



REO NATIONWIDE
BROKER PRICE OPINION

215127

04/04/2011

Agent Identification
Kimberly Tucker
Client/Contact

Date
ALA112939
Loan Number

Subject Property: (IF LISTED, PLEASE GAIN ACCESS) OVERALL PROPERTY CONDITION: [X] Good [ ] Fair [ ] Poor

Table with columns: List Dt., Address, Bdrm, Bath, Age, Sq. Ft., List Price, DOM, Comments. Includes detailed property features like Kitchen, Dining Room, Garage, etc.

Current Listings (3 most comparable)

Table with columns: List Dt., Address, Bdrm, Bath, Age, Sq. Ft., List Price, DOM, Comments. Lists comparable properties with dates and prices.

Sold Within Last 12 Months (3 most comparable)

Table with columns: Sale Dt., Address, Bdrm, Bath, Age, Sq. Ft., List Price, Sale Price, DOM, Comments. Lists recently sold properties.

Directions to Property: I-459, exit hwy 150, RT on Shades Crest Road, LT South Point Access: yes

- A. IS PROPERTY OCCUPIED? [ ] Yes [X] No
B. List the positive features of the subject property...
C. List the negative features of the property...
D. Describe any negative neighborhood trends...
E. Other comments/recommendations:
F. Drive By Only? [X] Yes [ ] No
G. Regarding subject neighborhood:
H. ESTIMATE OF REPAIRS: (If drive-by, estimate what you can on exterior items ie: paint, yard, roof, possible interior clean)

Table for estimating repair costs with columns: ITEM, LOCATION, Replace, Repair, Damaged, Missing, Worn, AGENTS ESTIMATE.

BPO provided by: REO Nationwide (888) 700-0868

I. WHAT DO YOU THINK SUBJECT PROPERTY WILL SELL FOR: [ ] SUBJECT TO INTERIOR INSPECTION
(Include listing and selling prices for various conditions)

NOTE: Information provided is deemed reliable, but is not guaranteed.

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# PHOTOS

PROPERTY ADDRESS: 1671 SHADES POINTE DRIVE

WORK ORDER # 3357218

LOAN NUMBER: ALA112939

## SUBJECT FRONT VIEW



front view

## SUBJECT ADDRESS VERIFICATION



subject address

## SUBJECT SIDE VIEW



subject side view

# PHOTOS

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## SUBJECT SIDE VIEW



subject side view 2

## SUBJECT NEIGHBORHOOD VIEW



subject neighborhood view