

PARTIAL LIST OF TRANSACTIONS

PROPERTY NAME / ADDRESS	CITY	STATE	UNITS	SALES PRICE
11923 Old River School Road	Downey	CA	15	\$4,450,000
Taco Bell - 5431 Camden Avenue	Downey	CA	NNN Lease	\$4,110,000
EXER Urgent Care - 3215 N. Sepulveda Blvd.	Manhattan Beach	CA	NNN Lease	\$6,600,000
3828 W. 226th Street	Torrance	CA	58	\$20,180,000
4011-4013 W. 160th Street	Lawndale	CA	2	\$770,000
18427 Studebaker Road	Cerritos	CA	150	\$49,000,000
436-440 W. Imperial Avenue	El Segundo	CA	16	\$5,000,000
4029 W. 142nd Street	Hawthorne	CA	6	\$1,705,000
11797 & 11799 Quiet Lane	Riverside	CA	2	\$360,000
14824 Freeman Avenue	Lawndale	CA	2	\$705,000
26014 Cayuga Avenue	Lomita	CA	5	\$1,360,000
1910-1910 261st Street	Lomita	CA	2	\$712,000
15214 Eastwood Avenue	Lawndale	CA	3	\$860,000
4442 W. 133rd Street	Hawthorne	CA	6	\$1,640,000
4369 W. 134th Street	Hawthorne	CA	8	\$1,875,000
14824 Freeman Avenue	Lawndale	CA	3	\$860,000
6316 Stafford Avenue	Huntington Park	CA	7	\$1,400,000
1443 W. 179th Street	Gardena	CA	12	\$2,600,000
1439 W. 179th Street	Gardena	CA	19	\$3,400,000
515 S. Grevillea Avenue	Inglewood	CA	5	\$950,000
24448 Park Street	Torrance	CA	2	\$1,326,000
8912 Van Nuys Blvd.	Paramount	CA	18	\$2,620,000
7423 W. Manchester Avenue	Westchester	CA	8	\$2,325,000
308-312 Maryland Avenue	El Segundo	CA	10	\$1,875,000
1602 W. Lomita Blvd.	Harbor City	CA	10	\$1,075,000
24505 Avalon Blvd.	Wilmington	CA	15	\$1,492,000

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6931 Kittyhawk Avenue	Los Angeles	CA	14	\$3,450,000
2612 Nelson Avenue	Redondo Beach	CA	6	\$1,050,000
7005 Yukon Avenue	Torrance	CA	16	\$2,727,000
4037 W. 137th Street	Hawthorne	CA	31	\$2,950,000
8040 W. 83rd Street	Playa Del Rey	CA	18	\$4,325,000
3112 Newton Street	Torrance	CA	141	\$25,894,255
3429 Emerald Avenue	Torrance	CA	9	\$1,720,000
11950 S. Acacia Avenue	Hawthorne	CA	5	\$700,000
3627 Garnet Street	Torrance	CA	39	\$6,800,000
26100 Oak Street	Lomita	CA	11	\$2,725,000
7812 Manchester Avenue	Playa Del Rey	CA	6	\$1,460,000
12714 Inglewood Avenue	Hawthorne	CA	49	\$4,025,000
917 Kenwood Street	Inglewood	CA	8	\$1,025,000
1609 W. 224th Street	Torrance	CA	12	\$2,350,000
1337 W. 109th Street	Los Angeles	CA	16	\$1,750,000
4736 W. 118th Street	Hawthorne	CA	5	\$675,000
620 Myrtle Street	Inglewood	CA	8	\$1,495,000
404 W. 4th Street	San Pedro	CA	8	\$1,730,000
17005 Yukon Avenue	Torrance	CA	16	\$4,210,000
21813 Vera Street	Carson	CA	32	\$1,700,000
15903 Prairie Avenue	Lawndale	CA	16	\$4,000,000
517 Evergreen Street	Inglewood	CA	12	\$2,015,000
946-950 Beach Avenue	Inglewood	CA	18	\$3,560,000
601-617 W. 13th Street	San Pedro	CA	9	\$1,200,000
1450-1454 W. 179th Street	Gardena	CA	34	\$5,850,000
4421 W. 170th Street	Lawndale	CA	4	\$855,000

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3766 S. Canfield Avenue	Palms	CA	6	\$1,795,000
524 Venice Way	Inglewood	CA	36	\$6,600,000
524 Venice Way	Inglewood	CA	36	\$4,350,000
3239 W. 190th Street	Torrance	CA	4	\$800,000
14814 Inglewood Avenue	Lawndale	CA	9	\$1,270,000
2205 Matthews Avenue	Redondo Beach	CA	2	\$600,000
1625 W. 257th Street	Harbor City	CA	10	\$1,200,000
3624 Emerald Street	Torrance	CA	17	\$2,200,000
25827 Oak Street	Lomita	CA	17	\$2,200,000
3439 Emerald Street	Torrance	CA	9	\$1,400,000
8141 Stewart & Gray	Downey	CA	21	\$2,550,000
2321 Marshallfield Lane	Redondo Beach	CA	3	\$830,000
4020 W. 134th Street	Hawthorne	CA	33	\$3,190,000
2204 Voorhees Avenue	Redondo Beach	CA	4	\$1,040,000
2632-2636 Cudahy Street	Huntington Park	CA	6	\$565,000
1043 Larch Street	Inglewood	CA	14	\$1,875,000
3338 Redondo Beach Blvd.	Torrance	CA	69	\$11,000,000
618 Walnut Street	Inglewood	CA	8	\$1,034,000
308 W. Queen Street	Inglewood	CA	21	\$2,740,000
21003 Amie Avenue	Torrance	CA	37	\$4,257,700
20721 Amie Avenue	Torrance	CA	16	\$4,625,000
15113 Raymond Street	Gardena	CA	32	\$4,900,000
1607 W. 219th Street	Los Angeles	CA	10	\$1,048,750
934 N. Cedar Street	Inglewood	CA	31	\$4,000,000
424 Esplande	Redondo Beach	CA	20	\$5,000,000
507-509 Esplande	Redondo Beach	CA	32	\$8,100,000

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10030 Rosecrans Avenue	Belflower	CA	60	\$7,785,000
17050 Passage Avenue	Belflower	CA	48	\$5,785,000
708 S. Prospect Avenue	Redondo Beach	CA	24	\$5,650,000
314-320 S. Prospect Ave. & Opal St.	Redondo Beach	CA	76	\$15,054,000
825 Mira Mar Avenue	Long Beach	CA	4	\$925,000
817 Mira Mar Avenue	Long Beach	CA	4	\$925,000
4573 W. 173rd Street	Lawndale	CA	5	\$885,000
1889-1899 Raymond Avenue	Signal Hill	CA	10	\$1,155,550
466-474 W. 13th Street	San Pedro	CA	5	\$650,000
25849 Viana Avenue	Lomita	CA	5	\$490,000
1106 Barbara Street	Redondo Beach	CA	4	\$1,315,000
1107 Barbara Street	Redondo Beach	CA	4	\$1,425,000
3344-3408 Redondo Beach Blvd.	Torrance	CA	74	\$10,574,517
2754 Laurel Place	South Gate	CA	18	\$1,825,000
2704 Manhattan Beach Blvd.	Manhattan Beach	CA	4	\$3,172,500
4510-4520 Banner Drive	Long Beach	CA	16	\$1,765,725
25843 Narbonne Avenue	Lomita	CA	38	\$4,750,000
2751 & 2718 Laurel Place & Ardmore	South Gate	CA	45	\$4,037,000
12700 Kornblum Avenue	Hawthorne	CA	7	\$3,850,000
3344-3408 Redondo Beach Blvd.	Torrance	CA	74	\$8,250,000
3320 Redondo Beach Blvd.	Torrance	CA	28	\$3,000,000
12705 Ramona Avenue	Hawthorne	CA	11	\$1,349,000
3318-3324 Martin Luther King Jr. Blvd.	Lynwood	CA	5	\$610,000
14500 Cerise Avenue	Hawthorne	CA	24	\$2,750,000
11922 Manor Drive	Hawthorne	CA	7	\$675,000
4120 E. 7th Street	Long Beach	CA	9	\$865,000

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4059 W. 142nd Street	Hawthorne	CA	6	\$517,000
1607 219th Street	Los Angeles	CA	10	\$760,000
5476 W. 99th Place	Los Angeles	CA	16	\$1,120,000
1633 Stanley Avenue	Long Beach	CA	11	\$875,000
924-930 E. 3rd Street	Long Beach	CA	11	\$465,000
26114-26120 Belle Porte Avenue	Los Angeles	CA	19	\$1,475,000
26025 Narbonne Avenue	Lomita	CA	16	\$1,300,000
530 East Arbor Vitae Street	Inglewood	CA	18	\$865,000
321 Bay Shore Avenue	Long Beach	CA	3	\$935,000
4129 E. Ocean Blvd.	Long Beach	CA	13	\$945,000
23038 Arlington Avenue	Torrance	CA	24	\$1,650,000
245 Pacific Avenue & 250 Pine Court	Long Beach	CA	158	\$11,000,000
222 S. Cabrillo Avenue	San Pedro	CA	20	\$1,335,000
709 S. Grevillea Avenue	Inglewood	CA	8	\$408,500
1401 East 3rd Street	Long Beach	CA	16	\$1,147,500
637 E. 8th Street	Long Beach	CA	16	\$437,000
10205 Buford Avenue	Lennox	CA	36	\$1,327,000