



Valley Real Estate

2018 Agricultural Comparable Sales

Tulare County, California

This document contains information on all agricultural farm sales
over five acres in Tulare County for 2018

Valley Real Estate / 1850 S. Central, Visalia, California 93277 / Broker: Tom McGuigan / 559-907-0023

The information in this report has been obtained from sources deemed reliable, but not guaranteed.

Acres	Crop	Area	Location	Book Number	APN	Section, Township, Range	Document Number	Date of Recording	Sale Price
7.23	Heavy Manufacturing	Woodlake	Avenue 344 and Road 196	59	059-090-002	35 17-26	75	1/2/2018	\$ 2,500,000
496.28	Open	Alpaugh	Avenue 54 and Road 22	311	311-310-001,002,005,006,007,012 311-320-004,006,008,009 311-340-001,002,003,004,013,014	29&30&31 23-23	218	1/3/2018	\$ 3,000,000
100.00	Private Airport Open Dry Pasture	Earlimart	Avenue 64 and Road 144	318	318-120-004,005,006	22 23-25	235	1/3/2018	\$ 2,585,000
80.39	Open	Tipton	Avenue 176 and Road 96	228	228-090-004	14 21-24	187	1/3/2018	\$ 1,760,000
8.49	Residential	Porterville	Avenue 140 and Road 256	271	271-060-027	1 22-27 6 22-28	421	1/4/2018	\$ 178,000
8.32	Estate Home	Springville	Mallard Ln North of Avenue 176	284	284-100-029	4 21-29	564	1/5/2018	\$ 282,000
10.40	Estate Home	Porterville	South of Avenue 152 and Road 316	284	284-222-007	32 21-29	470	1/5/2018	\$ 440,000
20.36	Nuts	Visalia	Riggin Ave. and Hwy 63	78	078-120-013	18 18-25	524	1/5/2018	\$ 4,063,000
14.23	Light MFG General MFG	Visalia	Goshen Ave. and Kelsey St.	77	077-111-035	20 18-24	523	1/5/2018	\$ 53,785,000
10.00	Dry Pasture	Porterville	Avenue 150 and Hillcrest St.	262	262-050-005	31 21-28	547	1/5/2018	\$ 250,000
6.94	Estate Home	Exeter	Gary Dr. and Powell Dr.	115	115-120-046	27 18-27	1044	1/10/2018	\$ 655,000
27.52	Navel	Ivanhoe	Avenue 332 and Road 152	108	108-030-018	2 18-25	1207	1/11/2018	\$ 620,000
10.92	Navel	Lindcove	Avenue 317 and Road 228	113	113-350-030,031	16 18-27	1499	1/12/2018	\$ 260,000

Acres	Crop	Area	Location	Book Number	APN	Section, Township, Range	Document Number	Date of Recording	Sale Price
184.28	Olives Dry Pasture	Exeter	Avenue 272 South of Yokohl Rd.	142	142-010- 034,035,037,038 142-040-014	16 & 17 19-27	1433	1/12/2018	\$ 1,500,000
7.72	Packing House Cold Storage	Woodlake	Avenue 344 and Road 196	59	059-110-024	34 17-26	1510	1/12/2018	\$ 1,300,000
160.00	Dairies Open	Tipton	Avenue 152 and Road 96	228	228-250-004,005	34 21-24	1494	1/12/2018	\$ 3,560,000
18.29	Dry Pasture	Three Rivers	Kaweah River Dr and Highway 198	67	067-130-042	13 17-28	2246	1/18/2018	\$ 425,000
5.00	Single Family Residential	Exeter	Mehrten Dr. and Hill Dr.	115	115-050-079	21 18-27	2496	1/19/2018	\$ 600,000
39.27	Olives	Lindsay	Avenue 244 and Rd 224 Avenue 240 and Rd 214	142	142-090-041 142-110-023	3 & 32 19-27	2447	1/19/2018	\$ 150,000
5.81	Residential	Tulare	Bardsley Ave. and Morrison St.	172	172-040-029	7 20-25	2486	1/19/2018	\$ 632,000
9.33	Residential	Tulare	Southwind St. and Mooney Blvd.	172	172-340-001	6 20-25	2465	1/19/2018	\$ 323,000
16.10	Open	Lindsay	Avenue 220 and Road 232	210	210-200-003	16 20-27	2485	1/19/2018	\$ 450,000
10.00	Kiwi	Terra Bella	Avenue 78 and Road 256	320	320-280-009	13 23-27	1445	1/21/2018	\$ 90,000
9.71	Navel	Lindsay	St Hwy 65 and Road 208	199	199-050-072	1 20-26	3305	1/24/2018	\$ 289,500
69.83	Navel	Lindsay	Avenue 240 and Road 216 Avenue 216 and Road 216	142	142-090-051,053 208-120-043	31 19-27 18 20-27	3306	1/24/2018	\$ 2,060,000
69.83	Navel	Lindsay	Avenue 240 and Road 216 Avenue 216 and Road 216	208	142-090-051,053 208-120-043	31 19-27 18 20-27	3306	1/24/2018	\$ 2,060,000

Acres	Crop	Area	Location	Book Number	APN	Section, Township, Range	Document Number	Date of Recording	Sale Price
191.25	Navel	Lindsay Strathmore Exeter	Avenue 304 and Road 196 Avenue 240 and Road 210 Avenue 232 and Road 204 Avenue 228 and Road 224 Avenue 224 and Road 228 Avenue 216 and Road 220 Avenue 190 and Road 236	243	243-050-011 208-120-044 206-080-038 210-040-003,011 112-220-002 141-110-035 199-010-057 199-040-007,008,056	4 21-27 8,9,18 20-27 26 18-26 36 19-26 1,11 20-26	3304	1/24/2018	\$ 7,624,000
191.25	Navel	Lindsay Strathmore Exeter	Avenue 304 and Road 196 Avenue 240 and Road 210 Avenue 232 and Road 204 Avenue 228 and Road 224 Avenue 224 and Road 228 Avenue 216 and Road 220 Avenue 190 and Road 236	208	243-050-011 208-120-044 206-080-038 210-040-003,011 112-220-002 141-110-035 199-010-057 199-040-007,008,056	4 21-27 8,9,18 20-27 26 18-26 36 19-26 1,11 20-26	3304	1/24/2018	\$ 7,624,000
191.25	Navel	Lindsay Strathmore Exeter	Avenue 304 and Road 196 Avenue 240 and Road 210 Avenue 232 and Road 204 Avenue 228 and Road 224 Avenue 224 and Road 228 Avenue 216 and Road 220 Avenue 190 and Road 236	206	243-050-011 208-120-044 206-080-038 210-040-003,011 112-220-002 141-110-035 199-010-057 199-040-007,008,056	4 21-27 8,9,18 20-27 26 18-26 36 19-26 1,11 20-26	3304	1/24/2018	\$ 7,624,000

Acres	Crop	Area	Location	Book Number	APN	Section, Township, Range	Document Number	Date of Recording	Sale Price
191.25	Navel	Lindsay Strathmore Exeter	Avenue 304 and Road 196 Avenue 240 and Road 210 Avenue 232 and Road 204 Avenue 228 and Road 224 Avenue 224 and Road 228 Avenue 216 and Road 220 Avenue 190 and Road 236	210	243-050-011 208-120-044 206-080-038 210-040-003,011 112-220-002 141-110-035 199-010-057 199-040-007,008,056	4 21-27 8,9,18 20-27 26 18-26 36 19-26 1,11 20-26	3304	1/24/2018	\$ 7,624,000
191.25	Navel	Lindsay Strathmore Exeter	Avenue 304 and Road 196 Avenue 240 and Road 210 Avenue 232 and Road 204 Avenue 228 and Road 224 Avenue 224 and Road 228 Avenue 216 and Road 220 Avenue 190 and Road 236	112	243-050-011 208-120-044 206-080-038 210-040-003,011 112-220-002 141-110-035 199-010-057 199-040-007,008,056	4 21-27 8,9,18 20-27 26 18-26 36 19-26 1,11 20-26	3304	1/24/2018	\$ 7,624,000
191.25	Navel	Lindsay Strathmore Exeter	Avenue 304 and Road 196 Avenue 240 and Road 210 Avenue 232 and Road 204 Avenue 228 and Road 224 Avenue 224 and Road 228 Avenue 216 and Road 220 Avenue 190 and Road 236	141	243-050-011 208-120-044 206-080-038 210-040-003,011 112-220-002 141-110-035 199-010-057 199-040-007,008,056	4 21-27 8,9,18 20-27 26 18-26 36 19-26 1,11 20-26	3304	1/24/2018	\$ 7,624,000

Acres	Crop	Area	Location	Book Number	APN	Section, Township, Range	Document Number	Date of Recording	Sale Price
191.25	Navel	Lindsay Strathmore Exeter	Avenue 304 and Road 196 Avenue 240 and Road 210 Avenue 232 and Road 204 Avenue 228 and Road 224 Avenue 224 and Road 228 Avenue 216 and Road 220 Avenue 190 and Road 236	199	243-050-011 208-120-044 206-080-038 210-040-003,011 112-220-002 141-110-035 199-010-057 199-040-007,008,056	4 21-27 8,9,18 20-27 26 18-26 36 19-26 1,11 20-26	3304	1/24/2018	\$ 7,624,000
35.36	Navel	Lindsay	Avenue 224 and Road 224 Avenue 232 and Road 203	206	206-080-044 199-010-012	8 20-27 11 20-26	3309	1/24/2018	\$ 972,500
35.36	Navel	Lindsay	Avenue 224 and Road 224 Avenue 232 and Road 203	199	206-080-044 199-010-012	8 20-27 11 20-26	3309	1/24/2018	\$ 972,500
20.40	Navel	Exeter	Avenue 268 and Road 204	137	137-040-012 137-030-004	14 19-26	3310	1/24/2018	\$ 561,000
20.00	Navel	Lindsay	Avenue 216 and Road 204	214	214-060-012	24 20-26	3311	1/24/2018	\$ 550,000
57.10	Navel	Lindsay	Avenue 232 and Hwy 65 Avenue 228 and Road 224 Avenue 220 and Road 224	199	199-260-001,002 199-160-018 199-080-003 199-100-052 206-070-004	12,13 20-26 8 20-27	3313	1/24/2018	\$ 2,419,500
57.10	Navel	Lindsay	Avenue 232 and Hwy 65 Avenue 228 and Road 224 Avenue 220 and Road 224	206	199-260-001,002 199-160-018 199-080-003 199-100-052 206-070-004	12,13 20-26 8 20-27	3313	1/24/2018	\$ 2,419,500
39.59	Navel	Lindsay	Avenue 228 and Road 198 Avenue 224 and Road 236	199	199-190-032 210-210-006	11,26 20-26	3314	1/24/2018	\$ 590,000

Acres	Crop	Area	Location	Book Number	APN	Section, Township, Range	Document Number	Date of Recording	Sale Price
39.59	Navel	Lindsay	Avenue 228 and Road 198 Avenue 224 and Road 236	210	199-190-032 210-210-006	11,26 20-26	3314	1/24/2018	\$ 590,000
10.00	Navel	Lindsay	Avenue 228 and Road 198	199	199-190-034	11 20-26	3315	1/24/2018	\$ 295,000
10.00	Navel	Lindsay	Avenue 228 and Road 198	199	199-190-033	11 20-26	3316	1/24/2018	\$ 295,000
8.82	Estate Home	Lindsay	Avenue 239 and Road 200	199	199-030-039	2 20-26	3321	1/24/2018	\$ 560,000
18.75	Navel	Lindsay	Avenue 232 and Road 204	199	199-080-002	12 20-26	3322	1/24/2018	\$ 553,500
100.00	Navel Valencia	Lindsay	Avenue 204 and Road 204	214	214-010-007,008	26 20-26	3323	1/24/2018	\$ 2,950,000
221.82	Navel	Lindsay	Avenue 240 and Road 216 Avenue 228 and Road 228 Avenue 232 and Road 228 Avenue 224 and Road 224 Avenue 226 and Road 224 Avenue 220 and Road 212 Avenue 232 and Road 204 Avenue 240 and Road 208 Avenue 240 and Road 204 Avenue 216 and Road 232 Avenue 224 and Road 228	201	201-020-006 206-070-013,018 206-080-017,041 206-130-007 199-160-010 199-080-009,010 199-040-015,020 208-070-001 208-090-001 210-200-043 210-210-003,021	6,8,16,17 20-27 1,12,13 20-26	3324	1/24/2018	\$ 6,544,000

Acres	Crop	Area	Location	Book Number	APN	Section, Township, Range	Document Number	Date of Recording	Sale Price
221.82	Navel	Lindsay	Avenue 240 and Road 216 Avenue 228 and Road 228 Avenue 232 and Road 228 Avenue 224 and Road 224 Avenue 226 and Road 224 Avenue 220 and Road 212 Avenue 232 and Road 204 Avenue 240 and Road 208 Avenue 240 and Road 204 Avenue 216 and Road 232 Avenue 224 and Road 228	206	201-020-006 206-070-013,018 206-080-017,041 206-130-007 199-160-010 199-080-009,010 199-040-015,020 208-070-001 208-090-001 210-200-043 210-210-003,021	6,8,16,17 20-27 1,12,13 20-26	3324	1/24/2018	\$ 6,544,000
221.82	Navel	Lindsay	Avenue 240 and Road 216 Avenue 228 and Road 228 Avenue 232 and Road 228 Avenue 224 and Road 224 Avenue 226 and Road 224 Avenue 220 and Road 212 Avenue 232 and Road 204 Avenue 240 and Road 208 Avenue 240 and Road 204 Avenue 216 and Road 232 Avenue 224 and Road 228	199	201-020-006 206-070-013,018 206-080-017,041 206-130-007 199-160-010 199-080-009,010 199-040-015,020 208-070-001 208-090-001 210-200-043 210-210-003,021	6,8,16,17 20-27 1,12,13 20-26	3324	1/24/2018	\$ 6,544,000

Acres	Crop	Area	Location	Book Number	APN	Section, Township, Range	Document Number	Date of Recording	Sale Price
221.82	Navel	Lindsay	Avenue 240 and Road 216 Avenue 228 and Road 228 Avenue 232 and Road 228 Avenue 224 and Road 224 Avenue 226 and Road 224 Avenue 220 and Road 212 Avenue 232 and Road 204 Avenue 240 and Road 208 Avenue 240 and Road 204 Avenue 216 and Road 232 Avenue 224 and Road 228	208	201-020-006 206-070-013,018 206-080-017,041 206-130-007 199-160-010 199-080-009,010 199-040-015,020 208-070-001 208-090-001 210-200-043 210-210-003,021	6,8,16,17 20-27 1,12,13 20-26	3324	1/24/2018	\$ 6,544,000
221.82	Navel	Lindsay	Avenue 240 and Road 216 Avenue 228 and Road 228 Avenue 232 and Road 228 Avenue 224 and Road 224 Avenue 226 and Road 224 Avenue 220 and Road 212 Avenue 232 and Road 204 Avenue 240 and Road 208 Avenue 240 and Road 204 Avenue 216 and Road 232 Avenue 224 and Road 228	210	201-020-006 206-070-013,018 206-080-017,041 206-130-007 199-160-010 199-080-009,010 199-040-015,020 208-070-001 208-090-001 210-200-043 210-210-003,021	6,8,16,17 20-27 1,12,13 20-26	3324	1/24/2018	\$ 6,544,000
50.01	Navel	Exeter	Avenue 268 and Road 204	137	137-020-004 137-030-002 137-040-009	14 19-26	3325	1/24/2018	\$ 1,475,500
31.35	Navel	Lindsay	Avenue 236 and Road 214 Avenue 224 and Road 236	201	201-190-002 210-030-014	6,9 20-27	3326	1/24/2018	\$ 925,000

Acres	Crop	Area	Location	Book Number	APN	Section, Township, Range	Document Number	Date of Recording	Sale Price
31.35	Navel	Lindsay	Avenue 236 and Road 214 Avenue 224 and Road 236	210	201-190-002 210-030-014	6,9 20-27	3326	1/24/2018	\$ 925,000
17.72	Navel	Lindsay	Avenue 240 and Road 210	199	199-040-014	1 20-26	3327	1/24/2018	\$ 523,000
4.19	Estate Home	Lindsay	Avenue 237 and Road 200	199	199-030-041,042	2 20-26	3328	1/24/2018	\$ 140,000
20.00	Open	Kingsburg	Avenue 392 and Road 48	29	029-070-014	27 16-23	3514	1/25/2018	\$ 400,000
81.20	Navel	Porterville	Avenue 192 and Road 220	215	215-280-001,002	32 20-27	3527	1/25/2018	\$ 1,700,000
22.60	Vineyards	Ivanhoe	St Hwy 216 and Road 172	110	110-010-006	6 18-26	3773	1/26/2018	\$ 650,000
40.00	Mountain Rec Home	Balch Park	Balch Park Rd. East of Grosse Valley Rd	144	144-090-008	27 19-30	3772	1/26/2018	\$ 80,000
7.90	Commercial	Visalia	Ferguson St. and Conyer St.	90	090-280-004	19 18-25	3856	1/26/2018	\$ 20,000
194.60	Open	Tipton	Avenue 152 and Road 96	228	228-250-014	34 21-24	3771	1/26/2018	\$ 4,573,500
5.58	Single Family M/H Site	Porterville	Avenue 174 and Road 232	243	243-140-011	16 21-27	3804	1/26/2018	\$ 235,000
19.85	Dry Pasture	Lindsay	Avenue 224 and Road 244	210	210-180-050	15 20-27	3820	1/26/2018	\$ 80,000
5.81	Navel	Orange Cove	Avenue 448 and Hwy 63	5	005-210-002	30 15-25	4132	1/29/2018	\$ 660,000
5.44	Shopping Center	Porterville	Springville Ave. and Indiana St.	260	260-060-014	35 21-27	4100	1/29/2018	\$ 8,090,000
31.07	Dry Pasture	Tulare	Avenue 220 and Road 152	195	195-080-007	14 20-25	4547	1/30/2018	\$ 560,000
5.03	Dry Pasture	Porterville	Avenue 128 and Road 240	269	269-090-031	11 22-27	4451	1/30/2018	\$ 80,100
47.45	Navel Olives	Porterville	Avenue 192 and Hwy 65	243	243-030- 051,052,053,056	4 21-27	4449	1/30/2018	\$ 975,000
5.00	Single Family M/H Site	Exeter	Avenue 288 and Road 188	138	138-010-064	3 19-26	4700	1/31/2018	\$ 70,000

Acres	Crop	Area	Location	Book Number	APN	Section, Township, Range	Document Number	Date of Recording	Sale Price
7.25	Residential	Cutler	Avenue 392 and Road 120	33	033-080-036	36 16-24	4704	1/31/2018	\$ 120,000
8.57	Estate Home	Lindcove	South of Hwy 198 West of Mehrten Dr.	115	115-130-014	28 18-27	4949	2/1/2018	\$ 150,909
9.86	Estate Home	Lindsay	St Hwy 65 and Road 206	199	199-050-067	1 20-26	5364	2/5/2018	\$ 450,000
133.63	Commercial Apartments 5+ Units	Tulare	Cartmill Avenue and Mooney Blvd.	149	149-060-013,018,022	25 19-24	5372	2/5/2018	\$ 1,150,500
8.80	Estate Home	Springville	State Hwy 190 and Bogart Dr.	284	284-112-007	10 21-29	6100	2/7/2018	\$ 450,000
87.20	Open	Alpaugh	North of Avenue 68 and Road 40	311	311-060-003	15 23-23	6072	2/7/2018	\$ 40,000
18.92	Estate Home	Terra Bella	Avenue 104 and Road 244	304	304-040-024,027	35 22-27	6061	2/7/2018	\$ 255,000
10.00	Open	Visalia	Avenue 264 and Road 124	126	126-200-028	18 19-25	6025	2/7/2018	\$ 650,000
397.29	Vineyards	Lindsay	Avenue 244 and Road 196	141	141-130-001,002,003,004,005 141-140-001	26 & 35 19-26	6312	2/8/2018	\$ 7,750,000
8.58	Mountain Rec Home	Posey	Old Stage Rd.	344	344-180-005	33 24-30	6342	2/8/2018	\$ 65,000
18.03	Residential	Porterville	Avenue 152 and Mathew St.	259	259-370-003	33 21-27	6240	2/8/2018	\$ 716,000
160.99	Olives	Terra Bella	Avenue 92 and Road 224	320	320-060-013,036,037 320-070-003,004,020	4 23-27	6495	2/9/2018	\$ 1,449,000
120.00	Open	Visalia	Avenue 340 and West of St Hwy 63	48	048-090-010 078-030-001	31 17-25 6 18-25	6546	2/9/2018	\$ 2,442,000
120.00	Open	Visalia	Avenue 340 and West of St Hwy 63	78	048-090-010 078-030-001	31 17-25 6 18-25	6546	2/9/2018	\$ 2,442,000

Acres	Crop	Area	Location	Book Number	APN	Section, Township, Range	Document Number	Date of Recording	Sale Price
400.00	Nuts Open	Visalia	Avenue 328 and Road 112	78	078-020-010,011 078-040-010	1 18-24 6 18-25	6550	2/9/2018	\$ 6,925,000
5.05	Estate Home	Woodlake	Millwood Rd and Odahmin Ave.	36	036-180-002	35 16-26	6660	2/12/2018	\$ 650,000
5.48	Commercial	Visalia	Camp Dr. and Neeley St.	81	081-020-078	29 18-24	6653	2/12/2018	\$ 1,025,000
9.62	Deciduous Trees	Terra Bella	Avenue 104 and Road 240	302	302-340-026	27 22-27	7056	2/13/2018	\$ 100,000
80.00	Nuts	Poplar	Avenue 160 and Road 200	236	236-140-008	25 21-26	6996	2/13/2018	\$ 2,900,000
1150.48	Open	West of Tipton	Avenue 144 East of Road 32	291	291-040-009 291-050-027 293-040-036,037	1,2,3,10,12 22-23	7357	2/14/2018	\$ 19,200,000
1150.48	Open	West of Tipton	Avenue 144 East of Road 32	293	291-040-009 291-050-027 293-040-036,037	1,2,3,10,12 22-23	7357	2/14/2018	\$ 19,200,000
477.30	Open	West of Tipton	Avenue 144 West of Road 72	293	293-040-038	12 22-23	7358	2/14/2018	\$ 8,200,000
477.90	Open	West of Tipton	Avenue 144 West of Road 72	293	293-040-039	6&7 22-24	7359	2/14/2018	\$ 8,300,000
157.90	Open	West of Tipton	Avenue 144 Road 72	293	293-040-040	6 22-24	7360	2/14/2018	\$ 2,800,000
7.50	Estate Home	Porterville	Avenue 184 and Road 236	243	243-060-013	3 21-27	7539	2/15/2018	\$ 450,000
6.60	Estate Home	Ivanhoe	St. Hwy 216 and El Rio Dr.	108	108-100-026	13 1825	7592	2/15/2018	\$ 435,000
160.00	Nuts	Porterville	Avenue 120 and Road 176	300	300-150-012	16 22-26	7536	2/15/2018	\$ 4,200,000
20.00	Dry Pasture	Dinuba	Avenue 384 and Road 108	47	047-020-020	2 17-24	7931	2/16/2018	\$ 475,000
19.74	Estate Home	Woodlake	Avenue 368 and Road 194	53	053-080-010 053-090-045	10 & 15 17-26	7993	2/16/2018	\$ 100,000
40.37	Dry Pasture	Porterville	Avenue 184 and Rd 256	255	255-080-011	12 21-27	8200	2/20/2018	\$ 320,000

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5.00	Open	Pixley	Avenue 88 and Road 104	313	313-210-010	1 23-24	8504	2/21/2018	\$ 52,000
40.48	Dry Pasture	Allensworth	Avenue 24 and West of Road 128	333	333-260-023	13 24-24	8498	2/21/2018	\$ 400,000
11.81	Residential	Porterville	Winchester Dr. and Avenue 160	284	284-660-037	21 21-29	8490	2/21/2018	\$ 59,000
66.82	Vineyards	Earlimart	Avenue 56 and Road 144	318	318-020-003 318-030-004	26 & 35 23-25	9252	2/23/2018	\$ 1,580,000
5.05	Residential	Visalia	Riggin Ave. and Shirk St.	77	077-800-002	22 18-24	9243	2/23/2018	\$ 475,000
154.22	Deciduous Trees	Exeter	Avenue 256 and Road 192	153	153-170-016	22 19-26	9147	2/23/2018	\$ 3,429,500
7.49	Estate Home	Springville	Avenue 176 and Road 320	284	284-420-047	9 21-29	9431	2/26/2018	\$ 400,000
30.00	Deciduous Trees	Dinuba	Avenue 400 and Road 56	29	029-030-041	22 16-23	9403	2/26/2018	\$ 1,005,000
5.02	Navel	Lindsay	Avenue 232 and Road 200	199	199-310-004	2 20-26	9789	2/27/2018	\$ 120,000
5.00	Estate Home	Lindsay	Avenue 208 and Road 232	215	215-030-022	28 20-27	9712	2/27/2018	\$ 305,000
8.45	Estate Home	Woodlake	Avenue 344 and Blair Ave.	60	060-170-085	36 17-26	9800	2/27/2018	\$ 96,000
9.28	Estate Home	Terra Bella	Avenue 104 and Road 244	304	304-040-029	35 22-27	10070	2/28/2018	\$ 255,000
14.80	Navel	Lemon Cove	Avenue 330 and Road 248	113	113-170-012 113-140-004	2 18-27	10176	2/28/2018	\$ 450,000
5.38	Estate Home	Exeter	Avenue 288 and Road 188	111	111-260-067	34 18-26	10094	2/28/2018	\$ 650,000
5.00	Estate Home	Lindcove	Avenue 317 and Road 228	113	113-350-012	16 18-27	10220	2/28/2018	\$ 220,000
39.16	Nuts	Tulare	Avenue 244 and Road 152	152	152-130-004	35 19-25	10332	3/1/2018	\$ 900,000
5.33	Single Family Residential	Three Rivers	South Fork Dr.	114	114-260-006	8 18-29	10415	3/1/2018	\$ 332,000
58.86	Open	Tulare	Avenue 216 and Road 52	158	158-120-027	22 20-23	10677	3/2/2018	\$ 180,000

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9.47	Navel	Ivanhoe	Avenue 336 and Road 164	110	110-020-048	6 18-26	10660	3/2/2018	\$ 285,000
10.00	Estate Home	Alpaugh	Avenue 50 and Road 42	311	311-110-009	34 23-23	11016	3/5/2018	\$ 165,000
10.08	Estate Home	North of Visalia	Avenue 360 and Road 100	48	048-150-007	14 17-24	11470	3/7/2018	\$ 195,000
18.96	Valencia	Lindsay	Round Valley Dr. and Road 236	210	210-030-031	9 20-27	11689	3/8/2018	\$ 275,000
10.38	Estate Home	Terra Bella	Avenue 92 and Road 224	320	320-050-009	5 23-27	11867	3/9/2018	\$ 385,000
5.11	Estate Home	Terra Bella	Avenue 100 and Road 236	302	302-180-029	34 22-27	11930	3/9/2018	\$ 367,500
9.38	Navel	Orosi	Avenue 424 and Road 114	21	021-110-031	12 16-24	11976	3/9/2018	\$ 467,000
29.70	Vineyards	Kingsburg	Avenue 392 and Road 12	28	028-180-015,017,021	35 16-22	11904	3/9/2018	\$ 450,000
5.74	Estate Home	Woodlake	Avenue 340 and Road 222	64	064-060-030	32 17-27	11967	3/9/2018	\$ 385,000
255.68	Vineyards	Earlimart	Avenue 40 and Road 152	337	337-120-001,006 337-130-019	1 & 12 24-25	12235	3/12/2018	\$ 5,625,000
20.00	Open	Alpaugh	Avenue 46 and Road 50	330	330-130-034	2 24-23	12210	3/12/2018	\$ 128,000
11.36	Open	Porterville	Avenue 168 and Road 180	236	236-090-008	21 21-26	12480	3/13/2018	\$ 375,000
40.00	Mountain Rec Home	Inyokern	Kennedy Meadow Road	310	310-140-001	8 22-36	12540	3/13/2018	\$ 50,000
20.00	Deciduous Trees	Dinuba	Avenue 406 and Road 84	30	030-120-024	20 16-24	12533	3/13/2018	\$ 230,000
84.99	Vineyards	Visalia	Avenue 312 and Road 100	77	077-060-006,028	14 18-24	12562	3/13/2018	\$ 2,616,000
7.80	Estate Home	Ivanhoe	Avenue 336 and Road 156	52	052-240-037	35 17-35	12741	3/14/2018	\$ 400,000
14.10	Estate Home	Exeter	Avenue 312 and Road 204	112	112-240-029	23 18-26	12748	3/14/2018	\$ 378,000
160.00	Vineyards	Terra Bella	Avenue 80 and Road 176	319	319-120-002	16 23-26	13029	3/15/2018	\$ 2,800,000

Acres	Crop	Area	Location	Book Number	APN	Section, Township, Range	Document Number	Date of Recording	Sale Price
18.11	Estate Home	Strathmore	Avenue 200 and Road 248	216	216-110-065	26 20-27	13030	3/15/2018	\$ 257,500
20.84	Single Family M/H Site	Lindsay	Avenue 232 and Road 228	210	210-080-035	4 20-27	12985	3/15/2018	\$ 325,000
10.00	Estate Home	Visalia	Avenue 360 and Road 112	48	048-050-032	24 17-24	12944	3/15/2018	\$ 180,000
9.64	Commercial	Visalia	Shirk Rd. and Doe Ave.	77	077-740-001	22 18-24	13074	3/15/2018	\$ 1,300,000
7.47	Estate Home	Exeter	Avenue 304 and Road 224	115	115-150-015	29 18-27	13052	3/15/2018	\$ 600,000
6.94	Single Family Residential	Porterville	Avenue 146 and Road 272	264	264-010-012	33 21-28	13269	3/16/2018	\$ 192,500
5.00	Single Family 2 M/H Site	Terra Bella	Avenue 104 and St Hwy 65	302	302-340-034	27 22-27	14140	3/20/2018	\$ 165,000
10.00	Open	Alpaugh	Avenue 46 and Road 50	330	330-130-016	2 24-23	14047	3/20/2018	\$ 50,000
19.58	Single Family M/H Site Residential	Allensworth	Avenue 24 and Road 84	333	333-430-011,012	16 24-24	14026	3/20/2018	\$ 90,000
80.00	Dry Pasture	Burnt Corral Meadows	Just East of Little Kern River	116	116-080-004,005	34 19-32	14241	3/21/2018	\$ 300,000
58.31	Open	Tipton	Avenue 164 and Road 128	232	232-120-021	20 21-25	14296	3/21/2018	\$ 1,312,000
20.00	Navel	Ivanhoe	Avenue 340 and Road 158	52	052-220-003	36 17-25	14295	3/21/2018	\$ 510,000
1218.10	Open Dairies Nuts	Tulare	Avenue 236 and Road 60 Avenue 228 and Road 56 Avenue 216 and Road 44 Avenue 224 and Road 52 Avenue 200 and Road 60 Avenue 192 and Road 52	158	158-050-005 158-090-018 158-100-001 155-110-005,008,009 155-140-003 226-050-018,019	2,11,16, 21,35 20-23 14 20-30	14316	3/21/2018	\$ 14,756,000

Acres	Crop	Area	Location	Book Number	APN	Section, Township, Range	Document Number	Date of Recording	Sale Price
1218.10	Open Dairies Nuts	Tulare	Avenue 236 and Road 60 Avenue 228 and Road 56 Avenue 216 and Road 44 Avenue 224 and Road 52 Avenue 200 and Road 60 Avenue 192 and Road 52	155	158-050-005 158-090-018 158-100-001 155-110-005,008,009 155-140-003 226-050-018,019	2,11,16, 21,35 20-23 14 20-30	14316	3/21/2018	\$ 14,756,000
1218.10	Open Dairies Nuts	Tulare	Avenue 236 and Road 60 Avenue 228 and Road 56 Avenue 216 and Road 44 Avenue 224 and Road 52 Avenue 200 and Road 60 Avenue 192 and Road 52	226	158-050-005 158-090-018 158-100-001 155-110-005,008,009 155-140-003 226-050-018,019	2,11,16, 21,35 20-23 14 20-30	14316	3/21/2018	\$ 14,756,000
976.38	Nuts Open Dairies	Tulare	Avenue 216 and Road 52 Avenue 224 and Road 52 Avenue 216 and Road 44 Avenue 224 and Road 44 Avenue 228 ad Road 52 Avenue 228 and Road 48 Avenue 200 and Road 60	158	158-100-002,018 158-120- 001,003,013,014,017, 018,021 158-130-006,010,012 226-050-009	10,14,15,36 20-23	14317	3/21/2018	\$ 12,649,500
976.38	Nuts Open Dairies	Tulare	Avenue 216 and Road 52 Avenue 224 and Road 52 Avenue 216 and Road 44 Avenue 224 and Road 44 Avenue 228 ad Road 52 Avenue 228 and Road 48 Avenue 200 and Road 60	226	158-100-002,018 158-120- 001,003,013,014,017, 018,021 158-130-006,010,012 226-050-009	10,14,15,36 20-23	14317	3/21/2018	\$ 12,649,500
19.38	Vineyards	Dinuba	Avenue 416 and Road 70	12	012-320-009,010	13 16-23	14539	3/22/2018	\$ 505,000
627.40	Dry Pasture	Three Rivers	South of South Fork Rd.	114	114-210-009	23 & 24 18-29	14961	3/23/2018	\$ 55,000
19.98	Open	Visalia	Avenue 280 and West of Hwy 99	119	119-010-039	8 19-24	14976	3/23/2018	\$ 900,000
38.49	Open	Visalia	Avenue 298 and Road 68	73	073-080-012	25 18-23	14940	3/23/2018	\$ 850,000

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Acres	Crop	Area	Location	Book Number	APN	Section, Township, Range	Document Number	Date of Recording	Sale Price
18.63	Nuts	Visalia	Avenue 264 and Mooney Blvd.	126	126-230-022	13 19-24	15667	3/27/2018	\$ 800,000
18.06	Olives	Woodlake	Ropes Ave. and Rice St.	60	060-170-088	36 17-26	15550	3/27/2018	\$ 396,000
14.48	Residential	Woodlake	Avenue 352 and Road 216	61	061-020-034	30 17-27	15881	3/28/2018	\$ 50,000
40.25	Dry Pasture	Springville	St Hwy 190 and East of Road 320	284	284-171-016	15 21-29	15976	3/29/2018	\$ 149,000
273.09	Open Dairies	Waukena	Avenue 248 and Road 36	147	147-060-013,014,023	32 19-23	16119	3/29/2018	\$ 6,418,000
158.48	Open Dairies	Waukena	South of Avenue 248 and Road 28	147	147-060-020,021	32 19-23	16127	3/29/2018	\$ 4,000,000
18.21	Deciduous Trees	Exeter	Avenue 256 and Road 208	141	141-070-022,024	24 19-26	16102	3/29/2018	\$ 492,000
8.86	Estate Home	Springville	St Hwy 190 and Road 230	284	284-890-002	16 21-29	16289	3/30/2018	\$ 50,000
39.87	Dry Pasture	Posey	Old Stage Dr.	344	344-180-004	33 24-30	16265	3/30/2018	\$ 125,000
9.33	Residential	Tulare	Prosperity Ave. and Mooney Blvd.	172	172-340-001	6 20-25	16263	3/30/2018	\$ 279,000
5.71	Residential	Three Rivers	Cherokee Oaks Dr. and Hwy 198	68	068-130-039	26 17-28	16730	4/2/2018	\$ 139,000
9.95	Estate Home	Visalia	Avenue 304 And Road 144	103	103-010-005	22 18-25	16733	4/2/2018	\$ 300,000
5.00	Estate Home	Sequoia National Park	Eaast of Balch Park Rd. and Bear Creek Dr.	219	219-080-049	12 20-29	17069	4/3/2018	\$ 290,000
5.57	Residential	Porterville	Avenue 138 and Road 252	270	270-070-012	1 22-27	17484	4/5/2018	\$ 110,000
40.00	Open	Visalia	Avenue 272 and Mooney Blvd.	126	126-240-015	13 19-24	17642	4/6/2018	\$ 1,400,000
20.00	Navel	Orange Cove	Avenue 464 and Road 124	5	005-012-008	7 15-25	18067	4/9/2018	\$ 325,000
5.34	Estate Home	Springville	Globe Dr. and South of Hwy 190	284	284-620-015	22 21-29	18513	4/10/2018	\$ 405,000
7.50	Churches	Visalia	Douglas Ave. and Chinowth Rd.	85	085-390-042	26 18-24	18661	4/11/2018	\$ 290,000

Acres	Crop	Area	Location	Book Number	APN	Section, Township, Range	Document Number	Date of Recording	Sale Price
9.62	Single Family M/H Site	Pixley	Avenue 104 and Road 132	295	295-150-012	28 22-25	18668	4/11/2018	\$ 95,000
20.00	Navel	Lindcove	Avenue 320 and Road 224	113	113-330-053	17 18-27	19157	4/13/2018	\$ 560,000
160.00	Navel Valencia	Lindsay	South of Avenue 220 and Road 204	199	199-160-015 214-060-013	13 & 24 20-26	19134	4/13/2018	\$ 325,500
160.00	Navel Valencia	Lindsay	South of Avenue 220 and Road 204	214	199-160-015 214-060-013	13 & 24 20-26	19134	4/13/2018	\$ 325,500
77.86	Nuts	Tipton	Avenue 128 and Road 96	293	293-080-013	10 22-24	19226	4/13/2018	\$ 1,022,500
292.67	Dry Pasture	Terra Bella	Hot Springs Rd and Old Stage Rd.	323	323-130-013,014,015,016	25 23-28	19156	4/13/2018	\$ 600,000
39.11	Timber	North of Badger	Wortman Mill Dr. and Whittaker Forrest Dr.	1	001-110-005	28 14-28	19003	4/13/2018	\$ 150,000
79.18	Navel	Ivanhoe	Avenue 340 and Road 164	52	052-220-027 052-190-010	31 & 36 17-25	19130	4/13/2018	\$ 969,000
194.05	Open	Dinuba	Avenue 408 and Road 104	32	032-010-008,011,014,015	23 16-24	19231	4/13/2018	\$ 3,493,500
28.58	Navel	Strathmore	Avenue 200 and Road 224	215	215-330-018,055	32 20-27	19493	4/16/2018	\$ 706,500
17.51	Dry Pasture	Porterville	Avenue 168 and Road 216	243	243-340-037	17 21-27	19471	4/16/2018	\$ 350,000
38.79	Vineyards	Earlimart	Avenue 56 and Road 168	319	319-040-009	32 23-26	19488	4/16/2018	\$ 892,500
6.06	Single Family 2 Houses	Lemon Cove	Avenue 324 and Road 240	113	113-220-034	10 18-27	19408	4/16/2018	\$ 275,000
13.30	Residential	Visalia	St Hwy 63 and Riggin Rd.	91	091-010-049 091-380-043	20 18-25	19867	4/17/2018	\$ 455,000
9.89	Residential	Alpaugh	Avenue 54 and Road 22	311	311-310-025	31 23-23	19861	4/17/2018	\$ 60,000
5.00	Estate Home	Exeter	St Hwy 198 and Merhten Drive	115	115-060-061	21 18-27	20659	4/20/2018	\$ 452,000
64.63	Dry Pasture	Three Rivers	Mineral King Rd and Oak Grove Dr.	69	069-080-036 069-400-001	9 17-29	20082	4/18/2018	\$ 70,000
68.00	Nuts	Tulare	Avenue 228 and Road 140	195	195-120-022	9 20-25	20165	4/18/2018	\$ 1,454,000

Acres	Crop	Area	Location	Book Number	APN	Section, Township, Range	Document Number	Date of Recording	Sale Price
10.00	Kiwi	Porterville	Avenue 112 and Road 248	303	303-030-048	23 22-27	20043	4/18/2018	\$ 135,000
8.32	Estate Home	Lindsay	Avenue 232 and Road 228	210	210-060-001	9 20-27	20174	4/18/2018	\$ 439,000
593.86	Vineyards	Earlimart	Avenue 64 and Road 168	319	319-060-014,023,024,030	19 23-26	20089	4/18/2018	\$ 10,395,000
168.51	Dairies and Open	Visalia	Avenue 280 and Road 68	118	118-030-026 119-010-022	7 & 8 19-24	20086	4/18/2018	\$ 3,500,000
20.00	Navel	Woodlake	Avenue 368 and Road 176	36	036-110-002	32 16-26	20823	4/23/2018	\$ 505,000
12.80	Residential	Porterville	Avenue 160 and Road 248	247	247-120-021	23 21-27	20868	4/23/2018	\$ 190,000
356.00	Dry Pasture	Badger	Drive 152	7	007-020-029	10 15-26	20825	4/23/2018	\$125,000 Family
2455.61	Dry Pasture	Badger	Drive 152	7	007-020-022,024,026,028,032 007-300-002,003,004 007-310-002,003,004,005,006, 007	9,10,11,16, 21 15-26	20822	4/23/2018	\$1,407,500 Family
77.99	Navel	Dinuba	Avenue 396 and Road 96	30	030-170-017,028	33 16-24	21445	4/25/2018	\$ 2,050,000
609.79	Open	Angiola	Avenue 136 and Road 32	291	291-020-016 291-030-007 291-040-011	4,5,8 22-23	21350	4/25/2018	\$ 6,000,000
118.91	Dairies Open	Visalia	South of Hwy 198 and Road 56	73	073-120-028	35 18-23 2 19-23	21615	4/26/2018	\$ 4,000,000
19.04	Open	Porterville	Avenue 174 and Road 224	243	243-120-045	16 21-27	21968	4/27/2018	\$ 575,000
9.75	Estate Home	Reedley	Avenue 408 and Road 56	12	012-240-017	14 16-23	21989	4/2/2018	\$ 410,000
10.68	Deciduous Trees	Woodlake	Avenue 394 and Road 172	36	036-150-036	30 16-26	21995	4/27/2018	\$ 450,000

Acres	Crop	Area	Location	Book Number	APN	Section, Township, Range	Document Number	Date of Recording	Sale Price
47.00	Packing House Cold Storage Navel Deciduous Trees	Dinuba	Avenue 424 and Road 88	13	013-080- 043,006,023,029	9 16-24	21887	4/27/2018	\$ 7,725,000
5.59	Estate Home	North of Goshen	Avenue 320 and Road 68	72	072-050-015	13 18-23	22757	5/1/2018	\$ 636,500
35.89	Olives	Strathmore	Avenue 182 and Road 224	243	243-090-071,072	9 21-27	22767	5/1/2018	\$ 741,000
18.07	Open	Poplar	Avenue 136 and Road 184	300	300-120-026	10 22-26	22702	5/1/2018	\$ 394,545
17.68	Open	Dinuba	Avenue 392 and Road 96	30	030-210-034	27 16-24	22967	5/2/2018	\$ 340,000
29.64	Navel	Woodlake	Avenue 384 and Road 172	53	053-010-002	5 17-26	22910	5/2/2018	\$ 830,000
20.18	Residential	Pixley	Avenue 104 and Road 128	299	299-030-009,011	32 22-25	22956	5/2/2018	\$ 95,000
5.68	Estate Home	Strathmore	Avenue 208 and Road 252	216	216-090-016	25 20-27	23841	5/8/2018	\$ 340,000
26.50	Navel	Porterville	Avenue 204 and Road 196	214	214-010-020	26 20-26	24124	5/9/2018	\$ 848,000
126.15	Navel Olives	Terra Bella	Avenue 88 and Road 248	320	320-240-003,017,018	1 23-27	24944	5/11/2018	\$ 1,250,000
25.13	Navel	Ivanhoe	Avenue 336 and Road 160	108	108-050-004,014	1 18-25	24844	5/11/2018	\$ 710,000
10.02	Dry Pasture	Porterville	Highway 190	284	284-070-057	35 21-28	25078	5/14/2018	\$ 70,000
9.54	Misc Exotic Bees	Terra Bella	Avenue 16 and Road 248	320	320-280-036	13 23-27	25366	5/15/2018	\$ 86,000
5.00	Residential	Woodlake	Avenue 388 and Road 206	36	036-190-030	35 16-26	27131	5/18/2018	\$ 70,000
5.00	Residential	Woodlake	Avenue 388 and Road 206	36	036-190-031	35 16-26	27121	5/18/2018	\$ 70,000
14.78	Estate Home	Lindsay	Avenue 244 and Road 200	141	141-120-007	35 19-26	27306	5/21/2018	\$ 625,000
30.13	Navel	Woodlake	Avenue 384 and Road 204	57	057-010-016	14 17-26	27337	5/21/2018	\$ 350,000

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Acres	Crop	Area	Location	Book Number	APN	Section, Township, Range	Document Number	Date of Recording	Sale Price
32.69	Dry Pasture	Three Rivers	North Fork Dr. and River Oak Way	67	067-250-003	2 17-28	27309	5/21/2018	\$ 180,000
14.31	Dry Pasture	Porterville	Avenue 120 and State Hwy 65	302	302-350-011	22 22-27	27623	5/22/2018	\$ 154,000
6.04	Irrigated Pasture	Woodlake	Avenue 335 and Road 22	113	113-050-025	5 18-27	27785	5/23/2018	\$ 380,000
91.46	Open	Alpaugh	Avenue 50 and Road 22	311	311-300-024	31 23-23	27783	5/23/2018	\$ 594,500
31.11	Navel	Lemon Cove	Avenue 334 and Road 248	113	113-170-020	2 18-27	28170	5/24/2018	\$ 500,000
5.44	Estate Home	Porterville	Avenue 182 and Old Highway 65	243	243-470-021	10 21-27	28088	5/24/2018	\$ 260,000
22.60	Vineyards	Ivanhoe	Highway 216 and Road 172	110	110-010-006	6 18-26	28358	5/25/2018	\$ 650,000
9.64	Estate Home	Woodlake	Avenue 322 and St Hwy 245	112	112-060-028	12 18-26	28363	5/25/2018	\$ 325,000
6.06	Mountain Rec Home	Kennedy Meadows	Windy Springs Rd and Dome Lane	310	310-150-024	16 22-36	28684	5/29/2018	\$ 117,500
5.00	Estate Home	Exeter	Mineral King Ave. and West of Road 196	111	111-100-033	27 18-26	28726	5/29/2018	\$ 330,000
14.50	Deciduous Trees	Dinuba	Avenue 392 and Road 92	30	030-160-009	28 16-24	28724	5/29/2018	\$ 270,000
11.26	Misc Citrus	Porterville	Avenue 128 and Road 264	303	303-100-021	18 22-28	28983	5/30/2018	\$ 525,000
5.00	Residential	Three Rivers	Mineral King Road and Highway 198	69	069-300-021	4 & 9 17-29	28952	5/30/2018	\$ 100,000
627.40	Dry Pasture	Three Rivers	South Fork Rd.	114	114-210-009	23 & 24 18-29	29132	5/30/2018	\$ 110,000
5.00	Single Family Residential	Exeter	Gray Dr. and Powell Dr.	115	115-120-064	27 18-27	29230	5/31/2018	\$ 509,000
59.55	Open	Visalia	Avenue 264 and Road 100	119	119-240-014	15 19-24	29431	5/31/2018	\$ 1,780,500
19.64	Deciduous Trees	Dinuba	Avenue 384 and Road 40	29	029-120-008	33 16-23	29284	5/31/2018	\$ 350,000
7.20	Kiwi	Porterville	Avenue 124 and Road 232	302	302-121-033	16 22-27	29673	6/1/2018	\$ 175,000

Acres	Crop	Area	Location	Book Number	APN	Section, Township, Range	Document Number	Date of Recording	Sale Price
5.60	Estate Home	Lindsay	Avenue 240 and Road 216	142	142-090-017	31 19-27	29842	6/4/2018	\$ 300,000
156.56	Dairies	Tulare	Avenue 192 and Road 156	196	196-040-018	35 20-25	30135	6/5/2018	\$ 4,000,000
348.07	Dairies Open	Tulare	Avenue 256 and Road 100	149	149-210-001,002,005,006,007 149-220-002,003	23 & 26 19-24	30352	6/6/2018	\$ 1,680,000
168.88	Nuts	Tulare	Avenue 256 and Road 100	149	149-010-037	22 19-24	30693	6/7/2018	\$ 168,000
33.63	Navel	North of Visalia	Avenue 352 and Road 140	51	051-220-001	22 17-25	30719	6/7/2018	\$ 770,000
8.40	Dry Pasture	Exeter	Avenue 304 and Road 182	111	111-130-010	28 18-26	30662	6/7/2018	\$ 325,000
5.00	Estate Home	Strathmore	Avenue 200 and Road 236	215	215-050-005	33 20-27	30879	6/8/2018	\$ 350,000
119.62	Open	Tipton	Avenue 168 and Road 136	232	232-080-019	15 21-25	30941	6/8/2018	\$ 2,705,000
16.00	Single Family M/H Site	Springville	Balch Park Road	219	219-250-027	2 20-29	30838	6/8/2018	\$ 175,000
16.60	Residential	Visalia	Avenue 320 and State Hwy 63	79	079-250-023	8 18-25	30827	6/8/2018	\$ 432,500
35.00	Navel	North East of Visalia	Avenue 344 and Road 160	52	052-160-002	25 17-25	31149	6/11/2018	\$ 840,000
10.00	Estate Home	Cutler	Avenue 388 and Road 114	33	033-070-001	36 16-24	31162	6/11/2018	\$ 290,000
6.82	Estate Home	Springville	Campbell Creek Dr. and Runner Lane	284	284-360-026	5 21-29	31160	6/11/2018	\$ 110,000
78.49	Vineyards	Pixley	Avenue 112 and Road 104	293	293-140-003	26 22-24	31065	6/11/2018	\$ 2,512,000
17.40	Vineyards	Dinuba	Avenue 404 and Road 64	29	029-150-033	24 16-23	31462	6/12/2018	\$ 510,000
40.00	Dairies	Waukena	Avenue 192 and Road 32	200	200-080-017,018	5 21-23	31501	6/12/2018	\$ 620,000
19.75	Navel	North East of Visalia	Avenue 352 and Road 152	52	052-130-011	26 17-25	31641	6/13/2018	\$ 350,000
5.02	Estate Home	Porterville	Avenue 128 and Road 240	269	269-090-028	11 22-27	31592	6/13/2018	\$ 200,000

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Acres	Crop	Area	Location	Book Number	APN	Section, Township, Range	Document Number	Date of Recording	Sale Price
480.05	Dairies Open	Tulare	Avenue 208 and Road 140	196	196-060-001,022	28 20-25	31639	6/13/2018	\$ 15,600,000
80.87	Open	Earlimart	Avenue 48 and Road 128	337	337-060-019	4 24-25	31929	6/14/2018	\$ 1,000,000
117.43	Vineyards	Cutler	Avenue 392 and Road 120	33	033-090-004,005,006	25 16-24	31944	6/14/2018	\$ 2,800,000
7.50	Estate Home	Springville	Yokohl Valley Dr West of Stewart Rd.	144	144-221-016	33 19-29	32131	6/15/2018	\$ 225,000
5.33	Batch Plants Concrete	Porterville	Olive Ave. and Road 224	240	240-110-049	32 21-27	32134	6/15/2018	\$ 400,000
10.83	Estate Home	Exeter	Yokohl Dr. and South of Hwy 198	115	115-210-010	32 18-27	32407	6/18/2018	\$ 450,000
20.00	Estate Home	Idlewild	Sugar Loaf Dr West of Camp Dr.	345	345-300-009	29 24-31	32431	6/18/2018	\$ 85,000
276.59	Nuts Open	Pixley	Avenue 92 and Road 128	314	314-090-007 314-100-001,004,005 314-190-001	3 & 4 23-25	33045	6/20/2018	\$ 7,000,000
40.00	Navel	Cutler	Avenue 396 and Road 136	35	035-220-002	28 16-25	33632	6/21/2018	\$ 1,080,000
19.00	Navel	Orange Cove	Avenue 468 and Road 124	5	005-012-047,049	7 15-25	33534	6/21/2018	\$ 550,000
42.57	Equipment Sheds Shops Storage	Visalia	Avenue 320 and Road 60	72	072-060-001	13 18-23	33654	6/21/2018	\$ 15,000,000
43.07	Estate Home	Springville	Balch Park Rd. and Bear Creek Rd.	219	219-090-065	13 20-29	33613	6/21/2018	\$ 500,000
9.62	Single Family M/H Site	Pixley	Avenue 104 and Road 132	295	295-150-012	28 22-25	33504	6/21/2018	\$ 150,000
7.26	Single Family Residential	Lindcove	Fritz Dr. and Palm Ave.	115	115-110-064	27 18-27	33862	6/22/2018	\$ 625,000
8.63	Dry Pasture	Exeter	Yokohl Valley Road	142	142-260-001	23 19-28	33839	6/22/2018	\$ 175,000
35.84	Irrigated Pasture	Exeter	Lort Dr. and East of Road 180	111	111-050-033	21 18-26	33865	6/22/2018	\$ 1,200,000

Acres	Crop	Area	Location	Book Number	APN	Section, Township, Range	Document Number	Date of Recording	Sale Price
160.43	Timber Preserved Zoned	South of Camp Nelson Just East of Tule River Indian Reservation	South of Hwy 190	307	307-140-002	27 21-31	34170	6/25/2018	\$ 3,300,000
11.21	Dry Pasture	Lindcove	Fritz Dr. and Powell Dr.	115	115-120-026	27 18-27	34480	6/26/2018	\$ 153,000
50.00	Dry Pasture	Springville	Bear Creek Dr. and North of Camp Doyle Rd	220	220-410-011	10 20-30	34482	6/26/2018	\$ 240,000
5.10	Estate Home	Lindsay	Rancho Vista Ave. and Road 238	201	201-040-012	6 20-27	34810	6/27/2018	\$ 18,000
71.78	Navel	Woodlake Exeter	Millwood Rd & Road 188 Firebaugh Ave. & 3rd St.	59	059-140-028 136-190-008 136-060-029 136-010-003	33 17-26 11 19-26	34838	6/27/2018	\$361,500 Family?
71.78	Navel	Woodlake Exeter	Millwood Rd & Road 188 Firebaugh Ave. & 3rd St.	136	059-140-028 136-190-008 136-060-029 136-010-003	33 17-26 11 19-26	34838	6/27/2018	\$361,500 Family?
40.41	Mountain Rec Home	Posey	Camp Dr. and Park Dr.	345	345-090-047	28 24-31	34754	6/27/2018	\$ 281,000
7.86	Estate Home	Porterville	Avenue 140 and Road 264	271	271-060-024	6 22-28	35010	6/28/2018	\$ 815,000
36.56	Open	Visalia	Walnut Ave. and Lovers Lane	101	101-050-019	34 18-25	35159	6/28/2018	\$ 1,767,000
9.33	Residential	Tulare	Mooney Blvd. and South of Prosperity Ave.	172	172-340-001	6 20-25	35099	6/28/2018	\$ 259,000
42.95	Avocados	Orosi	Avenue 432 and East of Road 144	35	035-260-007,008	3 & 35 16-25	35023	6/28/2018	\$ 550,000
13.54	Open Estate Home	East of Visalia	Avenue 264 and Road 148	152	152-040-034	23 19-25	35484	6/29/2018	\$ 675,000
160.00	Dry Pasture	Three Rivers	West of North Fork Road	66	066-010-007	10 17-28	35476	6/29/2018	\$ 300,000
10.35	Navel	Porterville	Avenue 136 and Road 240	268	268-110-028	3 22-27	35323	6/29/2018	\$ 210,000
21.27	Open	Strathmore	Avenue 182 and Road 228	243	243-09-095	9 21-27	35395	6/29/2018	\$ 350,000

Acres	Crop	Area	Location	Book Number	APN	Section, Township, Range	Document Number	Date of Recording	Sale Price
10.00	Deciduous Trees	Exeter	Avenue 280 and Road 204	134	134-040-072	2 19-26	36152	7/3/2018	\$ 1,175,000
37.69	Olives	Lindsay	Avenue 240 and Road 244	210	210-100-004	3 20-27	36094	7/3/2018	\$ 458,000
5.75	Estate Home	Lindcove	Fritz Dr. and Vic Dr.	115	115-260-006	35 18-27	36322	7/5/2018	\$ 295,000
5.00	Estate Home	North of Visalia	Avenue 360 and Road 100	48	048-150-009	14 17-24	36695	7/6/2018	\$ 385,000
19.62	Navel	Lindsay	Avenue 208 and Road 236	216	216-020-010	22 20-27	36525	7/6/2018	\$ 620,000
75.43	Open	Poplar	Avenue 144 and Road 168	300	300-100-004	5 22-26	36600	7/6/2018	\$ 1,283,600
9.88	Estate Home	Three Rivers	Dinley Dr. and St Hwy 198	69	069-020-035	8 17-29	37002	7/10/2018	\$ 399,500
5.00	Estate Home	Visalia	Ferguson Ave. and Linwood St.	77	077-190-002	23 18-24	36981	7/10/2018	\$ 800,000
170.42	Navel Lemons Dry Pasture	Terra Bella	Avneue 108 and Road 272	303	303-140-005 304-110-004 304-120-009,034	20 & 29 22-28	36864	7/10/2018	\$ 11,000,000
170.42	Navel Lemons Dry Pasture	Terra Bella	Avneue 108 and Road 272	304	303-140-005 304-110-004 304-120-009,034	20 & 29 22-28	36864	7/10/2018	\$ 11,000,000
77.31	Navel Valencia	Terra Bella	Avenue 84 and Road 248	304	304-090-014 304-140-001,015 320-210-021,061 320-270-031	11 & 13 23-27 30 & 32 22-28	36865	7/10/2018	\$ 1,000,000
77.31	Navel Valencia	Terra Bella	Avenue 84 and Road 248	320	304-090-014 304-140-001,015 320-210-021,061 320-270-031	11 & 13 23-27 30 & 32 22-28	36865	7/10/2018	\$ 1,000,000
19.48	Nuts	Terra Bella	Avenue 92 and Road 256	320	320-240-021	1 23-27	37130	7/11/2018	\$ 395,000
5.24	Service Shops	Tulare	Bardsley Ave. and Road 116	184	184-180-001	18 20-25	37471	7/12/2018	\$ 1,249,000
29.17	Navel	Woodlake	Avenue 368 and St Hwy 245	57	057-100-001,004	14 17-26	37745	7/13/2018	\$ 560,000

Acres	Crop	Area	Location	Book Number	APN	Section, Township, Range	Document Number	Date of Recording	Sale Price
9.71	Estate Home	Porterville	Avenue 140 and Road 265	282	282-020-027	5 22-28	37728	7/13/2018	\$ 850,000
16.30	Navel	Porterville	Avenue 138 and Old Hwy 65	269	269-060-052	2 22-27	38102	7/16/2018	\$ 375,000
5.45	Estate Home	Terra Bella	Avenue 82 and Road 248	320	320-220-031	11 23-27	38447	7/17/2018	\$ 292,000
27.21	Vineyards	Dinuba	Avenue 424 and Road 104	21	021-020-030	3 16-24	38460	7/17/2018	\$ 400,000
157.46	Dairies	Tipton	Avenue 152 and Road 72	228	228-280-001	32 21-24	38605	7/18/2018	\$ 2,040,000
71.00	Navel	Orosi	Avenue 412 and Road 144	25	025-140-005,011	16 16-25	39116	7/19/2018	\$ 1,682,000
34.92	Estate Home	Dinuba	Avenue 392 and Road 64	29	029-240-025	36 16-23	39384	7/20/2018	\$ 977,000
14.72	Dry Pasture	Strathmore	Avenue 196 and Road 276	219	219-290-002	32 20-28	39362	7/20/2018	\$ 120,000
9.15	Open	Lindsay	Avenue 232 and Road 200	199	199-310-002	2 20-26	39365	7/20/2018	\$ 250,000
5.25	Estate Home	Visalia	Avenue 370 and Road 166	110	110-160-002	18 18-26	39727	7/23/2018	\$ 425,000
6.71	Estate Home	Springville	Balch Park Rd. and Dillon Ranch Rd.	144	144-150-026	25 19-29	39819	7/23/2018	\$ 275,000
10.00	Navel	Ivanhoe	Avenue 336 and Road 148	108	108-030-003	2 18-25	39965	7/24/2018	\$ 555,000
33.23	Dry Pasture	Porterville	St Hwy 190 and East of Lake Success	284	284-030-006	25 21-28	39929	7/24/2018	\$ 125,000
9.56	Estate Home	Terra Bella	Avenue 96 and St Hwy 65	302	302-460-015	33 22-27	40356	7/25/2018	\$ 370,000
10.00	Deciduous Trees	Cutler	Avenue 388 and Road 108	33	033-030-030	35 16-24	40908	7/27/2018	\$ 415,000
40.00	Navel	Traver	Avenue 368 and Road 52	45	045-010-007	14 17-23	41043	7/27/2018	\$ 3,145,000
5.00	Stables Training Tracks	Visalia	South of Goshen Ave. and Shirk Rd.	81	081-030-058	28 18-24	41075	7/27/2018	\$ 825,000
34.25	Navel	East of Kingsburg	Avenue 388 and Road 176	36	036-120-011	32 16-26	40934	7/27/2018	\$ 493,000

The Information in this report has been obtained from sources deemed reliable, but not guaranteed.

Acres	Crop	Area	Location	Book Number	APN	Section, Township, Range	Document Number	Date of Recording	Sale Price
7.90	Commercial	Visalia	Ferguson St. and Conyer St.	90	090-280-007	19 18-25	41045	7/27/2018	\$ 237,500
206.74	Deciduous Trees	New London	Avenue 384 and Road 64	43	043-020-027	1 17-23	41266	7/30/2018	\$ 1,980,000
19.30	Deciduous Trees	Dinuba	Avenue 424 and Road 56	12	012-150-007,008	10 16-23	41268	7/30/2018	\$ 338,000
16.47	Vineyards	Cutler	Avenue 400 and Road 120	32	032-040-013	24 16-24	41274	7/30/2018	\$ 240,000
27.85	Deciduous Trees	Dinuba	Avenue 416 and Road 52	12	012-160-034	10 16-23	41270	7/30/2018	\$ 728,500
9.67	Dry Pasture	Terra Bella	Avenue 88 and Road 232	321	321-020-052	21 23-27	41413	7/30/2018	\$ 194,500
6.16	Residential	Porterville	Avenue 150 and Road 266	263	263-010-057	32 21-28	41580	7/31/2018	\$ 90,000
321.20	Dairies Open	North of Visalia	Avenue 360 and Road 76	45	045-020-017,019 045-070-018,019,020 048-010-011	18&19&20 17-24	41681	7/31/2018	\$ 7,500,000
321.20	Dairies Open	North of Visalia	Avenue 360 and Road 76	48	045-020-017,019 045-070-018,019,020 048-010-011	18&19&20 17-24	41681	7/31/2018	\$ 7,500,000
20.00	Open	Dinuba	Avenue 392 and Road 104	30	030-210-012	27 16-24	42109	8/1/2018	\$ 480,000
5.00	Estate Home	Visalia	Avenue 340 and St Hwy 63	48	048-090-018	31 17-25	42097	8/1/2018	\$ 550,000
6.63	Residential	Visalia	Riggin Rd. and Road 130	91	091-380-043	20 18-25	42084	8/1/2018	\$ 780,000
41.34	Mountain Rec Home	Kennedy Meadows	East of Kennedy Meadow Trail and South of Sacatar Jeep Trail	310	310-190-019	26 22-36	42073	8/1/2018	\$ 395,500
12.75	Tangerines	Woodlake	Avenue 348 and Road 204	59	059-080-040	26 17-26	42585	8/3/2018	\$ 340,000
139.82	Nuts	Richgrove	Avenue 8 and Road 176	338	338-060-001	33 24-26	42589	8/3/2018	\$400,000?

Acres	Crop	Area	Location	Book Number	APN	Section, Township, Range	Document Number	Date of Recording	Sale Price
25.27	Dry Pasture	North of Milo	M 276 North of Balch Park Road	144	144-280-003	9 19-29	42575	8/3/2018	\$ 37,500
10.67	Estate Home	Porterville	Wardlaw Dr. and Coyote Dr.	284	284-870-001	20 21-29	42568	8/3/2018	\$ 549,000
80.00	Dry Pasture	Earlimart	Avenue 56 and East of Road 88	313	313-270-003	35 23-24	43250	8/8/2018	\$ 80,000
14.00	Dry Pasture	Exeter	St Hwy 198 and Avenue 320	113	113-360-004	15 18-27	43255	8/8/2018	\$ 380,000
19.70	Open	Woodlake	Avenue 360 and Road 212	64	064-170-008	19 17-27	43862	8/13/2018	\$ 305,000
19.55	Open Navel	Terra Bella	Avenue 102 and Road 264	304	304-130-016,024	32 22-28	44256	8/14/2018	\$ 300,000
80.49	Dry Pasture Estate Home	Springville	Pleasant Oak Drive and St Hwy 190	284	284-840-005 284-790-005	16 & 17 21-29	44428	8/15/2018	\$ 1,350,000
18.97	Irrigated Pasture	Springville	Pleasant Oak Drive and St Hwy 190	284	284-840-006	16 21-26	44429	8/15/2018	\$ 250,000
19.32	Residential	Porterville	Avenue 160 and Road 224	240	240-050-034	19 21-27	44460	8/15/2018	\$ 1,000,000
160.00	Open	Pixley	Avenue 104 and Road 136	300	300-260-001	34 22-25	44733	8/16/2018	\$ 4,100,000
19.00	Olives	Strathmore	Avenue 192 and Road 236	243	243-050-027	3 21-27	44828	8/16/2018	\$ 420,000
48.39	Estate Home	Lemon Cove	Highway 198 and Lake Kaweah	64	064-030-059 066-040-008	36 17-27 31 17-28	44985	8/17/2018	\$ 150,000
48.39	Estate Home	Lemon Cove	Highway 198 and Lake Kaweah	66	064-030-059 066-040-008	36 17-27 31 17-28	44985	8/17/2018	\$ 150,000
7.53	Estate Home	Exeter	Lort Dr. and East of Road 182	111	111-080-060	22 18-26	44995	8/17/2018	\$ 165,000
17.35	Dry Pasture	Terra Bella	Avenue 68 and Road 248	321	321-050-020	24 23-27	44912	8/17/2018	\$ 176,100
14.71	Dry Pasture	Badger	Whittaker Forest Dr. and St Hwy 245	7	007-190-019	11 15-27	45131	8/17/2018	\$ 98,500

Acres	Crop	Area	Location	Book Number	APN	Section, Township, Range	Document Number	Date of Recording	Sale Price
21.67	Dry Pasture	Badger	Whittaker Forest Dr. and St Hwy 245	7	007-190-021	11 15-27	45130	8/17/2018	\$ 4,000
57.89	Dry Pasture	Badger	Whittaker Forest Dr. and St Hwy 245	7	007-190-022	11 15-27	45132	8/17/2018	\$ 10,000
16.78	Deciduous Trees	Dinuba	Avenue 430 and Road 76	13	013-130-013	6 16-24	45072	8/17/2018	\$ 450,000
26.50	Navel	Porterville	Avenue 204 and Road 196	214	214-010-020	26 20-26	45074	8/17/2018	\$ 848,000
6.27	Misc Citrus	Lindsay	Avenue 240 and Road 218	142	142-220-008	31 19-27	44989	8/17/2018	\$ 134,000
21.36	Mountain Rec Home	Springville	Harris Rd. and Balch Park Road	144	144-170-006	36 19-29	45289	8/20/2018	\$ 240,000
32.58	Residential	Visalia	Tulare Ave. and McAuliff St.	101	101-300-018 101-310-010	34 18-25	45663	8/21/2018	\$ 2,600,000
320.00	Dry Pasture	Elderwood	Dry Creek Dr	36	036-050-007	4 16-27	45527	8/21/2018	\$ 200,000
9.26	Estate Home	Ivanhoe	Avenue 344 and Road 140	51	051-080-010	27 17-25	45539	8/21/2018	\$ 325,000
338.25	Open Dairies	Tipton	Avenue 152 and Road 152	232	232-160-002,004,005,006,012	35 & 36 21-25	45784	8/21/2018	\$ 3,796,500
362.15	Open Dairies Estate Home	Tipton	Avenue 160 and Road 152	232	232-150-003,005,010,011	25 & 26 21-25	45787	8/21/2018	\$ 3,611,500
513.75	Open Dairies	Tipton	Avnue 160 and Road 96	228	228-160-005,016,017,027 228-170-002,003	23&24&26 21-24	45786	8/21/2018	\$ 3,611,500
69.30	Dry Pasture	North of Milo	North of Balch Park Road	144	144-140-027	23 19-29	45957	8/22/2018	\$ 97,500
29.65	Open	Tulare	Avenue 170 and Road 24	200	200-020-001	17 21-23	46475	8/23/2018	\$ 296,500
1233.25	Nuts	Allensworth	Avenue 16 and St Hwy 135	333	333-010-004 333-170-001,003,017,019 333-270-001	14&15&22& 23 24-24	46836	8/24/2018	\$ 43,634,000
5.14	Mountain Rec Home	Inyokern	Old Privy Rd and Kennedy Meadows Rd	310	310-070-061	17 22-36	46758	8/24/2018	\$ 212,000

Acres	Crop	Area	Location	Book Number	APN	Section, Township, Range	Document Number	Date of Recording	Sale Price
5.01	Estate Home	Exeter	Avenue 268 and Road 192	137	137-080-037	15 19-26	46730	8/24/2018	\$ 525,000
8.25	Single Family M/H Site	Lindsay	Avenue 250 and Road 216	142	142-130-048	30 19-27	46828	8/24/2018	\$ 165,000
39.70	Navel Estate Home	Porterville	Avenue 184 and Road 248	255	255-040-011,041	2 21-27	46809	8/24/2018	\$ 1,600,000
10.00	Navel	Terra Bella	Avenue 95 and Road 248	320	320-230-025	1 23-27	47548	8/29/2018	\$ 190,000
60.32	Open	Visalia	Avenue 304 and Road 64	73	073-070-002	25 18-23	47651	8/29/2018	\$ 710,000
9.66	Navel	Orosi	Avenue 420 and Road 142	25	025-070-006	9 16-25	47601	8/29/2018	\$ 250,000
20.90	Navel	Terra Bella	Avenue 88 and Old Stage Coach Rd.	323	323-101-004	4 23-28	47895	8/30/2018	\$ 204,500
13.05	Residential	Springville	State Hwy 190 and Road 320	284	284-640-043	17 21-29	47846	8/30/2018	\$ 178,500
7.30	Navel	Strathmore	Avenue 192 and Old Hwy 65	243	243-030-005	4 21-27	47805	8/30/2018	\$ 267,500
182.52	Navel Tangerines	Exeter	Avenue 264 and Road 216	137	137-050-007 137-060-001,002 142-010-011	13 19-26 18 19-27	47839	8/30/2018	\$ 8,250,000
182.52	Navel Tangerines	Exeter	Avenue 264 and Road 216	142	137-050-007 137-060-001,002 142-010-011	13 19-26 18 19-27	47839	8/30/2018	\$ 8,250,000
20.00	Valencia	Lindsay	Avenue 220 and Road 209	199	199-150-021	13 20-26	48621	9/4/2018	\$ 540,000
19.90	Nuts Estate Home	Ivanhoe	Avenue 320 and Road 156	108	108-080-027	12 18-25	49102	9/5/2018	\$ 860,000
10.77	Residential	Visalia	Avenue 312 and Divisadero St.	90	090-310-003	19 18-25	49054	9/5/2018	\$ 1,890,000
17.27	Irrigated Pasture	Porterville	Laurel Ave. and Hillcrest St.	254	254-010-002	30 21-28	48908	9/5/2018	\$ 197,500
9.49	Single Family M/H Site	Orosi	Avenue 428 and Road 142	25	025-030-010	4 16-25	49093	9/5/2018	\$ 199,000

Acres	Crop	Area	Location	Book Number	APN	Section, Township, Range	Document Number	Date of Recording	Sale Price
10.06	Navel	Orosi	Avenue 424 and Road 140	25	025-060-008	9 16-25	49104	9/5/2018	\$ 325,000
35.00	Nuts	Dinuba	Avenue 388 and Road 88	30	030-170-010	33 16-24	49531	9/7/2018	\$ 1,283,000
96.27	Deciduous Trees Open	Lindsay	Avenue 200 and Road 196	214	214-160-027 214-170-001	26 & 35 20-26	49590	9/7/2018	\$ 2,828,500
2134.66	Dry Pasture	East of Badger	Dry Creek Rd. and South of Eshom Valley Rd	7	007-140-021 007-200-004 009-110-013	25 & 36 15-27 30 15-28	49593	9/7/2018	\$ 1,950,000
2134.66	Dry Pasture	East of Badger	Dry Creek Rd. and South of Eshom Valley Rd	9	007-140-021 007-200-004 009-110-013	25 & 36 15-27 30 15-28	49593	9/7/2018	\$ 1,950,000
80.00	Deciduous Trees	Dinuba	Avenue 392 and Road 48	29	029-080-006	28 16-23	49771	9/10/2018	\$ 1,204,500
5.58	Estate Home	Springville	Blue Herron Ln and Campbell Creek Dr.	284	284-360-017	5 21-29	49808	9/10/2018	\$ 233,000
23.50	Navel	Terra Bella	Avenue 124 and Road 256	303	303-090-007	18 22-28	49775	9/10/2018	\$ 535,000
27.95	Deciduous Trees	Dinuba	Avenue 400 and Road 40	29	029-280-005,006	21 16-23	49774	9/10/2018	\$ 978,500
5.00	Residential	Earlimart	Avenue 78 and Road 128	314	314-020-013	17 23-25	50155	9/11/2018	\$ 55,000
43.48	Vineyard Deciduous Trees	Kingsburg	Avenue 396 and Road 16	28	028-140-012,013,022	26 16-22	50661	9/13/2018	\$ 1,275,500
9.55	Open	Terra Bella	Avenue 104 and Road 256	304	304-180-005	36 22-27	50548	9/13/2018	\$ 265,000
20.59	Deciduous Trees	Dinuba	Avenue 378 and Road 58	43	043-030-031	2 17-23	50954	9/14/2018	\$ 585,000
5.36	Navel	Terra Bella	Avenue 76 and Road 248	320	320-280-002	13 23-27	50838	9/14/2018	\$ 63,000
48.64	Open Estate Home	Visalia	Avenue 340 and Road 124	48	048-080-038	31 17-25	50956	9/14/2018	\$ 1,600,000

Acres	Crop	Area	Location	Book Number	APN	Section, Township, Range	Document Number	Date of Recording	Sale Price
20.44	Navel	Strathmore	Avenue 200 and Road 246	216	216-120-003,030	35 20-27	51140	9/17/2018	\$ 570,000
39.57	Dry Pasture	Porterville	Avenue 120 and Road 296	305	305-010-021	24 22-28	51142	9/17/2018	\$ 777,000
20.62	Mountain Rec Home	Kennedy Meadows	Kennedy Meadows Rd. and Windy Springs Rd.	310	310-160-021	16 22-36	51579	9/19/2018	\$ 392,000
9.49	Estate Home	Kingsburg	Avenue 392 and Road 12	28	028-180-019	35 16-22	51710	9/19/2018	\$ 550,000
77.68	Avocados Misc Exotic Bees	Woodlake	Avenue 389 and Hwy 245	36	036-170-007,009,010	15 16-26	51890	9/20/2018	\$ 1,200,000
13.89	Open	Terra Bella	Avenue 72 and Road 267	323	323-070-046	17 23-28	51889	9/20/2018	\$ 124,000
40.80	Dry Pasture	Kennedy Meadows	East of Kennedy Meadows Rd.	310	310-030-031	27 22-36	52895	9/25/2018	\$ 7,000
18.25	Deciduous Trees	Ivanhoe	Avenue 328 and Road 156	108	108-260-013	11 18-25	55766	9/26/2018	\$ 209,000
162.73	Open Dry Pasture	Terra Bella	Avenue 80 and Road 203	319	319-140-018,036	12 23-26	56253	9/28/2018	\$ 1,302,000
7.90	Residential	Visalia	Ferguson St. and Conyer St.	90	090-280-004	19 18-25	56374	9/28/2018	\$ 233,000
25.50	Navel	Woodlake	Avenue 360 and Road 200	57	057-080-004	23 17-26	56264	9/28/2018	\$ 485,000
9.19	Mountain Rec Home	Cedar Slope	St Hwy 190 and Camp Nelson Road	220	220-090-024	45 20-31	56384	9/28/2018	\$ 205,000
58.51	Olives	Lindsay	Avenue 204 and Road 204	214	214-160-011,012	26 20-26	56218	9/28/2018	\$ 1,228,000
27.72	Navel	Ducor	Avenue 80 and Road 236	320	320-100-016,017	10 23-27	56407	9/28/2018	\$ 450,000
20.00	Open	Dinuba	Avenue 392 and Road 104	30	030-210-012	27 16-24	56717	10/1/2018	\$ 560,000
80.37	Dry Pasture	Springville	Yokohl Valley Dr. and Stewart Rd.	144	144-221-020	33 19-29	57063	10/2/2018	\$ 18,000
20.00	Estate Home Dry Pasture	Springville	Yokohl Valley Dr. and Stewart Rd.	144	144-260-005,006	33 19-29	57064	10/2/2018	\$ 567,000

Acres	Crop	Area	Location	Book Number	APN	Section, Township, Range	Document Number	Date of Recording	Sale Price
83.20	Residential	Visalia	Shannon Parkway and Dinuba Blvd.	79	079-071-001,016 079-080-045,052,053,055	17 18-25	57022	10/2/2018	\$ 5,232,000
20.89	Nuts	Visalia	Avenue 272 and Road 132	126	126-180-039	17 19-25	57081	10/2/2018	\$ 600,000
18.80	Deciduous Trees Estate Home	Kingsburg	Avenue 396 and Road 33	28	028-070-052,051	29 16-23	57212	10/3/2018	\$ 12,500
21.69	Shopping Center Supermarkets	Visalia	Noble Avenue and Demaree Road	95	095-010-064,058,060,061,062, 065,068,070	36 18-24	57246	10/3/2018	\$ 18,000,000
23.05	Navel	Strathmore	Avenue 216 and Road 256	210	210-150-026,049	13 20-27	57392	10/4/2018	\$ 599,500
7.12	Single Family 2 Houses	Exeter	State Hwy 198 and Road 217	115	115-180-067	31 18-27	57669	10/5/2018	\$ 275,000
9.30	Estate Home	Tulare	Prosperity Avenue and Road 152	152	152-130-028	35 19-25	57917	10/8/2018	\$ 285,000
27.21	Vineyards	Dinuba	Avenue 424 and Road 104	21	021-020-030	3 16-24	57903	10/8/2018	\$ 544,500
20.00	Miscellaneous	North East of Balch Park	North East of Balch Park Rd.	116	116-080-013	10 19-31	58024	10/9/2018	\$ 75,000
20.00	Tangerines	Terra Bella	Avenue 84 and Road 252	320	320-250-064	12 23-27	58412	10/10/2018	\$ 247,500
7.91	Residential	Visalia	Goshen Ave. and Road 108	77	077-470-001	26 18-24	58309	10/10/2018	\$ 200,000
5.88	Estate Home	Visalia	K Rd and Burke St.	123	123-110-027	5 19-25	58636	10/11/2018	\$ 449,000
210.61	Nuts Dairies	Porterville	Avenue 176 and Road 208	243	243-360-008 243-370-006	18 21-27	58537	10/11/2018	\$ 4,142,500
5.96	Industrial	Visalia	Sunnyview Ave. and Shirk St.	77	077-200-039	21 18-24	58571	10/11/2018	\$ 435,000
9.52	Dry Pasture	Terra Bella	Avenue 66 and Road 256	323	323-310-005	19 23-28	59018	10/15/2018	\$ 95,000
18.79	Estate Home	Porterville	Avenue 112 and Road 224	302	302-370-015	21 22-27	58984	10/15/2018	\$ 300,000
5.00	Estate Home	Alpaugh	Avenue 56 and Road 34	311	311-160-019	28 23-23	59117	10/15/2018	\$ 80,000

Acres	Crop	Area	Location	Book Number	APN	Section, Township, Range	Document Number	Date of Recording	Sale Price
5.50	Single Family Residential	Exeter	St Hwy 198 and Mehrten Dr.	115	115-060-056	21 18-27	59058	10/15/2018	\$ 440,000
36.56	Open	Visalia	Walnut Ave. and Lovers Lane	101	101-050-019	34 18-25	59343	10/16/2018	\$ 1,767,273
9.52	Industrial Commercial	Tulare	Paige Ave. and K St.	191	191-040-025,005	23 20-24	59494	10/16/2018	\$ 2,500,000
18.56	Open	North of Visalia	Avenue 368 and Road 124	51	051-030-018	17 17-25	59638	10/17/2018	\$ 66,000
15.38	Dry Pasture	Woodlake	St Hwy 216 and Road 220	64	064-120-015	28 17-27	59613	10/17/2018	\$ 100,000
5.11	Estate Home	Exeter	Dorsey Ave and Road 231	115	115-060-055	21 18-27	59711	10/17/2018	\$ 130,000
17.63	Olives	Orosi	Avenue 432 and Road 142	25	025-030-005	4 16-25	59698	10/17/2018	\$ 260,000
18.00	Open	Terra Bella	Avenue 92 and Road 248	320	320-193-018	2 23-27	60200	10/18/2018	\$ 147,000
18.67	Deciduous Trees	Dinuba	Avenue 408 and Road 104	21	021-190-013	15 16-24	60646	10/22/2018	\$ 219,000
5.10	Estate Home	Springville	St Hwy 190 and Globe Dr.	284	284-182-015	15 21-29	60620	10/22/2018	\$ 550,000
39.13	Dry Pasture	Terra Bella	Avenue 80 and Road 224	320	320-090-030,031	9 23-27	60921	10/23/2018	\$ 210,000
5.93	Estate Home	Strathmore	Avenue 224 and Mirage Ave.	208	208-030-002	18 20-27	60770	10/23/2018	\$ 240,000
36.44	Olives	Woodlake	Avenue 336 and Road 196	112	112-020-004	2 18-26	61041	10/24/2018	\$ 600,000
29.41	Open	Lindsay	Avenue 216 and Road 188	198	198-120-020	21 20-26	61242	10/25/2018	\$ 950,000
8.77	Open	Terra Bella	Avenue 66 and Road 256	323	323-310-003	19 23-28	61503	10/26/2018	\$ 60,000
6.00	Estate Home	Strathmore	Avenue 200 and Road 188	198	198-200-021	33 20-26	61422	10/26/2018	\$ 360,000
5.00	Single Family M/H Site	Woodlake	Avenue 312 and Road 204	112	112-250-012	14 18-26	61588	10/26/2018	\$ 189,000
26.20	Navel	Ivanhoe	Avenue 352 and Road 164	52	052-080-006	19 17-26	61583	10/26/2018	\$ 600,000

Acres	Crop	Area	Location	Book Number	APN	Section, Township, Range	Document Number	Date of Recording	Sale Price
20.41	Mountain Rec Home	Kennedy Meadows	Kennedy Meadows Rd	310	310-010-007	21 22-36	61480	10/26/2018	\$ 213,000
40.00	Nuts	Dinuba	Nebraska Ave. and Road 80	13	013-020-023	6 16-24	61554	10/26/2018	\$ 912,000
8.75	Kiwi	Orosi	Avenue 416 and Road 154	35	035-020-028	11 16-25	61470	10/26/2018	\$ 212,500
7.34	Residential	Dinuba	North Way and Euclid Ave.	14	014-311-015	7 16-24	61610	10/26/2018	\$ 258,500
7.90	Residential	Visalia	Ferguson St and Conyer St.	90	090-280-004	19 18-25	61755	10/29/2018	\$ 237,500
15.59	Nuts Estate Home	Tulare	Cartmill Avenue and J St.	164	164-040-012 164-050-020	34 19-24	61810	10/29/2018	\$ 990,000
37.39	Deciduous Trees	Cutler	Avenue 384 and Road 136	35	035-170-021	32 16-25	61861	10/30/2018	\$ 879,000
8.35	Estate Home	Exeter	Avenue 264 and Road 204	141	141-030-031	23 19-26	62372	10/31/2018	\$ 439,000
19.56	Open	Orosi	Avenue 440 and Road 132	5	005-090-017	32 15-25	62472	10/31/2018	\$ 375,000
28.14	Wineries Cannery Saw Mills	Tulare	Prosperity Avenue and Mooney Blvd	149	149-070-008	36 19-24	62351	10/31/2018	\$ 50,000
6.95	Estate Home	Porterville	Avenue 146 and East of Road 258	264	264-080-050	33 21-28	62460	10/31/2018	\$ 280,000
158.44	Open	Tulare	Avenue 228 and Road 124	184	184-050-007,034	8 20-25	62609	11/1/2018	\$ 8,117,000
40.63	Nuts	Visalia	Avenue 292 and Road 152	101	101-350-001	35 18-25	62687	11/1/2018	\$ 840,000
69.11	Dry Pasture	North of Milo	South of County Road M-276 and North of Balch Park Road	144	144-140-024	23 19-29	62646	11/1/2018	\$ 100,100
39.27	Navel Valencia	Exeter	Avenue 268 and Road 188	137	137-010-020 137-080-002	15 19-26	62606	11/1/2018	\$ 1,168,500
9.58	Light MFG General MFG	Visalia	Sunnyview Ave. and Shirk St.	77	077-200-011	21 18-24	62949	11/2/2018	\$ 3,221,500
18.25	Deciduous Trees	Ivanhoe	Avenue 328 and Road 156	108	108-260-013	11 18-25	63034	11/2/2018	\$ 209,000

Acres	Crop	Area	Location	Book Number	APN	Section, Township, Range	Document Number	Date of Recording	Sale Price
38.39	Open	Strathmore	Avenue 188 and Road 168	236	236-010-016	6 21-26	64011	11/8/2018	\$ 799,000
14.58	Estate Home	California Hot Springs	County Rd M-50 and County Rd M-56	327	327-030-047	32 23-31	63809	11/8/2018	\$ 465,000
26.79	Estate Home	Three Rivers	North Kaweah River Dr. and North of Hwy 198	67	067-050-016 067-200-020	11 17-28	64227	11/9/2018	\$ 690,000
21.14	Open	Tipton	Avenue 144 and Road 112	300	300-030-047	6 22-25	64260	11/9/2018	\$ 387,500
5.03	Estate Home	Visalia	Avenue 360 and Road 100	48	048-150-028	14 17-24	64764	11/14/2018	\$ 420,000
10.00	Single Family M/H Site	Delano	Avenue 24 and Road 128	336	336-010-032	19 24-25	65140	11/15/2018	\$ 190,000
5.06	Estate Home	Farmersville	Avenue 308 and Road 168	111	111-020-012	19 18-26	65474	11/16/2018	\$ 365,000
6.64	Shopping Center	Tulare	Hillman St. and Leland Ave.	166	166-030-043	35 19-24	65300	11/16/2018	\$ 6,859,000
9.79	Estate Home	Orange Cove	Avenue 464 and Road 120	5	005-012-030	7 15-25	65491	11/16/2018	\$ 533,500
9.74	Single Family M/H Site	Visalia	Avenue 360 and Road 112	48	048-190-012	13 17-24	65758	11/19/2018	\$ 478,000
67.74	Open	Lindsay	Avenue 232 and Road 180	197	197-030-024	5 20-26	65707	11/19/2018	\$ 1,000,000
28.06	Navel	Ivanhoe	Avenue 336 and Road 164	110	110-020-040,047	6 18-26	66187	11/20/2018	\$ 786,000
6.29	Estate Home	Lemon Cove	Avenue 330 and Road 248	113	113-140-014	2 18-27	66134	11/20/2018	\$ 365,000
10.17	Navel	Lindsay	Avenue 216 and Road 224	215	215-370-003	20 20-27	66589	11/21/2018	\$ 366,500
5.10	Estate Home	Lindsay	Rancho Vista Ave. and Road 238	201	201-040-012	6 20-27	66809	11/21/2018	\$ 480,000
10.00	Open	Alpaugh	Avenue 46 and Road 50	330	330-130-015	2 24-23	66611	11/21/2018	\$ 77,500
10.00	Open	Alpaugh	Avenue 46 and Road 50	330	330-130-016	2 24-23	66612	11/21/2018	\$ 50,000
80.00	Dairies	Tipton	Avenue 160 and Road 64	228	228-030-003	19 21-24	67024	11/26/2018	\$ 2,969,600

Acres	Crop	Area	Location	Book Number	APN	Section, Township, Range	Document Number	Date of Recording	Sale Price
10.89	Estate Home	Springville	Globe Dr. and South of Hwy 190	284	284-690-015	23 21-29	67307	11/27/2018	\$ 600,000
38.99	Open	Visalia	Avenue 336 and Road 140	51	051-110-003	33 17-25	67180	11/27/2018	\$ 600,000
7.41	Estate Home	Visalia	Avenue 320 and Road 166	110	110-150-006	18 18-26	67620	11/28/2018	\$ 500,000
60.00	Olives	Woodlake	Avenue 376 and Road 156	50	050-040-004	2 17-25	68163	11/30/2018	\$ 1,140,000
9.74	Deciduous Trees	Dinuba	Avenue 408 and Road 74	30	030-010-032	19 16-24	68034	11/30/2018	\$ 224,000
38.79	Nuts	Woodville	Avenue 184 and Road 192	236	236-030-030	10 21-26	67888	11/30/2018	\$ 1,050,000
5.00	Estate Home	Strathmore	Avenue 200 and Road 204	216	216-110-08	26 20-27	68388	12/3/2018	\$ 298,000
21.00	Olives	Cutler	Avenue 384 and Road 144	35	035-120-002	34 16-25	68319	12/3/2018	\$ 430,500
10.00	Estate Home	Lindsay	Avenue 240 and Road 212	142	142-090-040	31 19-27	68778	12/5/2018	\$ 600,000
20.52	Estate Home	Terra Bella	Avenue 72 and Road 228	320	320-340-017,021	16 23-27	68810	12/5/2018	\$ 194,500
235.72	Nuts	Poplar	Avenue 128 and Road 168	300	300-130-009,013,014 300-140-036	7,8,17 22-26	69387	12/7/2018	\$ 8,250,500
21.24	Dec Trees	Kingsburg	Avenue 384 and Road 20	42	042-010-019	6 17-23	69309	12/7/2018	\$ 544,000
9.58	Single Family M/H Site	Allensworth	Avenue 36 and Road 84	333	333-340-025	9 24-24	69312	12/7/2018	\$ 130,000
56.11	Commercial	Tulare	Avenue 252 and Mooney Blvd.	149	149-060-022	25 19-24	69274	12/7/2018	\$ 1,000,000
30.00	Open Lemons	Terra Bella	Avenue 100 and Road 272	304	304-140-006,007	32 22-28	69520	12/10/2018	\$ 240,000
39.04	Dec Trees	Kingsburg	Avenue 408 and Road 40 Avenue 422 and Road 56	28	028-050-007 012-212-008,009	11,20 16-23	69553	12/10/2018	\$ 1,682,000
54.37	Industrial	Goshen	Avenue 320 and Road 68	72	072-050-018	13 18-23	70094	12/12/2018	\$ 1,150,000
17.97	Nuts	Cutler	Avenue 392 and Road 108	33	033-030-020	35 16-24	70328	12/13/2018	\$ 405,000

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5.37	Estate Home	Springville	State Hwy 190 and Globe Dr.	284	284-181-050	15 21-29	70365	12/14/2018	\$ 220,000
20.00	Navel	Lemon Cove	Avenue 318 and Road 220	113	113-330-067,068,069,070	17 18-27	70639	12/17/2018	\$ 409,000
83.78	Dry Pasture	Kennedy Meadows	Windy Springs Rd. and East of Kennedy Meadows Rd.	310	310-150-009	16 22-36	70863	12/17/2018	\$ 65,000
19.55	Nuts	Visalia	Avenue 340 and Road 124	48	048-080-030	31 17-25	70642	12/17/2018	\$ 350,000
5.75	Estate Home	Lindcove	Fritz Dr. and Vic Dr.	115	115-260-006	35 18-27	71231	12/19/2018	\$ 465,000
126.96	Nuts Vineyards Estate Home	Richgrove	County Line Ave. and Road 216	339	339-180-015,043,044,046 340-060-011,081 340-070-005,016	31 24-27 36 24-26	71341	12/19/2018	\$ 4,000,000
126.96	Nuts Vineyards Estate Home	Richgrove	County Line Ave. and Road 216	340	339-180-015,043,044,046 340-060-011,081 340-070-005,016	31 24-27 36 24-26	71341	12/19/2018	\$ 4,000,000
8.95	Estate Home	Woodlake	Avenue 352 and Olivera Dr.	57	057-060-029	24 17-26	71813	12/20/2018	\$ 480,000
20.02	Navel	Terra Bella	Avenue 84 and Road 248	320	320-250-032	12 23-27	71892	12/20/2018	\$ 500,000
31.00	Deciduous Trees	Dinuba	Avenue 392 and Road 56	29	029-070-004	27 16-23	72046	12/21/2018	\$ 248,000
9.55	Dry Pasture	Terra Bella	Avenue 86 and Road 268	323	323-230-003	8 23-28	71939	12/21/2018	\$ 70,000
157.27	Nuts	Tulare	Avenue 96 and Road 112	293	293-150-019	36 22-24	72236	12/21/2018	\$ 3,145,000
22.10	Olives	Woodlake	Avenue 360 and Road 200	57	057-010-010,011	14 17-26	72106	12/21/2018	\$ 470,500
173.88	Deciduous Trees	Kingsburg	Avenue 416 and Road 32	12	012-090-006,023	17 16-23	72508	12/26/2018	\$ 7,021,000
29.00	Deciduous Trees	Dinuba	Avenue 392 and Road 56	29	029-070-005	27 16-23	72475	12/26/2018	\$ 232,100
6.86	Shopping Center	Visalia	Caldwell Avenue and Mooney Blvd.	121	121-110-048	1 19-24	72788	12/27/2018	\$ 7,000,000

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50.00	Nuts	Goshen	Avenue 304 and Road 64	73	073-060-014	23 & 24 18-23	72535	12/27/2018	\$ 1,100,000
39.87	Residential	Porterville	State Hwy 190 and Road 240	269	269-120-001,002	2 22-27	72740	12/27/2018	\$ 1,350,000
22.61	Deciduous Trees	Dinuba	Avenue 408 and Road 66	29	029-140-039	24 16-23	72801	12/27/2018	\$ 574,000
117.66	Open	Strathmore	Avenue 184 and Road 184	236	236-040-051	3 21-26	72525	12/27/2018	\$ 3,100,000
35.00	Deciduous Trees Tangerines	Lindsay	Avenue 232 and Road 242	210	210-010-042,043	10 20-27	72620	12/27/2018	\$ 612,500
40.00	Open	Terra Bella	Avenue 88 and Road 184	319	319-110-008	10 23-26	72727	12/27/2018	\$ 780,000
5.00	Estate Home	Exeter	Hill Dr. and Mehrten Dr.	115	115-050-044	21 18-27	72797	12/27/2018	\$ 415,000
5.84	Nuts	Visalia	K Road and Burke St.	123	123-090-008	5 19-25	73329	12/28/2018	\$ 274,500
19.40	Deciduous Trees	Lindsay	Avenue 216 and Road 196	214	214-030-001	23 20-26	73076	12/28/2018	\$ 400,000
78.97	Dairies	Visalia	Avenue 280 and Hwy 99	119	119-010-062	8 19-24	73059	12/28/2018	\$ 1,150,000
160.00	Nuts	Tipton	Avenue 152 and Road 112	228	228-170-006	25 21-24	73266	12/28/2018	\$ 5,760,000
8.16	Nuts	Visalia	K Road and Burke St.	123	123-100-004	5 19-25	73207	12/28/2018	\$ 307,500
61.39	Open	Porterville	Avenue 144 and Road 216	302	302-060-034	6 22-27	73275	12/28/2018	\$ 1,228,000
83.28	Warehouse Storage Lumber	Visalia	Ferguson Ave. and Plaza Dr.	77	077-360-006	20 18-24	73330	12/31/2018	\$ 35,200,000
36.93	Open	Exeter	Avenue 288 and Road 180	133	133-040-029	5 19-26	73300	12/31/2018	\$ 1,250,000