/208 1363613 Stephen D & Rachel S Huffman (6221 Audubon Oaks, Alex., LA 71301) to Michael L Damewood & Victoria A Tassin (203 Country Club Dr., Pineville, LA 71360) - Lot 26, Ext. 1, Country Club Estates Subd. (203 Country Club Dr., Pineville, LA 71360), \$175,000.00
- 03/07/2008 1807/699 1363989 Charles M & Carolyn D Lowry (3202 Barcelona St., Tampa, FL 33629) to Kimberly M Forrest (217 Country Club Dr., Pineville, LA 71360) - Lot 13, Country Club Estates, et al (217 Country Club Dr., Pineville, LA 71360), \$180,000.00
- 03/14/2008 1808/100 1364468 Louisiana Conference Center of The United Methodist Church (2350 Methodist Parkway, Woodworth, LA 71485) to Jacob T & Kimberly M Mayeux (1 Butler Dr., Woodworth, LA 71485) - Lot 149, Country Club Place Subd., Phase VI, \$35,500.00
- 04/14/2008 1810/315 1366788 Marvin C Cassell (1945 Tom Cassell Road, Woodworth, LA 71485) to Joseph C Landry, Jr. & Courtney E Landry (3026 Wesley Circle, Woodworth, LA 71485) - Lot 130, Country Club Place, Phase VI (3026 Wesley Circle, Woodworth, LA 71485), \$260,000.00
- 04/16/2008 1810/464 1366921 Chad M Hinton (96 Robinson Road, Alex., LA 71303) to Sidney A & Ashlee M Coates (3004 Wesley Circle, Woodworth, LA 71486) - Lot 141, Country Club Subd., Phase 6, \$239,900.00

04/17/2008 1810/646 1367133 Louisiana Conference Center of the United Methodist Church (2350 Methodist Parkway, Woodworth, LA 71485) to Marvin C Cassell (1945 Tom Cassell Road, Woodworth, LA 71485) - Lot 131, Country Club Place, Phase VI, \$42,000.00

04/25/2008 1811/262 1367767 Marvin C Cassell, Jr. (1945 Tom Cassel Road, Woodworth, LA 71485) to Robert T & Kristi D Bellard (3028 Wesley Circle, Woodworth, LA 71485) - Lot 129, Country Club Place, Phase VI, \$217,000.00

05/28/2008 1814/350 1371021 Jean H & Claudia M Tayar (5119 Chestnut St., Bel Air, TX 77401) to Ronald W & Barbara A Johnson (1012 Rambleview Dr., Woodworth, LA 71485) - Part of Lots 46 & 47, Country Club Place, Phase III (1012 Rambleview Lane, Woodworth, LA 71485), \$265,000.00

08/14/2008 1820/718 1377950 Donna L McPherson, et al (119 Country Club Dr., Pineville, LA 71360) to Samaritan Management of Louisiana, Inc. (161 Tullos Lane, Dry Prong, LA 71423) - Tract fronting 80' on Main St., et al (711 Main St., Pineville, LA 71360), \$308,000.00

08/29/2008 1821/871 1379303 Steven P & Loretta B Gauthier (5241 Bluebird Lane, Alex., LA 71303) to Joshua A & Hope B Baden (2439 Coulee Crossing, Woodworth, LA 71485) - Lot 5, Country Club Place Subd., \$205,000.00

09/19/2008 1822/966 1380550 Marvin C Cassell, Sr. (1945 Tom Cassell Rd., Woodworth, LA 71485) to Shaun L & Yolanda A Brown (3024 Wesley Circle, Woodworth, LA 71485) - Lot 131, Country Club Place, Phase VI (3024 Wesley Circle, Woodworth, LA 71485), \$235,000.00

11/21/2008 1827/344 1384871 Tristan A & Laura L Donaghey (7533 Warden Road # 204, Sherwood, AR 72120) to Scott L & Pamela K Tuneberg (5029 Laura Ave., Woodworth, LA 71485) - Lot 48, Country Club Place, Phase IV, \$210,000.00

12/16/2008 1828/701 1386354 Byron J & Marilyn S Carlin (131 Saint Abigail Ln., Woodworth, LA 71485) to Stanley J & Kimberly D Guillot (1043 Rambleview Dr., Woodworth, LA 71485) - Lot 29, Country Club Place (1043 Rambleview Dr., Woodworth, LA 71485), \$270,000.00

Sales 2009 total of 12 sold with average price of \$233,633 flat as %

01/05/2009 1829/582 1387414 Carol A Armstrong (5243 Rue Maria, Alex., LA 71303) to James E Funderburk (2140 Coulee Crossing, Woodworth, LA 71485) - Lot 13, Country Club Place, \$305,000.00

01/21/2009 1830/542 1388693 Russell J & Judith T Desoto (427 Amason Rd., Ball, LA 71405) to Juanita L Ellis (2007 Wesley Circle, Woodworth, LA 71485) - Lot 163, Country Club Place Subd. (2007 Wesley Circle, Woodworth, LA 71485), \$226,600.00

03/24/2009 1834/342 1393139 Hammerhead Properties, LLC (1011 Castle Oaks Dr., Pineville, LA 71360) to Kenneth R Wagner (1004 Wesley Circle, Woodworth, LA 71485) - Lot 152, Country Club Place, Phase VI, \$247,000.00

04/15/2009 1835/687 1394612 Federal Home Loan Mortgage Corp. (5000 Plano Parkway, Carrollton, TX 75010) to James J & Renee R Hicks (16 Schoolhouse Rd., Alex., LA 71303) - Lot 49, Country Club Place, Phase IV, \$190,500.00

05/20/2009 1838/56 1397477 Esther L Vanderlick (327 Fort DeRussey Rd., Marksville, LA 71351) to Edward A Flores (2220 Mira Vista Ave., Montrose, CA 91020) - Lot 79, Country Club Place, Phase IV, \$192,250.00

06/01/2009 1839/349 1398824 Randall J & Kimberly J Searcy (P O Box 8624, Bossier City, LA 71113) to Christopher B Coreil, Jr., et ux (1034 Chris Crossing, Woodworth, LA 71485) - Lot 104, Country Club Place, Phase V-B, \$213,000.00

06/19/2009 1841/6 1400535 Joseph R & Cathy J Derbonne (8939 Glenfield Dr., Baton Rouge, LA 70809) to Joseph A Kimpel (P O Box 1029, Ball, LA 71405) - Lot

#113, Country Club Place, Phase V-B (1041
Chris Crossing, Woodworth, LA 71485),
\$265,000.00

07/02/2009 1842/137 1401651 James A & Pamela J Pierce (410 Highland Dr.,
Pineville, LA 71360) to Toni L Day (3014
Wesley Circle, Woodworth, LA 71485) - Lot
136, Country Club Place, Phase VI, \$250,000.00

08/28/2009 1845/940 1405785 The Evangeline Bank & Trust Co. to Al H & Kyra
K Turner (3016 Wesley Circle, Woodworth, LA
71485) - Lot 135, Country Club Place Subd.,
Phase VI (3016 Wesley Circle, Woodworth, LA
71485), \$240,000.00

09/03/2009 1846/245 1406175 LA Conference Center of the United Methodist
Church (2350 Methodist Parkway, Woodworth,
LA 71485) to Virgil K & Debra F Arnold (6321
W Morgan Dr., Alex., LA 71303) - Lot 161,
Country Club Place Subd., Phase VI, \$34,000.00

09/03/2009 1846/294 1406216 LA Conference Center of the United Methodist
Church (2350 Methodist Parkway, Woodworth,
LA 71485) to Marvin C Cassell (1945 Tom
Cassell Rd., Woodworth, LA 71485) - Lot 157,
Country Club Place, Phase VI, \$32,000.00

09/08/2009 1846/429 1406378 Ibrahim M & Moyassar H Ghannam (27
Meredith Rd., Bisktaway, NJ 08854) to Randall
S & Pamela A Lantz (P O Box 3519, Pineville, LA
71361) - Lot 18, County Club Estates (104
Country Club Dr., Pineville, LA 71360),
\$259,000.00

09/25/2009 1847/449 1407592 The Evangeline Bank & Trust Co. to Fernwood
Homes, Inc. (P O Box 1236, Glenmora, LA
71433) - Lot 162, Country Club Subd., Phase VI
(2009 Wesley Circle, Woodworth, LA 71485),
\$185,000.00

10/22/2009 1849/357 1409551 Fernwood Homes, Inc. (P O Box 1236,
Glenmora, LA 71433) to Sarina E English (2009
Wesley Circle, Woodworth, LA 71485) - Lot
162, Country Club Place Subd. (2009 Wesley
Circle, Woodworth, LA 71485), \$230,000.00

04/16/2010 1859/495 1420443 Silas R & Joyce P Baskett (156 Country Club
Rd., Shalimar, FL 32579) to Brandon K Bakies
(6843 Hwy. 1 N, Boyce, LA 71409) - Lot 14, Sq.

16, S A Guy Addn. (1828 & 1830 Renesseleaer St., Alex., LA 71301), \$6,000.00

Sales 2010 total sales of 8 with average price of \$256,722 for 10.42% increase

- 05/28/2010 1863/481 1424783 Raymond J Constantino, Jr., et ux (5912 Joe Hesni Blvd., Alex., LA 71303) to Scott R Kelley, et al (1022 Chris Crossing, Woodworth, LA 71485) - Lot 101, Country Club Place, Phase V-B (1022 Chris Crossing, Woodworth, LA 71485), \$260,000.00
- 07/30/2010 1868/312 1430242 George S & Patricia D Shumpert (1031 Rambleview Ln., Woodworth, LA 71485) to Joseph W & Brandi F Laroux (1031 Rambleview Ln., Woodworth, LA 71485) - Lot 26, Country Club Place, Phase III (1031 Rambleview Ln., Woodworth, LA 71485), \$255,000.00
- 08/16/2010 1869/468 1431371 Perfeto B Esquibel, II, et ux (9625 Lakeway Circle, Apt. 9202, Fort Worth, TX 76179) to John W & Christie R Dunn (1047 Rambleview Dr., Woodworth, LA 71485) - Lot 30, Country Club Place, Phase III, \$232,500.00
- 08/16/2010 1869/494 1431388 Edie E Hixson f/k/a Edie E Easley (1231 Heyman Ln., Alex., LA 71303) to Edward J & Marie H Robichaux (1040 Rambleview Ln., Woodworth, LA 71485) - Lot 39, Country Club Place, Phase III (1040 Rambleview Ln., Woodworth, LA 71485), \$265,000.00
- 09/01/2010 1870/734 1432846 Southern Heritage Bank (P O Box 8, Jonesville, LA 71343) to Gregory S & Sharifa P Bevels (6202 West Pointe Blvd., Alex., LA 71303) - Lots 1 & 2, Country Club Place (2409 Coulee Crossing, Woodworth, LA 71485), \$480,000.00
- 09/09/2010 1871/177 1433283 The Killingsworth Living Trust of 1996 (532 N College St., Auburn, AL 36830) to Cheryl A McHugh (5049 Laura Ln., Woodworth, LA 71485) - Lot 54, Country Club Place, Phase IV, \$27,000.00
- 09/21/2010 1871/853 1434109 Douglas A & Barbara L Bell (301 Link Dr., Alex., LA 71303) to David Robles (5081 Laura Ln.,

Woodworth, LA 71485) - Lot 61, Country Club Place, Phase IV (5081 Laura Ln., Woodworth, LA 71485), \$235,000.00

10/01/2010 1872/702 1435038 LA Conference Center of United Methodist Church (2350 Methodist Parkway, Woodworth, LA 71485) to Jeremy P Guidry (20 Guidry Ln., Woodworth, LA 71485) - Lot 156, Country Club Place, Phase VI, \$33,000.00

11/30/2010 1876/156 1438901 Dick & Mary Lou O Wybenga (6 Willow Green Court, Kitchener, Ontario, Canada N2N1W6) to Glenn R & Mary E Carroll (3002 Wesley Circle, Woodworth, LA 71485) - Lot 142, Country Club Place Subd., Phase 6 (3002 Wesley Circle, Woodworth, LA 71485), \$275,000.00

12/10/2010 1876/781 1439522 Louisiana Conference Center of The United Methodist Church (2350 Methodist Parkway, Woodworth, LA 71485) to Roy O Martin Lumber Co., LLC (P O Box 1110, Alex., LA 71309) - Lot 128, Country Club Place Subd., \$34,000.00

12/10/2010 1876/783 1439526 Louisiana Conference Center of The United Methodist Church (2350 Methodist Parkway, Woodworth, LA 71485) to Roy O Martin Lumber Co., LLC (P O Box 1110, Alex., LA 71309) - Lot 134, Country Club Place Subd., \$32,000.00

12/10/2010 1876/785 1439527 Roy O Martin Lumber Co., LLC (P O Box 1110, Alex., LA 71309) to The LINC Group, LLC (P O Box 4769, Pineville, LA 71360) - Lot 134, Country Club Place Subd., \$32,000.00

12/10/2010 2571/875 1439523 Roy O Martin Lumber Co., LLC (P O Box 1110, Alex., LA 71309) to The LINC Group, LLC (P O Box 4769, Pineville, LA 71360) - Lot 128, Country Club Place Subd., \$34,000.00

12/30/2010 1878/47 1440733 Linda W Thompson (6153 Rachele Dr., Alex., LA 71303) to Chad M & Alisa M Brasseur (5017 Laura Lane, Woodworth, LA 71485) - Lot 90, Country Club Place, Phase IV, \$258,000.00

2011only two sales average price of \$258,000

02/07/2011 1880/536 1443075 Michael D Allen (1004 Hidden Ridge,

Woodworth, LA 71485) to Timothy M Van Mol (5050 Laura Lane, Woodworth, LA 71485) - Lot 75, Country Club Place, Phase V (5050 Laura Lane, Woodworth, LA 71485), \$284,000.00

- 02/09/2011 1880/922 1443443 Louisiana Conference Center of the United Methodist Church (2350 Methodist Parkway, Woodworth, LA 71485) to Roy O Martin Lumber Co., LLC (P O Box 1110, Alex., LA 71309) - Lot 140, Country Club Place Subd., Phase 6, \$42,000.00
- 02/09/2011 1880/924 1443444 Roy O Martin Lumber Co., LLC (P O Box 1110, Alex., LA 71309) to The Linc Group, LLC (P O Box 4769, Pineville, LA 71360) - Lot 140, Country Club Place Subd., Phase 6, \$42,000.00
- 02/09/2011 1880/922 1443443 Louisiana Conference Center of the United Methodist Church (2350 Methodist Parkway, Woodworth, LA 71485) to Roy O Martin Lumber Co., LLC (P O Box 1110, Alex., LA 71309) - Lot 140, Country Club Place Subd., Phase 6, \$42,000.00
- 02/09/2011 1880/924 1443444 Roy O Martin Lumber Co., LLC (P O Box 1110, Alex., LA 71309) to The Linc Group, LLC (P O Box 4769, Pineville, LA 71360) - Lot 140, Country Club Place Subd., Phase 6, \$42,000.00
- 09/21/2011 1897/757 1459438 Daniel C & Candice R Lottinger (1220 Nantachie Dr., Montgomery, LA 71454) to Christopher F & Erin R Snow (P O Box 12657, Alex., LA 71315) - Lot 92, Country Club Place Subd. (5025 Laura Lane, Woodworth, LA 71485), \$232,450.00

Sales in past 4 years

Year	Number units sold	Average Price
2008	13	\$232,723
2009	12	\$233,633
2010	8	\$256,772
2011	2	\$258,000

Treasure Hills Subdivision Study

Sales in 2008 totaled 6 with average at \$193,190

- 03/14/2008 1808/254 1364614 Deborah K Higdon to William P & Teresita N Ryan (150 Lakeland Dr., Pineville, LA 71360) - Lot 48, Treasure Hills Subd., Phase II (150 Lakeland Dr., Pineville, LA 71360), \$186,500.00
- 07/15/2008 1818/271 1375152 Robert W & E Ling Roshto (10201 Abercorn St., Savannah, GA 31406) to Paige E & Davie L Walker (412 Hiawatha Trail, Pineville, LA 71360) - Lot 51, Treasure Hills Subd., Phase II (162 Lakeland Dr., Pineville, LA 71360), \$214,000.00
- 08/08/2008 1820/371 1377546 William M & Melanie E Ellerbe (274 Hearn Island Dr., Columbia, LA 71418) to Garrett S & Kimberly E Corley (157 Lakeland Dr., Pineville, LA 71360) - Lot 58, Treasure Hills Subd., Phase II (157 Lakeland Dr., Pineville, LA 71360), \$189,500.00
- 11/05/2008 1826/376 1383801 Michael E & Kathy A Lewis (P O Box 5035, Bossier City, LA 71171) to Prudential Relocation, Inc. (16260 N 71st St., 2nd Floor Reception, Scottsdale, AZ 85254) - Lot 11, Treasure Hills Subd., \$200,000.00
- 12/17/2008 1828/744 1386387 Treasure Hills Estates Homeowner's Assoc. (187 Sweetwater Rim, Pineville, LA 71360) to Terry & Carol Martin (148 Sweetwater Rim, Pineville, LA 71360) - Lot 40, Treasure Hills Subd., \$183.14
- 12/22/2008 1829/167 1386858 William P & Teresita H Ryan (3325 N 148th Ct., No. 3206, Omaha, NB 68116) to Glenn G & Lydia K Cortello (150 Lakeland Dr., Pineville, LA 71360) - Lot 48, Treasure Hills Subd. (150 Lakeland Dr., Pineville, LA 71360), \$186,000.00

Sales in 2009 total 3 sales with average of \$233,300 increase of 21%

05/21/2009 1838/116 1397588 Edward Bell, Jr., et ux (120 Sweetwater Rim, Pineville, LA 71360) to Susan G Grand (363 Windermere, Unit 205, Alex., LA 71303) - Lot 14, Treasure Hills Subd., Phase I (120 Sweetwater Rim, Pineville, LA 71360), \$245,000.00

09/04/2009 1846/331 1406259 Ann M Parvin (116 Acadia St., Pineville, LA 71360) to Albert P Henderson (115 Sweetwater Rim, Pineville, LA 71360) - Lot 5, Treasure Hills Subd., Phase I, \$249,900.00

10/15/2009 1848/936 1408984 Margaret L Boley (P O Box 691961, Jackson, MS 39269) to Mary H Edwards (107 Sweetwater Rim, Pineville, LA 71360) - Lot 3, Treasure Hills Subd., \$205,000.00

Sales in 2010 total 3 sales average of \$262,333 increase of 12.44%

06/30/2010 1866/187 1427844 Samuel D & June P Hendrix (1163 Grand Pointe Dr., Gulf Breeze, FL 32563) to Scott E & Christina M Clarkson (101 Domino Ridge Rd., Pineville, LA 71360) - Lot 85, Treasure Hills Subd., Phase IV (101 Domino Ridge Rd., Pineville, LA 71360), \$263,500.00

07/28/2010 1868/22 1429032 Glenn S & Sally D Perkins (3100 South Gessner, Ste. 450, Houston, TX 77063) to Maria H Zakrzewski (109 Dominos Ridge, Pineville, LA 71360) - Lot 87, Treasure Hills Subd., Phase IV, \$311,000.00

10/04/2010 1872/788 1435145 William H Thompson, Jr. & Deannette P Thompson (80 29th St., Brooklyn, NY 11232) to Prudential Relocation, Inc. - Lot 11, Treasure Hills Subd., Phase I, \$212,500.00

Sales in 2011

09/20/2011 1897/689 1459377 Michael L & Kimberly C Boatright (127 Sweetwater Rim, Pineville, LA 71360) to Micah R Raelena Crooks (751 A Erskine Dr., San Clemente, CA 92672) - Lot 8, Treasure Hills Subd. (127 Sweetwater Rim, Pineville, LA 71360), \$245,000.00

Bio on Julian Alssid, an expert in workforce development, Strategy and Policy

Julian L. Alssid, executive director, is a nationally recognized expert in workforce development, strategy and policy. He has over 20 years of experience bringing together employers, workforce agencies, community colleges, and clients to help move low-income people into high-wage jobs in key industries such as biotechnology, advanced manufacturing, and information technology. Since founding Workforce Strategy Center in 1998, Mr. Alssid has advised over 20 states on workforce policy and has been a national leader in promoting effective, practical solutions for implementing Career Pathways initiatives and sectoral employment strategies.

Mr. Alssid has authored major studies on workforce strategy including: *Building a Higher Skilled Workforce: Results and Implications from the BridgeConnect National Survey*, *Building a Career Pathways System: Promising Practices in Community College-Centered Workforce Development*, and *Building Bridges to College and Careers: Contextualized Basic Skills Programs at Community Colleges*. His views on engaging employers and creating effective workforce development systems have received extensive attention in national and local media, and he speaks and writes regularly on the need for policy and educational reform in the field. Prior to directing Workforce Strategy Center, Mr. Alssid held senior positions in workforce development at the New York City Partnership and Chamber of Commerce, LaGuardia Community College, and the Office of the Mayor of New York City.

The Workforce Strategy Center works with education, workforce development, and economic development agencies to develop strategies to help students and workers succeed and regional economies grow. WSC has helped over 20 states increase workforce competitiveness, including six states that have implemented WSC's "career pathways" approach.

WSC works with state and national leaders to develop effective education and employment policies that complement one another in order to better align public resources. As an applied think tank, WSC conducts research and writes about what we learn in order to advance the field of policy and practice.