

**Property Details Report**  
**18103 Via Ascenso Rancho Santa Fe, CA 92067**  
**San Diego County**

**Owner Info:**

Owner Name:	Watkins John D	Tax Billing Zip+4:	2154
Owner Name 2:	Watkins Dinah C	Recording Date:	10/15/2007
Tax Billing Address:	Po Box 2154	Annual Tax:	\$28,164
Tax Billing City & State:	Rancho Santa Fe CA	County Use Code:	1 Family Residence
Tax Billing Zip:	92067	Universal Land Use:	SFR

**Location Info:**

Tract Number:	11899	Flood Zone Panel:	0602841062F
Subdivision:	Co Sd Tr 4558	School District:	San Dieguito Un
Zoning:	1	Map Coordinates:	1148-D6
Flood Zone Code:	X	Flood Panel Date:	06/19/1997

**Tax Info:**

Tax ID:	265-442-32-00	Total Assessment:	\$2,610,000
Tax Year:	2008	% Improv:	43%
Annual Tax:	\$28,164	Tax Area:	71108
Assessment Year:	2008	Legal Description:	Doc99-584059 In Lot 8&All Of Lot 13
Land Assessment:	\$1,500,000	Lot Number:	8
Improved Assessment:	\$1,110,000		

**Characteristics:**

Lot Acres:	2.27	Full Baths:	5
Lot Sq Ft:	98881.2	Half Baths:	1
Building Sq Ft:	5,669	Garage Type:	Garage
Total Units:	1	Garage Capacity:	3
Bedrooms:	5	Pool:	Pool
Total Baths:	6	Effective Year Built:	1991

**Last Market Sale:**

Recording Date:	10/15/2007	Owner Name:	Watkins John D
Settle Date:	09/04/2007	Owner Name 2:	Watkins Dinah C
Sale Price:	\$2,615,000	Seller:	Vonruexleben Trust
Document No:	661461	Price Per Sq Ft:	\$461.28
Deed Type:	Grant Deed		

**Sales History:**

Recording Date:	10/15/2007	09/19/2006	12/21/2005	01/16/2002
Sale Price:	\$2,615,000	\$2,450,000		\$2,150,000
Nominal:			Y	
Sale/Tax Stamp Type:	Full	Full	Partial	Full
Buyer Name:	Watkins John D & Dinah Vonruexleben Trust		Haile Jeffrey A & Lisa A	Haile Jeffrey A & Lisa A
Seller Name:	Vonruexleben Trust	Haile Jeffrey A & Lisa A	Haile Jeffrey A & Lisa A	Santoro C J & N J 1990 Trust
Document No:	661461	665769	1094376	39676
Document Type:	Grant Deed	Grant Deed	Quit Claim Deed	Grant Deed

**Mortgage History:**

Mortgage Date:	10/15/2007	09/19/2006	12/21/2005	09/11/2003
Mortgage Amt:	\$1,500,000	\$1,470,000	\$350,000	\$612,000
Mortgage Lender:	Washington Mutual Bk Fa	Wachovia Mtg Co	Wells Fargo Bk Na	Wells Fargo Bk
Mortgage Type:	Conventional	Conventional		Conventional

Courtesy of Patrick Flannery  
Sandicor

The data within this report is compiled by First American CoreLogic from public and private sources. If desired, the accuracy of the data contained herein can be independently verified by the recipient of this report with the applicable county or municipality.