CURRANT LOAN SUMMARY

1810 W. Paradise Road, Spokane, 99224

Zoned: Rural Mixed Use. 11 miles from downtown Spokane, adjacent to the Slavin Conservation with 600 acres of public horse and dog trails.

Parcel 20311.9071 - 10 acres with home built in 2001, newly built indoor arena and barn

Parcel 20311.9112 - 20 acres raw land

2018 Purchase Price for both parcels ($110k under market).....$250,000
Appraised at $359,000

Current Payoff for Columbia Bank (10 acres with home) $217,544 (4.75%)

Current Payoff for Craft3 (20 acres of land).....$154,968 (9.8%)
Currently listed for sale - $240,000

Current County Assessor's value: *Parcel 23011.9071 only* is $425,900. This does not include improvements of over $400k made 2018 – 2020 (including new indoor arena and stables).

Current Real Estate Value: Parcel 23011.9071 (10 acres, home, stables, indoor arena) **$725,000**
This is an estimate – no current appraisal

Current Real Estate Value: Parcel 23011.9112..... **$220,000**