



# Valley Real Estate

2022

## Agricultural Comparable Sales Tulare County, California

This document contains information on all agricultural farm sales  
over five acres in Tulare County for 2022

Valley Real Estate / Broker: Tom McGuigan / 559-907-0023 / Broker: Curtis Brunson / 559-786-1399

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
5.74	Estate Home	Woodlake	Avenue 368 and Road 197	57	057-090-020	14 17-26	895	1/5/2022	\$ 389,000
38.99	Navel	Lindsay	Avenue 212 and Road 248 Avenue 216 and Road 232 and Road 252	210	210-160-014 215-010-004 216-040-010	14,21,23 20-27	1203	1/6/2022	\$ 1,131,000
38.99	Navel	Lindsay	Avenue 212 and Road 248 Avenue 216 and Road 232 and Road 252	215	210-160-014 215-010-004 216-040-010	14,21,23 20-27	1203	1/6/2022	\$ 1,131,000
38.99	Navel	Lindsay	Avenue 212 and Road 248 Avenue 216 and Road 232 and Road 252	216	210-160-014 215-010-004 216-040-010	14,21,23 20-27	1203	1/6/2022	\$ 1,131,000
800.00	Dry Pasture	East of Terra Bella	Reservation Rd and Deer Creek Rd.	305	305-130-001 305-140-005	21 & 28 22-29	1265	1/6/2022	\$ 1,380,000
40.61	Open	Visalia	Avenue 320 and Road 132	79	079-130-028	8 18-25	1025	1/6/2022	\$ 840,000
10.31	Residential	Visalia	Goshen Ave. and Shirk Rd.	81	081-030-046	28 18-24	1174	1/6/2022	\$ 1,150,000

1515.10	Open	Angiola	Avenue 120 and Road 72	293	293-010-004,005 293-020-001 293-040-009,014	7,12,13,14 22-23	1574	1/7/2022	\$ 28,802,000
48.00	Open	Tulare	Avenue 240 and Road 126	150	150-150-002,003 184-020-011	32 19-25	1561	1/7/2022	\$ 1,104,000
48.00	Open	Tulare	Avenue 240 and Road 126	184	150-150-002,003 184-020-011	32 19-25	1561	1/7/2022	\$ 1,104,000
39.80	Dry Pasture	Posey	Fremont Trail Just North of Kern County Line	344	344-170-020	33 24-30	1619	1/7/2022	\$ 95,000
8.90	Moblie Home Parks	Tulare	Pleasant Ave. and F St.	169	169-050-064	3 20-24	1830	1/10/2022	\$ 10,200,000
9.55	Navel	Lindsay	Avenue 216 and Road 244	216	216-030-012	22 20-27	2226	1/11/2022	\$ 250,000
47.90	Commercial	Visalia	Camp Dr. and Neeley St.	81	081-020-085	29 18-24	2335	1/11/2022	\$ 2,579,000
38.18	Navel	Porterville	Avenue 128 and Road 220	302	302-110-032	8 22-27	1940	1/11/2022	\$ 3,000,000
9.64	Estate Home	Terra Bella	Avenue 104 and Road 248	304	304-040-033	35 22-27	2823	1/13/2022	\$ 425,000
40.00	Vineyards	Pixley	Avenue 88 and Road 151	318	318-240-005,021	11 23-25	2869	1/13/2022	\$ 980,000
19.34	Dry Pasture	Badger	Eshom Valley Dr. and Whittaker Forest Rd.	7	007-270-001	12 15-27	2933	1/14/2022	\$ 700,000

155.83	Open	Visalia	Avenue 320 and Road 80	77	077-120-017	17 18-24	3092	1/14/2022	\$ 15,735,500
39.17	Deciduous Trees	Dinuba	Avenue 384 and Road 56	29	029-110-004	34 16-23	3038	1/14/2022	\$ 1,238,500
99.09	Vineyards	Seville	Avenue 376 and Road 156	50	050-130-025	12 17-25	3108	1/14/2022	\$ 2,300,000
5.00	Estate Home	Exeter	Boston Ave. and Blair Rd.	113	113-330-063	17 18-27	3163	1/14/2022	\$ 610,000
5.04	Residential	Pixley	Howard Avenue and Road 128	299	299-020-035	32 22-25	3140	1/14/2022	\$ 176,500
5.74	Estate Home	Porterville	Reservation Rd. and Road 320	305	305-120-019	9 22-29	3136	1/14/2022	\$ 270,000
91.77	Navel Olives	Exeter	Avenue 296 and St Hwy 198	115	115-140-004,005,006,007,028	29 18-27	2988	1/14/2022	\$ 2,089,000
19.36	Estate Home	Tulare	Cartmill Ave. and Retherford St.	166	166-220-010	35 19-24	3464	1/18/2022	\$ 600,000
5.01	Single Family M/H Site	Terra Bella	Avenue 92 and Road 264	323	323-220-007	6 23-28	3315	1/18/2022	\$ 180,000
13.56	Open	Alpaugh	Avenue 54 and Road 34	311	311-260-008	33 23-23	4019	1/20/2022	\$ 250,000
9.17	Open	Alpaugh	Avenue 54 and Road 34	311	311-260-014	33 23-23	3955	1/20/2022	\$ 95,000

9.76	Residential	Allensworth	Avenue 24 and Road 84	333	333-430-018	16 24-24	4287	1/21/2022	\$ 120,000
19.02	Navel	Lindsay	Avenue 204 and Road 228	215	215-040-025	28 20-27	4515	1/21/2022	\$ 700,000
320.00	Dry Pasture	Posey	Old Stage Rd. and Jack Ranch Dr.	344	344-160-004	26 24-30	4718	1/24/2022	\$ 350,000
18.99	Nuts	West of Visalia	Avenue 272 and Road 48	118	118-050-004	15 19-23	4579	1/24/2022	\$ 301,000
12.80	Estate Home	Tulare	Bardsley Ave. and Mooney Blvd.	184	184-110-016	18 20-25	5067	1/25/2022	\$ 1,580,000
67.16	Nuts	Farmersville	Noble Ave. and Road 156	128	128-260-006,009,010	36 18-25	6148	1/28/2022	\$ 1,310,000
10.09	Miscellaneous	North Visalia	Avenue 360 and Road 100	48	048-150-006	14 17-24	6109	1/28/2022	\$ 470,000
17.97	Open	Orosi	Avenue 420 and Road 126	23	023-010-019	7 16-25	6041	1/28/2022	\$ 600,000
77.33	Deciduous Trees	Visalia	Avenue 312 and Road 148	108	108-110-012,015	14 18-25	5977	1/28/2022	\$ 2,184,000
5.00	Estate Home	Lindsay	Mehrten Dr and Hamilton Dr.	115	115-060-027	21 18-27	6789	2/1/2022	\$ 595,000
40.00	Olives	Lindsay	Avenue 232 and Road 196	197	197-110-008	10 20-26	6924	2/1/2022	\$ 700,000

10.00	Estate Home	Alpaugh	Avenue 62 and Road 34	311	311-150-002	28 23-23	6792	2/1/2022	\$ 312,000
9.00	Estate Home	Dinuba	Avenue 404 and Road 88	30	030-130-025	21 16-24	6915	2/1/2022	\$ 190,000
28.69	Open	Visalia	Visalia Parkway and Mooney Blvd.	126	126-960-001	12 19-24	6908	2/1/2022	\$ 1,220,000
26.84	Estate Home	Three Rivers	Highway 198 and South Fork Dr.	68	068-070-031	23 & 26 17-18	7036	2/2/2022	\$ 1,700,000
7.66	Olives	Woodlake	Avenue 336 and Road 204	60	060-230-009	36 17-26	7090	2/2/2022	\$ 45,000
5.73	Dry Pasture	Allensworth	South of Avenue 16 and Road 80	333	333-073-027	32 24-24	7626	2/3/2022	\$ 30,000
39.74	Nuts	Visalia	Highway 198 and Road 52	73	073-130-027	26 18-23	7811	2/3/2022	\$ 1,250,000
22.68	Nuts	Farmersville	Avenue 304 and Road 158	103	103-070-031	25 18-25	7774	2/3/2022	\$ 567,000
80.00	Dry Pasture	Alpaugh	North of County Line Rd. West of Road 40	330	330-050-001	30 24-23	7657	2/3/2022	\$ 80,000
10.00	Miscellaneous	Lindsay	Avenue 208 and Road 248	216	216-080-052	26 20-27	8131	2/4/2022	\$ 780,000

8.52	Single Family M/H Stie	Lindsay	Avenue 250 and Road 216	142	142-130-048	30 19-27	7845	2/4/2022	\$ 300,000
39.56	Olives	Lindsay	Avenue 208 and Road 196	198	198-140-006	22 20-26	7911	2/4/2022	\$ 946,500
10.00	Navel	Cutler	Avenue 392 and Road 144	35	035-130-008	34 16-25	7851	2/4/2022	\$ 425,000
20.53	Estate Home	Springville	Yokohl Valley Dr. and Balch Park Rd.	144	144-260-021	33 19-29	8396	2/7/2022	\$ 468,000
163.08	Dairies Open	Tulare	Avenue 194 and Road 72	226	226-040-005 226-050-002	31 20-24	8313	2/7/2022	\$ 3,032,500
25.00	Navel	Visalia	Avenue 352 and Road 124	51	051-150-084	29 17-25	8711	2/8/2022	\$ 602,500
77.59	Nuts	Pixley	Avenue 96 and Road 130	299	299-050-005	33 22-25	8997	2/9/2022	\$ 3,879,000
9.64	Dry Pasture	Porterville	Avenue 160 and Success Valley Dr.	284	284-400-028	30 21-29	8156	2/9/2022	\$ 85,000
760.80	Condo Coop Pud	Johnsondale	Johnsondale Road East of Kern River	223	223-030-015,016	28,29,32,33 22-33	9283	2/10/2022	\$ 5,000
6.00	Estate Home	Porterville	Reservation Rd and South of Hwy 190	282	282-130-002	10 22-28	10167	2/14/2022	\$ 130,000

95.05	Deciduous Trees	Strathmore	Avenue 184 and Road 216	243	243-020-063	6 21-27	10177	2/14/2022	\$ 1,800,000
11.70	Open	Visalia	Riggin Ave. and Dinuba Blvd.	78	078-120-050	18 18-25	10234	2/15/2022	\$ 1,400,000
12.66	Residential	Porterville	Highway 190 and East of Reservation Rd.	284	284-070-056	35 21-28	10451	2/15/2022	\$ 95,000
19.65	Deciduous Trees	Cutler	Aveue 392 and Road 128	33	033-120-030	30 16-25	10888	2/16/2022	\$ 846,000
75.03	Navel	Porterville	Avenue 144 and Road 224	302	302-320-032,033	4 22-27	10728	2/16/2022	\$ 2,625,500
24.39	Vineyards Open	Tipton	Avenue 120 and Hwy 99	300	300-010-013,022	17 22-25	11069	2/17/2022	\$ 1,117,500
16.43	Deciduous Trees	Visalia	Camp Dr. and Neeley St.	81	081-020-039	29 18-24	10994	2/17/2022	\$ 1,900,000
23.07	Olives	Strathmore	Avenue 200 and Road 212	214	214-130-028	36 20-26	11560	2/18/2022	\$ 527,500
6.39	Estate Home	Visalia	Caldwell Ave and Gateway Dr.	119	119-850-009	9 19-24	11512	2/18/2022	\$ 2,352,500
20.00	Estate Home	Terra Bella	Avenue 104 and Road 268	304	304-120-027	29 22-28	12011	2/22/2022	\$ 686,000
19.71	Dry Pasture	Exeter	Avenue 319 and Road 246	113	113-390-018	14 18-27	12062	2/22/2022	\$ 915,000



10.02	Navel	Terra Bella	Avenue 92 and Road 264	323	323-200-014	6 23-28	12502	2/24/2022	\$ 150,000
11.50	Open	Tulare	Avenue 196 and Old Hwy 99	174	174-130-004	35 20-24	12562	2/24/2022	\$ 250,000
5.54	Valencia	Lindcove	Avenue 320 and Road 228	113	113-350-047	16 18-27	13043	2/25/2022	\$ 500,000
151.00	Open	Tulare	Avenue 184 and Road 96	228	228-070-041	3 21-24	12775	2/25/2022	\$ 5,500,000
19.40	Deciduous Trees	Dinuba	Avenue 400 and Road 56	29	029-030-031	22 16-23	12798	2/25/2022	\$ 729,500
465.87	Dry Pasture	Ducor	North of County Line Road 298	342	342-070-002	26 24-28	13285	2/28/2022	\$ 850,000
136.30	Nuts	Terra Bella	Avenue 84 and Road 268	323	323-230-012 323-240-011,026,027,028,029	8 23-28	13495	3/1/2022	\$ 6,000,000
40.00	Dry Pasture	Balch Park	Balch Park Rd. and Upper Grosse Valley Rd.	144	144-270-016,017,018	21 19-30	13525	3/1/2022	\$ 190,000
6.76	Apartments 5+ Units	Visalia	Sunnyside Ave. and Lovers Ln.	126	126-840-040	4 19-25	13576	3/1/2022	\$ 30,500,000
20.00	Olives	Strathmore	Avenue 186 and Road 228	243	243-040-003	4 21-27	13510	3/1/2022	\$ 150,000
32.57	Nuts	Terra Bella	Avenue 84 and White River Rd.	323	323-170-010,011,012,013	9 23-28	13881	3/2/2022	\$ 1,025,000

36.49	Navel	Visalia	Avenue 352 and Road 124	51	051-150-074	29 17-25	13785	3/2/2022	\$ 874,500
24.97	Open	Tulare	Avenue 176 and Road 72	228	228-010-017	17 21-24	14007	3/2/2022	\$ 250,000
5.44	Packing House Cold Storage	Delano	County Line Ave. and High St.	336	336-200-007	34 24-25	14611	3/2/2022	\$ 3,000,000
7.49	Estate Home	Woodlake	Avenue 340 and Road 222	64	064-060-046	32 17-27	13934	3/2/2022	\$ 540,000
112.49	Vineyards	Visalia	Avenue 328 and Road 132	79	079-150-006 079-160-008	5 18-25	14590	3/4/2022	\$ 3,100,000
40.00	Vineyards	Seville	Avenue 384 and Road 144	35	035-120-006	34 16-25	14544	3/4/2022	\$ 1,000,000
9.48	Estate Home	Porterville	Avenue 140 and Road 265	282	282-020-028	5 22-28	14624	3/4/2022	\$ 886,000
320.00	Open	Tulare	Avenue 160 and Road 152	232	232-100-010	23 21-25	14867	3/7/2022	\$ 320,000
23.03	Dehydrating Plants Residential Industrial	Farmersville	Avenue 288 and Road 164	129	129-010-016,017,018	6 19-23	15146	3/8/2022	\$ 2,750,000
36.35	Deciduous Trees	Kingsburg	Avenue 392 and Road 48	29	029-070-023	27 16-23	15468	3/9/2022	\$ 1,310,000
9.22	Olives	Strathmore	Avenue 200 and Road 192	198	198-170-022	34 20-26	15681	3/10/2022	\$ 350,000

6.45	Estate Home	Woodlake	Riverside Ave. and Road 212	61	061-190-027	31 17-27	15972	3/11/2022	\$ 315,000
19.50	Mountain Rec Home	Posey	Sugarloaf Dr. and Camp Dr.	345	345-300-010	29 24-31	16215	3/11/2022	\$ 320,000
33.63	Navel Tangerines	Cutler	Avenue 400 and Road 140	35	035-090-012,041	21 16-25	16126	3/11/2022	\$ 1,560,000
14.00	Estate Home	Lemoncove	St Hwy 198 and East of Mehrten Dr.	113	113-360-004	15 18-27	16136	3/11/2022	\$ 642,000
8.09	Estate Home	Lindcove	Fritz Dr. an Vic Dr.	115	115-260-014	35 18-27	16150	3/11/2022	\$ 923,000
5.01	Estate Home	Lindsay	Avenue 242 and St Hwy 65	153	153-210-033	34 19-26	15870	3/11/2022	\$ 240,000
10.00	Navel	Lindsay	Avenue 208 and Road 216	214	214-090-012	30 20-27	15856	3/11/2022	\$ 300,000
8.83	Residential	Terra Bella	Avenue 72 and Road 248	320	320-280-037	13 23-27	16013	3/11/2022	\$ 135,000
105.55	Tangerines Deciduous Trees Single Family Residential Single Family M/H Site	Lindsay Strathmore	Avenue 264 and Road 216 Avenue 195 and Road 196	142	142-010-023 142-200-006,007 214-201-039,040	18 & 19 19-27 35 20-26	16206	3/11/2022	\$ 8,561,000

105.55	Tangerines Deciduous Trees Single Family Residential Single Family M/H Site	Lindsay Strathmore	Avenue 264 and Road 216 Avenue 195 and Road 196	214	142-010-023 142-200-006,007 214-201-039,040	18 & 19 19-27 35 20-26	16206	3/11/2022	\$ 8,561,000
262.18	Navel Olives Open	Exeter Lindsay Porterville	Avenue 136 and Road 224 Avenue 256 and Road 196 Avenue 216 and Road 216 Avenue 304 and Road 196 Avenue 184 and Road 208 Avenue 232 and Road 226	302	302-490-014,017,018 141-010-002 141-020-015 208-120-009 112-100-018 243-010-001 206-070-023,024	4 22-27 8 & 18 20-27 23 & 26 19-26 24 18-26 8 21-27	16207	3/11/2022	\$ 10,200,000
262.18	Navel Olives Open	Exeter Lindsay Porterville	Avenue 136 and Road 224 Avenue 256 and Road 196 Avenue 216 and Road 216 Avenue 304 and Road 196 Avenue 184 and Road 208 Avenue 232 and Road 226	141	302-490-014,017,018 141-010-002 141-020-015 208-120-009 112-100-018 243-010-001 206-070-023,024	4 22-27 8 & 18 20-27 23 & 26 19-26 24 18-26 8 21-27	16207	3/11/2022	\$ 10,200,000

262.18	Navel Olives Open	Exeter Lindsay Porterville	Avenue 136 and Road 224 Avenue 256 and Road 196 Avenue 216 and Road 216 Avenue 304 and Road 196 Avenue 184 and Road 208 Avenue 232 and Road 226	208	302-490-014,017,018 141-010-002 141-020-015 208-120-009 112-100-018 243-010-001 206-070-023,024	4 22-27 8 & 18 20-27 23 & 26 19-26 24 18-26 8 21-27	16207	3/11/2022	\$ 10,200,000
262.18	Navel Olives Open	Exeter Lindsay Porterville	Avenue 136 and Road 224 Avenue 256 and Road 196 Avenue 216 and Road 216 Avenue 304 and Road 196 Avenue 184 and Road 208 Avenue 232 and Road 226	112	302-490-014,017,018 141-010-002 141-020-015 208-120-009 112-100-018 243-010-001 206-070-023,024	4 22-27 8 & 18 20-27 23 & 26 19-26 24 18-26 8 21-27	16207	3/11/2022	\$ 10,200,000
262.18	Navel Olives Open	Exeter Lindsay Porterville	Avenue 136 and Road 224 Avenue 256 and Road 196 Avenue 216 and Road 216 Avenue 304 and Road 196 Avenue 184 and Road 208 Avenue 232 and Road 226	243	302-490-014,017,018 141-010-002 141-020-015 208-120-009 112-100-018 243-010-001 206-070-023,024	4 22-27 8 & 18 20-27 23 & 26 19-26 24 18-26 8 21-27	16207	3/11/2022	\$ 10,200,000

262.18	Navel Olives Open	Exeter Lindsay Porterville	Avenue 136 and Road 224 Avenue 256 and Road 196 Avenue 216 and Road 216 Avenue 304 and Road 196 Avenue 184 and Road 208 Avenue 232 and Road 226	206	302-490-014,017,018 141-010-002 141-020-015 208-120-009 112-100-018 243-010-001 206-070-023,024	4 22-27 8 & 18 20-27 23 & 26 19-26 24 18-26 8 21-27	16207	3/11/2022	\$ 10,200,000
199.67	Navel	Elderwood	Avenue 376 and Road 172	53	053-020-016 053-150-022,023	5 & 8 17-26	16518	3/14/2022	\$ 9,983,500
40.00	Dry Pasture	Porterville	Reservation Rd. and Road 320	305	305-100-011	8 22-29	16466	3/14/2022	\$ 400,000
29.09	Open	Strathmore	Avenue 192 and Road 192	236	236-040-029	3 21-26	16593	3/14/2022	\$ 925,000
18.04	Lemons	Porterville	Avenue 124 and Road 268	303	303-110-013,014	17 22-28	16991	3/16/2022	\$ 593,000
19.82	Deciduous Trees	Orosi	Avenue 416 and Road 168	35	035-350-005	12 16-25	17417	3/17/2022	\$ 400,000
5.00	Estate Home	Lindsay	Avenue 230 and Road 238	210	210-010-049	10 20-27	17441	3/17/2022	\$ 675,000
10.00	Estate Home	Springville	Yokohl Valley Dr. and Balch Park Rd.	144	144-260-008	33 19-29	17817	3/18/2022	\$ 575,000

118.04	Nuts	Earlimart	Avenue 56 and Road 160	318	318-330-001	25 23-25	17798	3/18/2022	\$ 4,189,000
928.93	Dry Pasture	Porterville	Avenue 120 and Road 296	305	305-050-006 305-060-006,007,015	16 & 22 22-28	17840	3/21/2022	\$ 3,500,000
41.67	Nuts Tangerines	Dinuba Visalia	Avenue 424 and Road 80 Avenue 328 and Road 132	13	013-050-074 079-020-041	4 18-25 5 16-24	18246	3/22/2022	\$ 735,000
41.67	Nuts Tangerines	Dinuba Visalia	Avenue 424 and Road 80 Avenue 328 and Road 132	79	013-050-074 079-020-041	4 18-25 5 16-24	18246	3/22/2022	\$ 735,000
6.82	Estate Home	Three Rivers	Old Three Rivers Rd. and Highway 198	68	068-080-011	26 17-28	18482	3/23/2022	\$ 700,000
5.00	Estate Home	Lindcove	Avenue 316 and Blair Rd.	113	113-330-010	17 18-27	18402	3/23/2022	\$ 399,000
39.27	Navel	Porterville	Avenue 138 and Road 240	269	269-060-059	2 22-27	18554	3/24/2022	\$ 2,100,000
5.00	Estate Home	Lindcove	Powell Dr and Gray Dr.	115	115-120-064	27 18-27	18920	3/24/2022	\$ 745,000
159.96	Vineyards	Allensworth	Avenue 56 and Road 128	314	314-130-012	32 23-25	19011	3/25/2022	\$ 2,300,000
8.46	Residential	Porterville	Highway 190 and Road 284	305	305-180-030	2 22-28	19508	3/28/2022	\$ 82,000

19.43	Navel	Dinuba	Avenue 424 and Road 68	12	012-272-001	12 16-23	19644	3/29/2022	\$ 971,500
40.37	Tangerines	Strathmore	Avenue 184 and Road 256	255	255-080-011	12 21-27	19941	3/29/2022	\$ 1,200,000
62.45	Vineyards	Lindsay	Avenue 232 and Road 188	197	197-070-011	9 20-26	19881	3/29/2022	\$ 5,226,000
10.09	Miscellaneous	North of Visalia	Avenue 360 and Road 100	48	048-150-006	14 17-24	19883	3/29/2022	\$ 595,000
40.00	Open	Exeter	Avenue 304 and Road 180	111	111-040-007	20 18-26	20177	3/30/2022	\$ 1,100,000
10.00	Navel	Porterville	Avenue 136 and Road 258	271	271-010-004	6 22-28	20084	3/30/2022	\$ 450,000
15.01	Navel	Lindsay	Avenue 220 and Road 232	210	210-200-004	16 20-27	20453	3/31/2022	\$ 1,300,000
7.94	Estate Home	Lindsay	Avenue 232 and Road 196	197	197-110-025	10 20-26	20493	3/31/2022	\$ 560,000
40.00	Olives	Lindsay	Avenue 232 and Road 196	197	197-110-008	10 20-26	20443	3/31/2022	\$ 900,000
44.34	Open	Visalia	Neeley Rd. and Plaza Dr.	81	081-020-086	29 18-24	20771	4/1/2022	\$ 4,586,000
127.04	Nuts	Porterville	Avenue 168 and Road 168	233	233-070-001,020	20 21-26	20762	4/1/2022	\$ 4,320,000



232.02	Dairies Open Estate Home	Cutler	Avenue 384 and Road 144	50	050-020-041 050-030-004,005,007	3 17-25	20628	4/1/2022	\$ 4,750,000
5.95	Estate Home	Exeter	Avenue 316 and Blair Rd.	113	113-330-072	17 18-27	20756	4/1/2022	\$ 400,000
5.45	Estate Home	Lindsay	State Hwy 198 and Mehrten Dr.	115	115-050-033	21 18-27	20817	4/1/2022	\$ 715,000
18.78	Dry Pasture	Springville	Balch Park Rd. and Harris Rd.	219	219-250-020	2 20-27	21028	4/4/2022	\$ 635,000
50.00	Nuts	Goshen	Avenue 304 and Road 60	73	073-060-014	24 18-23	21274	4/5/2022	\$ 1,175,000
30.94	Vineyards	Kingsburg	Avenue 384 and Road 28	28	028-440-003	31 16-23	21190	4/5/2022	\$ 1,250,000
7.18	Deciduous Trees	Woodlake	Avenue 390 and Road 176	36	036-120-014	32 16-26	21097	4/5/2022	\$ 374,000
6.51	Residential	Springville	State Hwy 190 and Globe Dr.	284	284-490-038	14 21-29	21512	4/6/2022	\$ 175,000
18.45	Open	Orosi	Avenue 422 and Road 128	25	025-050-038	8 16-25	21556	4/7/2022	\$ 750,000
64.73	Warehouse Storage Lumber	Visalia	Avenue 312 and Road 80	77	077-360-029	20 18-24	21862	4/7/2022	\$ 96,456,000
5.48	Commercial	Visalia	Hillsdale Ave. and Neeley St.	81	081-020-078	29 18-24	21741	4/7/2022	\$ 1,700,000

5.00	Estate Home	Exeter	Lort Dr. and Road 196	111	111-070-009	22 18-26	21992	4/8/2022	\$ 840,000
41.27	Mountain Rec Home	Kennedy Meadows	Kennedy Meadows Rd. and Windy Springs Rd.	310	310-160-039	16 22-36	22272	4/11/2022	\$ 165,000
6.71	Mountain Rec Home	Springville	Balch Park Rd. and Battle Mtn Rd.	144	144-150-026	25 19-29	22271	4/11/2022	\$ 443,000
37.76	Navel	Visalia	Avenue 360 and Road 148	52	052-020-008	14 17-25	22137	4/11/2022	\$ 1,280,000
6.17	Industrial	Tulare	Walnut Ave. and O St.	181	181-070-063	14 20-24	22356	4/12/2022	\$ 675,000
90.63	Residential	Posey	Sugarloaf Dr. and Camp Dr.	345	345-300-018,019,020,021	29 24-31	22555	4/13/2022	\$ 272,000
20.40	Residential Vineyards	Kingsburg	Avenue 392 and Road 24	28	028-430-005,006	36 16-22	22751	4/13/2022	\$ 108,000
17.60	Olives	Woodlake	Avenue 344 and Road 204	60	060-270-010	36 17-26	22932	4/14/2022	\$ 575,000
10.00	Navel	Exeter	Avenue 280 and Kaweah Ave.	136	136-170-021	11 19-26	23024	4/15/2022	\$ 456,000
29.43	Open Dry Pasture	Terra Bella Ducor	Avenue 68 and Road 240 Avenue 70 and Road 267	321	321-040-019 323-290-007	23 23-27 20 23-28	23108	4/15/2022	\$ 233,000

42.92	Deciduous Trees	Kingsburg	Avenue 384 and Road 44	43	043-010-031	3 17-23	23206	4/15/2022	\$ 330,000
14.30	Open	Tulare	Seminole Ave. and Morrison St.	172	172-070-013	6 20-25	23111	4/15/2022	\$ 1,164,000
11.12	Residential	Three Rivers	South Fork Dr.	114	114-040-040	6 18-29	23316	4/18/2022	\$ 250,000
12.20	Nuts	Farmersville	Avenue 280 and Road 156	130	130-040-039	12 19-25	23357	4/18/2022	\$ 488,000
5.05	Mountain Rec Home	Kennedy Meadows	Kennedy Meadow Rd.	310	310-030-028	28 22-36	23795	4/19/2022	\$ 290,000
6.50	Packing House Cold Storage	Kingsburg	Avenue 392 and Clarkson Dr.	28	028-150-020	26 16-22	23504	4/19/2022	\$ 1,480,000
38.24	Nuts	Tulare	Avenue 228 and Road 84	160	160-030-012	8 20-24	23798	4/19/2022	\$ 592,000
89.67	Residential	Earlimart	Compton Ave. and Road 120	298	298-030-014,015,016,017	32 22-25	23936	4/20/2022	\$ 3,004,000
871.53	Open Dairies	Pixley	Avenue 120 and Road 144	300	300-060-005,013 300-070-001,013	14 & 15 22-25	24064	4/20/2022	\$ 20,600,000
21.97	Deciduous Trees	Dinuba	Avenue 400 and Road 80	30	030-020-036	19 16-24	24336	4/21/2022	\$ 556,000
322.26	Vineyards	Traver	Avenue 336 and Road 20	42	042-070-009,011	31 17-23	24348	4/21/2022	\$ 9,057,500

14.31	Single Family Residential	Porterville	Avenue 152 and Road 224	240	240-120-042	32 21-27	24366	4/21/2022	\$ 220,000
11.40	Estate Home	Porterville	Avenue 174 and Road 232	243	243-130-042	16 21-27	24740	4/22/2022	\$ 700,000
14.35	Kiwi	Dinuba	Avenue 424 and Road 68	12	012-272-010	12 16-23	24622	4/22/2022	\$ 250,000
19.62	Navel	Exeter	Avenue 304 and Road 212	112	112-100-020,024	24 18-26	24784	4/22/2022	\$ 1,200,000
5.00	Estate Home	Exeter	Avenue 288 and Road 192	111	111-260-044	34 18-26	24758	4/22/2022	\$ 933,000
6.44	Estate Home	Three Rivers	Mineral King Rd. & Oak Grove Dr.	69	069-400-026	9 17-29	24834	4/25/2022	\$ 700,000
40.00	Open Estate Home	Alpaugh	Avenue 42 and Road 46	330	330-100-045,046	3 24-23	24893	4/25/2022	\$ 80,000
5.01	Open	Strathmore	Avenue 188 and Road 212	243	243-410-001	6 21-27	25376	4/26/2022	\$ 380,000
20.04	Nuts	Ivanhoe	El Rio Dr. and Road 160	108	108-100-049	13 18-25	25432	4/26/2022	\$ 1,000,000
10.08	Estate Home	Porterville	State Highway 190 and Worth Ave.	271	271-060-019	1 22-27 6 22-28	25300	4/26/2022	\$ 851,000
19.15	Navel	Orange Cove	Avenue 444 and Road 128	5	005-210-005	30 15-25	25640	4/27/2022	\$ 620,000

5.00	Estate Home	Lindcove	Fritz Dr. and Palm Ave.	115	115-110-063	27 18-27	25498	4/27/2022	\$ 765,000
6.64	Mountain Rec Home	California Hot Springs	California Hot Springs Rd.	327	327-111-001	32 23-31	25965	4/28/2022	\$ 457,500
5.77	Ag Serv (Fertilizer)	Visalia	State Highway 216 and Road 152	103	103-040-050	23 18-25	25902	4/28/2022	\$ 660,000
9.15	Estate Home	Woodlake	Avenue 348 and Road 216	61	061-020-045	30 17-27	26460	4/29/2022	\$ 425,000
9.73	Estate Home	Exeter	Avenue 264 and Road 204	141	141-030-036	23 19-26	26284	4/29/2022	\$ 950,000
22.41	Navel	Woodlake	Avenue 336 and Millwood Rd.	59	059-140-020	33 17-26	26226	4/29/2022	\$ 900,000
80.00	Dry Pasture	Milo	Yokohl Dr. and Balch Park Rd.	219	219-200-020	4 20-29	26502	4/29/2022	\$ 450,000
5.00	Estate Home	Lindcove	Avenue 318 and Blair Rd.	113	113-330-062	17 18-27	26307	4/29/2022	\$ 700,000
157.19	Nuts	Tipton	Avenue 128 and Road 96	293	293-080-005,013	10 22-24	26601	5/2/2022	\$ 3,448,500
9.17	Estate Home	Earlimart	Avenue 56 and Road 148	318	318-020-002	26 23-25	27060	5/3/2022	\$ 300,000
19.91	Single Family 2 Houses	Badger	Millwood Dr. and South of Drive 152	7	007-120-020	25 15-26	27010	5/3/2022	\$ 705,000

29.91	Residential	Visalia	Goshen Ave. and Cain St.	98	098-142-057	28 18-25	26957	5/3/2022	\$ 2,250,000
41.27	Mountain Rec Home	Kennedy Meadows	Kennedy Meadows Rd. and Windy Springs Rd.	310	310-160-038	16 22-36	27425	5/4/2022	\$ 450,000
7.02	Single Family M/H Site	Exeter	Hamilton Dr. and Vails Dr.	115	115-050-053	21 18-27	27239	5/4/2022	\$ 742,500
5.62	Mountain Rec Home	Idlewild	Old Stage Rd. and Sugarloaf Dr.	345	345-020-041	30 24-31	27424	5/4/2022	\$ 200,000
154.64	Open	Tipton	Avenue 128 and Road 144	300	300-080-015,026	11 22-25	27792	5/5/2022	\$ 3,300,000
40.77	Navel	Terra Bella	Avenue 96 and Road 272	323	323-151-013	4 23-28	28285	5/6/2022	\$ 600,000
5.26	Mountain Rec Home	Camp Nelson	Soda Springs Ct. and Skyline Ct.	222	222-080-019	34 20-31	28319	5/6/2022	\$ 570,000
5.03	Estate Home	Porterville	St Hwy 190 and Road 265	282	282-020-017	5 22-28	28405	5/6/2022	\$ 435,000
10.02	Estate Home	Terra Bella	Avenue 100 and Road 256	304	304-020-011	36 22-27	28399	5/6/2022	\$ 350,000
11.47	Residential	Three Rivers	North Fork Dr. and North Kaweah River Dr.	67	067-070-046	11 17-28	28736	5/9/2022	\$ 250,000
6.00	Estate Home	Porterville	Scenic Dr. and Road 246	247	247-040-037	23 21-27	29056	5/10/2022	\$ 410,000
7.80	Estate Home	Springville	Success Dr. and Mountain Rd 189	307	307-020-004	5 21-30	29012	5/10/2022	\$ 595,000

80.72	Open	Visalia	Avenue 304 and Road 68	73	073-070-004,005	25 18-23	29018	5/10/2022	\$ 3,850,000
10.00	Estate Home	Terra Bella	Avenue 104 and Road 264	304	304-120-002	29 22-28	29122	5/10/2022	\$ 250,000
5.81	Open	Farmersville	Avenue 288 and Road 164	129	129-010-083	6 19-26	29097	5/10/2022	\$ 212,500
17.59	Navel	Ivanhoe	Avenue 344 and Road 140	51	051-070-004 051-080-022	27 17-25	28926	5/10/2022	\$ 825,000
13.28	Residential	Three Rivers	Highway 198 and North Fork Dr.	67	067-190-017	13 17-28	29453	5/11/2022	\$ 1,500,000
5.01	Mountain Rec Home	Kennedy Meadows	Sierra Meadow Rd. and Red Bear Rd.	310	310-150-025	16 22-36	29547	5/11/2022	\$ 150,000
41.34	Mountain Rec Home	Kennedy Meadows	Sacatar Trail and Kennedy Meadows Rd.	310	310-190-019	26 22-36	29914	5/12/2022	\$ 305,000
9.23	Estate Home	Terra Bella	Avenue 78 and Road 252	320	320-270-019	13 23-27	30358	5/13/2022	\$ 94,000
5.01	Estate Home	Three Rivers	Hwy 198 and Dinely Dr.	69	069-350-021	8 17-29	30862	5/16/2022	\$ 725,000
14.13	Dry Pasture	Exeter	Lort Dr. and Road 180	111	111-050-034	21 18-26	30882	5/16/2022	\$ 417,000
40.06	Dry Pasture	Ducor	Avenue 56 and Road 272	323	323-030-010,027	33 23-28	31218	5/17/2022	\$ 850,000

9.47	Navel	Ivanhoe	Avenue 336 and Road 272	110	110-020-048	6 18-26	31687	5/18/2022	\$ 425,000
101.29	Dry Pasture Residential	Springville	State Hwy 190 and Road 320	284	284-540-028,029,034	6 21-29	31655	5/18/2022	\$ 900,000
19.21	Navel	Woodlake	Avenue 364 and State Hwy 245	57	057-110-015	14 17-26	31705	5/18/2022	\$ 3,000,000
49.54	Dry Pasture	Orange Cove	Avenue 456 and Road 143	5	005-030-045	21 & 22 15-25	31624	5/18/2022	\$ 1,162,500
153.77	Dairies Open Estate Home	Poplar	Avenue 152 and Road 184	236	236-210-005,015,016,017	33 21-26	31984	5/19/2022	\$ 3,930,000
19.62	Rec Bowl Golf Theater Etc	Badger	Stagecoach Dr. and Eshom Valley Dr.	7	007-240-013	13 15-27	32131	5/19/2022	\$ 1,500,000
79.37	Olives	Porterville	Avenue 120 and Road 204	302	302-290-007,008	24 22-26	32923	5/20/2022	\$ 2,044,000
9.62	Single Family M/H Site	Pixley	Avenue 104 and Road 132	295	295-150-002	28 22-25	33341	5/23/2022	\$ 600,000
233.50	Open	Tipton	Avenue 152 and Road 152	232	232-150-004,007	25 21-25	33103	5/23/2022	\$ 2,919,000



2955.37	Deciduous Trees Navel Tangerines Open	Dinuba Traver	Avenue 360 and Road 52 Avenue 368 and Road 52 and Road 60 Avenue 376 and Road 36 and Road 44 Avenue 384 and Road 40 and Road 44 And Road 56 and Road 60 and Road 76 Avenue 392 and Road 64 Avenue 400 and Road 64	29	029-170-035 029-210-006 029-220-001 029-260-010 043-010- 007,011,017,026,029,038, 039,040,041,044,045 043-020- 004,018,020,021,022,023 043-100-007,015 043-110-001,006 043-120-003,006,015,033 043-131- 003,004,011,012,020,021 045-010- 008,022,025,028,029 045-020-012,013,014 045-040-009,013,021,023	25,26,35 16-23 2,3,4,9,10,1 1,12,14,13,1 5,22 17-23 6,7 17-24	33262	5/23/2022	\$ 110,442,000
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2955.37	Deciduous Trees Navel Tangerines Open	Dinuba Traver	Avenue 360 and Road 52 Avenue 368 and Road 52 and Road 60 Avenue 376 and Road 36 and Road 44 Avenue 384 and Road 40 and Road 44 And Road 56 and Road 60 and Road 76 Avenue 392 and Road 64 Avenue 400 and Road 64	43	029-170-035 029-210-006 029-220-001 029-260-010 043-010- 007,011,017,026,029,038, 039,040,041,044,045 043-020- 004,018,020,021,022,023 043-100-007,015 043-110-001,006 043-120-003,006,015,033 043-131- 003,004,011,012,020,021 045-010- 008,022,025,028,029 045-020-012,013,014 045-040-009,013,021,023	25,26,35 16-23 2,3,4,9,10,1 1,12,14,13,1 5,22 17-23 6,7 17-24	33262	5/23/2022	\$ 110,442,000
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2955.37	Deciduous Trees Navel Tangerines Open	Dinuba Traver	Avenue 360 and Road 52 Avenue 368 and Road 52 and Road 60 Avenue 376 and Road 36 and Road 44 Avenue 384 and Road 40 and Road 44 And Road 56 and Road 60 and Road 76 Avenue 392 and Road 64 Avenue 400 and Road 64	45	029-170-035 029-210-006 029-220-001 029-260-010 043-010- 007,011,017,026,029,038, 039,040,041,044,045 043-020- 004,018,020,021,022,023 043-100-007,015 043-110-001,006 043-120-003,006,015,033 043-131- 003,004,011,012,020,021 045-010- 008,022,025,028,029 045-020-012,013,014 045-040-009,013,021,023	25,26,35 16-23 2,3,4,9,10,1 1,12,14,13,1 5,22 17-23 6,7 17-24	33262	5/23/2022	\$ 110,442,000
5.00	Deciduous Trees	Dinuba	Avenue 416 and Road 68	12	012-282-019	12 16-23	33766	5/24/2022	\$ 325,000
19.25	Deciduous Trees	Dinuba	Avene 384 and Road 74	30	030-060-007	31 16-24	34593	5/24/2022	\$ 616,000
9.80	Estate Home	Terra Bella	Avenue 72 and Road 256	323	323-280-002	19 23-28	34392	5/26/2022	\$ 700,000
5.00	Lindsay	Estate Home	Fritz Dr. and Gordon Dr.	115	115-100-037	26 18-27	35287	5/31/2022	\$ 625,000
10.15	Estate Home	Terra Bella	Avenue 100 and Road 256	304	304-160-047	31 22-28	35447	5/31/2022	\$ 770,000

19.33	Navel Estate Home	Lindsay	Avenue 228 and Road 204	199	199-010-053,054	11 20-26	35650	6/1/2022	\$ 500,000
9.54	Dry Pasture	Terra Bella	Avenue 84 and Road 234	320	320-110-021	10 23-27	35523	6/1/2022	\$ 235,000
17.87	Packing House Cold Storage	Traver	Avenue 360 and Road 36	42	042-040-020,023	17 17-23	35717	6/1/2022	\$ 14,500,000
13.23	Residential	Tulare	Cartmill Ave. and Mooney Blvd.	149	149-060-041	25 19-24	36005	6/2/2022	\$ 1,531,500
25.85	Navel Tangerines Estate Home	Exeter	State Hwy 198 and Road 220	115	115-140-037,043,044	29 18-27	36170	6/3/2022	\$ 1,800,000
14.71	Dry Pasture	Badger	Whittaker Forest Dr. and State Hwy 245	7	007-190-019	11 15-27	36163	6/3/2022	\$ 400,000
379.70	Open Dairies	Visalia	Avenue 352 and St Hwy 63	48	048-070-007,035	25 17-24 30 17-25	36151	6/3/2022	\$ 9,855,000
10.00	Nuts	Dinuba	Avenue 392 and Road 56	29	029-220-010	26 16-23	36159	6/3/2022	\$ 825,000
11.77	Restaurant Cocktail Franchise	Three Rivers	State Hwy 198 and Cherokee Oaks Dr.	68	068-130-033	26 17-28	36464	6/6/2022	\$ 1,017,000
16.94	Estate Home	Lemon Cove	State Hwy 198 and Mehrten Dr.	113	113-370-027	15 18-27	36532	6/6/2022	\$ 900,000
19.50	Single Family M/H Site	Alpaugh	Avenue 62 and Road 36	311	311-150-030	28 23-23	37016	6/7/2022	\$ 329,000

6.95	Mountain Rec Home	Posey	Old Stage Rd. and Sugarloaf Dr.	345	345-310-047	29 24-31	36996	6/7/2022	\$ 147,500
8.43	Mountain Rec Home	Kennedy Meadows	Kennedy Meadows Rd. and Goman Ave.	310	310-030-004	28 22-36	37010	6/7/2022	\$ 145,000
24.75	Stables Training Tracks	Visalia	Akers Avenue and Ferguson Ave.	77	077-070-048	23 18-24	36867	6/7/2022	\$ 3,465,000
5.05	Navel	Woodlake	Avenue 360 and Road 200	57	057-010-032	14 17-26	37155	6/8/2022	\$ 162,000
5.00	Light MFG General MFG	Delano	County Line Ave. and Road 176	338	338-270-013	32 24-26	37399	6/8/2002	\$ 2,130,000
8.49	Light MFG General MFG	Dinuba	Avenue 430 and Road 80	13	013-140-014	6 16-24	37404	6/8/2022	\$ 3,900,000
18.34	Nuts	Tulare	Avenue 256 and Mooney Blvd.	149	149-040-029	24 19-24	37715	6/9/2022	\$ 1,100,000
5.02	Residential	Allensworth	Avenue 8 and Road 80	333	333-073-021	32 24-24	37563	6/9/2022	\$ 120,000
15.82	Commercial	Tulare	Corvina Ave. and Retherford St.	166	166-230-007	35 19-24	38361	6/13/2022	\$ 270,000
19.84	Mountain Rec Home Single Family M/H Site	California Hot Springs	Deer Creek Rd and Pine Flat Dr.	327	327-080-006,007	33 23-31	38694	6/14/2022	\$ 910,000
10.00	Single Family M/H Site	Springville	Balch Park Rd and Battle Mountain Dr.	144	144-130-018	19 19-30	38681	6/14/2022	\$ 380,000

5.00	Estate Home	Exeter	Avenue 288 and Road 192	111	111-260-045	34 18-26	39375	6/16/2022	\$ 850,000
9.44	Nuts	Woodlake	Avenue 328 and Road 212	112	112-050-012	12 18-26	39138	6/16/2002	\$ 200,000
9.31	Estate Home	Strathmore	Avenue 200 and Road 220	215	215-330-001	32 20-27	39392	6/16/2022	\$ 350,000
5.95	Estate Home	Exeter	Avenue 316 and Road 226	113	113-330-072	17 18-24	39539	6/17/2022	\$ 445,000
160.00	Nuts	Porterville	Avenue 152 and Road 192	236	236-170-003,010	2 21-26	39770	6/21/2022	\$ 5,280,000
12.00	Navel	Orosi	Avenue 424 and Road 124	21	021-080-022	6 16-25	39930	6/21/2022	\$ 450,000
12.90	Olives	Orosi	Avenue 416 and Road 216	35	035-060-011	13 16-25	40117	6/21/2022	\$ 350,000
17.97	Nuts	Cutler	Avenue 392 and Road 108	33	033-030-020	35 16-24	40327	6/22/2022	\$ 660,000
9.89	Residential	Terra Bella	Avenue 70 and Road 267	323	323-290-008	20 23-28	40412	6/22/2022	\$ 255,000
205.70	Nuts	Visalia	Avenue 312 and Road 92	77	077-840-002,003	16 18-24	40532	6/23/222	\$ 9,382,500
56.62	Nuts	Woodville	Avenue 168 and Road 192	236	236-080-026	15 21-26	40758	6/24/2022	\$ 1,550,000
37.66	Navel	Porterville	Avenue 124 and Road 232	302	302-121-014 302-125-001	15 & 16 22-27	41381	6/28/2022	\$ 697,000

137.28	Dairies Open	Visalia	Avenue 352 and Road 124	51	051-150-043,075	29 17-25	41370	6/28/2022	\$ 2,393,000
9.80	Tangerines	Dinuba	Avenue 416 and Road 62	12	012-220-017	11 16-23	41294	6/28/2022	\$ 320,000
75.49	Open	Goshen	Avenue 304 and Road 44	73	073-170-036	27 18-23	41476	6/29/2022	\$ 1,246,000
17.44	Open	Orosi	Avenue 416 and Road 136	25	025-220-020	17 16-25	41595	6/29/2022	\$ 150,000
80.00	Nuts	West of Ducor	Avenue 40 and Road 184	338	338-170-009	10 24-26	41580	6/29/2022	\$ 2,960,000
10.00	Open	Tulare	Avenue 232 and Road 152	195	195-060-023	1 20-25	41697	6/30/2022	\$ 639,500
70.42	Light MFG General MFG Open	Richgrove	County Line Ave. and Road 176	338	338-270-018,020	32 24-26	42160	6/30/2022	\$ 1,673,000
16.50	Navel	Exeter	Avenue 288 and Road 204	134	134-010-047	2 19-26	42155	6/30/2022	\$ 960,000
5.68	Estate Home	Lindcove	Palm Dr. and Powell Dr.	115	115-120-011	27 18-27	41999	6/30/2022	\$ 855,000
5.82	Warehouse Storage Lumber	Visalia	Goshen Ave. and Ben Maddox Way	98	098-142-065	28 18-25	42087	6/30/2022	\$ 1,500,000
18.47	Vineyards	Cutler	Avenue 388 and Road 128	35	035-180-031	32 16-25	42025	6/30/2022	\$ 900,000

7.90	Batch Plants Concrete	Exeter	Avenue 288 and Road 188	138	138-010-025,036	3 19-26	42351	7/1/2022	\$ 155,500
6.23	Batch Plants Concrete	Tulare	Industrial Ave. and Blackstone St.	191	191-330-016	23 & 24 20-24	42245	7/1/2022	\$ 695,000
10.29	Residential	Springville	Globe Dr. and Highway 190	284	284-490-039	14 21-29	42367	7/1/2022	\$ 290,000
264.44	Water Co Mutual Private Miscellaneous	California Hot Springs	Hot Springs Rd.	327	327-270-002 327-010-010	31 23-31	42423	7/1/2022	\$ 3,950,000
14.15	Residential	Springville	St Hwy 190 and Balch Park Rd.	219	219-130-090	35 20-29	42243	7/1/2022	\$ 225,000
157.98	Nuts	Dinuba	Avenue 392 and Road 48	29	029-100-013	34 16-23	42510	7/1/2022	\$ 7,412,500
18.38	Deciduous Trees	Dinuba	Avenue 400 and Road 48	29	029-020-018,033	22 16-23	42801	7/5/2022	\$ 615,000
40.00	Estate Home	Springville	Globe Dr. and Tule Oak Dr.	284	284-620-012	22 21-29	43201	7/6/2022	\$ 425,000
79.97	Dry Pasture	Alpaugh	Avenue 16 and West of Road 80	330	330-160-015,016	24 24-23	43109	7/6/2022	\$ 480,000
19.83	Nuts Residential	Ivanhoe	Avenue 320 and Road 144	108	108-151-020,021	10 18-25	43491	7/7/2022	\$ 800,000



10.00	Dry Pasture	Alpaugh	Avenue 28 and Road 16	330	330-070-027	18 24-23	43409	7/7/2022	\$ 30,000
13.07	Estate Home Residential	Lemon Cove	Avenue 324 and Road 240	113	113-250-013,030,048	10 18-27	43243	7/7/2022	\$ 162,500
20.00	Navel	Exeter	Avenue 258 and Road 200	141	141-020-001,009	23 19-26	43981	7/11/2022	\$ 1,250,000
15.12	Commercial	Visalia	Cameron Ave. and Stonebrook St.	126	126-062-101,102,103	7 19-25	44388	7/12/2022	\$ 3,000,000
39.70	Navel	Exeter	Avenue 260 and Road 196	141	141-020-007	23 19-26	44929	7/13/2022	\$ 1,588,000
36.72	Navel	Lindsay	Birch Avenue and Road 200	199	199-290-007	2 20-26	45537	7/15/2022	\$ 1,250,000
28.69	Open	Visalia	Visalia Parkway and Mooney Blvd.	126	126-960-001	12 19-24	45697	7/15/2022	\$ 840,000
157.40	Open	Tipton	Avenue 128 and Road 88	293	293-080-007	10 22-24	45758	7/18/2022	\$ 3,148,000
38.77	Valencia Tangerines	Porterville	Avenue 208 and Road 208	214	214-214-040-024,025	25 20-26	45914	7/19/2022	\$ 8,500
27.91	Stables Training Tracks	Springville	Avenue 176 and Road 320	284	284-500-036	9 21-29	46564	7/20/2022	\$ 570,000
21.00	Olives	Yetttem	Avenue 384 and Road 144	35	035-120-002	34 16-25	46755	7/21/2022	\$ 500,000
40.00	Deciduous Trees	Yetttem	Avenue 384 and Road 144	35	035-120-008	34 16-25	46793	7/21/2022	\$ 760,000

13.67	Dry Pasture	Three Rivers	Highway 198 and Pierce Dr.	66	066-080-023,024	34 17-28	46681	7/21/2022	\$ 539,000
41.40	Open	Cutler	Avenue 384 and Road 108	47	047-030-016	1 17-24	46974	7/22/2022	\$ 1,366,500
160.00	Dry Pasture	Kennedy Meadows	Kennedy Meadows Rd and North of Sherman Pass Rd.	310	310-140-004	6 22-36	46995	7/22/2022	\$ 240,000
39.28	Dry Pasture	Kennedy Meadows	Kennedy Meadows Rd and North of Sherman Pass Rd.	310	310-140-021	7 22-36	46997	7/22/2022	\$ 110,000
6.61	Estate Home	Corcoran	Avenue 144 and Highway 43	200	200-220-013	31 21-23	47041	7/22/2022	\$ 4,750,000
5.00	Nuts	Tulare	Avenue 224 and Road 124	172	172-040-040	7 20-25	47331	7/25/2022	\$ 610,000
575.62	Dry Pasture	Lindsay	Avenue 222 and Road 260	210	210-130-005 219-160-001,004	6 & 7 20-28 12 20-27	47608	7/26/2022	\$ 775,000
575.62	Dry Pasture	Lindsay	Avenue 222 and Road 260	219	210-130-005 219-160-001,004	6 & 7 20-28 12 20-27	47608	7/26/2022	\$ 775,000
80.00	Dry Pasture	Lindsay	Avenue 222 and Road 260	219	219-160-005	7 20-28	47581	7/26/2022	\$ 630,000
11.49	Warehouse Storage Lumber	Tipton	Avenue 144 and State Hwy 99	230	230-240-002	31 21-25	48035	7/28/2022	\$ 4,500,000
18.45	Navel	Dinuba	Avenue 408 and Road 104	21	021-190-029	15 16-24	48055	7/28/2022	\$ 609,000

17.85	Dry Pasture	Kennedy Meadows	Kennedy Meadows Rd. and Dome View Ave.	310	310-070-036	18 22-26	48398	7/29/2022	\$ 80,000
80.00	Dairies	Tulare	Avenue 248 and Road 140	152	152-180-003	34 19-25	48474	7/29/2022	\$ 2,500,000
57.89	Dry Pasture	Badger	State Hwy 245 and Whittaker Forest Dr.	7	007-190-022	11 15-27	48580	7/29/2022	\$ 94,000
12.10	Estate Home	Three Rivers	Dinely Dr. and Sierra Dr.	69	069-020-043	8 17-29	48488	7/29/2022	\$ 815,000
40.00	Mountain Rec Home	Balch Park	Balch Park Rd.	144	144-090-001	27 19-30	48891	8/1/2022	\$ 580,000
5.23	Estate Home	Ivanhoe	Avenue 320 and Road 164	110	110-080-021	7 18-26	48885	8/1/2022	\$ 672,000
8.53	Rec Bowl Golf Theater Etc	Terra Bella	Avenue 84 and Road 234	320	320-100-040	10 23-27	49089	8/2/2022	\$ 350,000
6.95	Mountain Rec Home	Posey	Old Stage Rd. and Sugarloaf Dr.	345	345-310-047	29 24-31	49589	8/3/2022	\$ 220,000
5.01	Estate Home	Lindsay	Avenue 242 and Road 180	153	153-210-032	34 19-26	50288	8/8/2022	\$ 580,000
160.00	Nuts	Exeter	Avenue 248 and Road 180	153	153-240-001	28 19-26	50181	8/8/2022	\$ 318,000
28.95	Open	Alpaugh	Avenue 50 and Road 38	311	311-250-030	33 23-23	50291	8/8/2022	\$ 145,500
86.47	Mountain Rec Home	Kennedy Meadows	Kennedy Meadows Rd. and Red Barn Rd.	310	310-040-017	32 22-36	50493	8/9/2022	\$ 62,000

40.00	Olives	Lindsay	Avenue 208 and Road 196	214	214-010-002	26 20-26	50857	8/11/2022	\$ 1,053,000
9.71	Open	Dinuba	Avenue 368 and Road 84	47	047-060-022	9 17-24	51282	8/12/2022	\$ 460,000
10.02	Navel	Terra Bella	Avenue 92 and Road 264	232	232-200-013	6 23-28	51141	8/12/2022	\$ 150,000
11.00	Estate Home	Badger	Millwood-Badger Rd. and Boyd Dr.	7	007-120-037	26 15-26	51177	8/12/2022	\$ 600,000
238.19	Nuts Open	Tipton	Avenue 152 and Road 96	228	228-180-002 228-210-004	35 & 36 21-24	51540	8/15/2022	\$ 10,000,000
5.98	Mountain Rec Home	Camp Nelson	Redwood Dr. and Highway 190	220	220-160-047	21 20-31	51790	8/16/2022	\$ 200,000
71.71	Dry Pasture	Springville	Yokohl Valley Dr. and Stewart Dr.	144	144-140-025	23 19-29	52158	8/17/2022	\$ 315,500
89.87	Dry Pasture	Porterville	Holdridge Dr. and Road 296	284	284-670-012 284-680-048,049	13 21-28	52168	8/17/2022	\$ 530,000
25.00	Nuts Open	Pixley	Avenue 116 and Road 124	295	295-070-002,003 295-080-005	20 22-25	52413	8/19/2022	\$ 765,000
8.86	Navel	Orosi	Avenue 432 and Road 128	25	025-170-004	5 16-25	52600	8/19/2022	\$ 660,000
74.58	Nuts	Ivanhoe	Avenue 320 and St Hwy 216	108	108-100-042,043,050	13 18-25	52520	8/19/2022	\$ 2,051,000
75.59	Navel	Strathmore	Avenue 204 and Road 192	198	198-150-001,006	27 20-26	52556	8/19/2022	\$ 3,950,000

5.00	Estate Home	Woodlake	Avenue 344 and Road 220	64	064-120-019	29 17-27	53160	8/23/2022	\$ 485,000
54.77	Dry Pasture	Three Rivers	South Fork Dr. and East of Grouse Valley Rd.	114	114-170-013	14 18-29	53082	8/23/2022	\$ 175,000
40.19	Deciduous Trees	Dinuba	Avenue 392 and Road 48	29	029-080-018	28 16-23	53076	8/23/2022	\$ 1,386,000
15.65	Estate Home	Lindcove	Palm Ave. and Fritz Dr.	115	115-110-067	27 18-27	53489	8/25/2022	\$ 1,590,000
13.49	Navel	Lindsay	Avenue 232 and Road 204	199	199-050-058	1 20-26	53414	8/25/2022	\$ 378,000
61.04	Dry Pasture	Porterville	Deer Creek Rd and Road 272	305	305-190-022	21 22-28	53426	8/25/2022	\$ 194,000
114.98	Industrial Residential	Tulare	Avenue 216 and South I Dr.	187	187-050-013,020 187-060-001	23 20-24	53600	8/25/2022	\$ 10,796,500
37.77	Nuts	Visalia	Avenue 272 and Road 132	126	126-180-021	17 19-25	53474	8/25/2022	\$ 1,250,000
239.35	Open	Dinuba	Avenue 376 and Road 80	47	047-010-024 047-060-014,035	5 & 8 17-24	53555	8/25/2022	\$ 2,463,000
375.00	Open	Lindsay	Avenue 240 and Road 188	197	197-050,004,006,008 153-200-005	4 20-26 34 19-26	53843	8/26/2022	\$ 4,759,000

375.00	Open	Lindsay	Avenue 240 and Road 188	153	197-050,004,006,008 153-200-005	4 20-26 34 19-26	53843	8/26/2022	\$ 4,759,000
18.80	Open	Lindsay	Avenue 242 and Road 188	153	153-210-036	34 19-26	53820	8/26/2022	\$ 241,500
18.96	Dry Pasture	Lindsay	Valley Dr. and Road 236	210	210-030-031	9 20-27	53813	8/26/2022	\$ 324,000
9.19	Estate Home	Springville	Highway 190 and Cow Mountain Rd.	307	307-250-002	6 21-30	53844	8/26/2022	\$ 439,000
9.47	Olives	Lindsay	Avenue 247 and Road 212	142	142-101-001	31 19-27	54511	8/30/2022	\$ 380,000
19.55	Navel	Porterville	Avenue 128 and Road 252	270	270-110-065	12 22-27	54532	8/30/2022	\$ 435,000
1012.43	Nuts Residential Light MFG General MFG	Terra Bella	Avenue 104 and Road 184 Avenue 96 and Road 184 Avenue 96 and Road 192	300	300-200-003,004,008,015,020,025,030 302-260-001,030	33,34,35 22-26	54611	8/30/2022	\$ 30,000,000
1012.43	Nuts Residential Light MFG General MFG	Terra Bella	Avenue 104 and Road 184 Avenue 96 and Road 184 Avenue 96 and Road 192	302	300-200-003,004,008,015,020,025,030 302-260-001,030	33,34,35 22-26	54611	8/30/2022	\$ 30,000,000
78.79	Nuts	Porterville	Avenue 168 and Road 216	240	240-040-008	20 21-27	55198	9/1/2022	\$ 1,810,000
10.00	Nuts	Visalia	Avenue 260 and Road 140	150	150-080-019	21 19-25	55371	9/2/2022	\$ 240,000

19.50	Navel	Ivanhoe	Millwood Rd. and Avenue 336	110	110-030-008	5 18-26	55505	9/2/2022	\$ 475,000
329.00	Open	Hanford	Avenue 256 and Road 28	147	147-020-002,010	19 19-23	55791	9/7/2022	\$ 8,554,000
10.00	Estate Home	Terra Bella	Avenue 70 and Road 224	321	321-020-026	21 23-27	55766	9/7/2022	\$ 355,000
80.00	Nuts	Tulare	Avenue 240 and Road 148	152	152-170-011	34 19-25	55885	9/8/2022	\$ 2,880,000
47.29	Nuts	Porterville	Avenue 164 and Road 208	236	236-260-024	24 21-26	56282	9/9/2022	\$ 1,450,000
15.93	Commercial	Visalia	Riggin Ave. and Dinuba Blvd.	78	078-120-031,050	18 18-25	56274	9/9/2022	\$ 3,670,000
627.00	Dry Pasture	Northeast of Fountain Springs	Deer Creek Rd. South of Reservation Rd.	325	325-040-001	9 23-29	56449	9/12/2022	\$ 1,532,500
6.01	Estate Home	Lindcove	Fritz Dr. and Powell Dr.	115	115-120-073	27 18-27	56431	9/12/2022	\$ 850,000
5.32	Estate Home	Orange Cove	Avenue 448 and St Hwy 63	5	005-140-016	29 15-25	56502	9/13/2022	\$ 425,000
9.39	Open	Cutler	Avenue 392 and Road 144	35	035-160-022	33 16-25	57184	9/14/2022	\$ 500,000
10.30	Single Family M/H Site	Springville	Balch Park Rd. and Grouse Valley Rd.	144	144-120-022	19 19-30	57209	9/14/2022	\$ 300,000
9.14	Open	Visalia	Avenue 304 and Road 88	81	081-180-004	28 18-24	57359	9/15/2022	\$ 4,312,500

17.99	Service Shops	Visalia	Avenue 264 and Road 108	126	126-230-038	13 19-24	57347	9/15/2022	\$ 1,100,000
43.62	Open	Strathmore	Avenue 188 and Road 244	243	243-050-010 255-050-003	2 & 3 21-27	57896	9/16/2022	\$ 1,800,000
43.62	Open	Strathmore	Avenue 188 and Road 244	255	243-050-010 255-050-003	2 & 3 21-27	57896	9/16/2022	\$ 1,800,000
10.00	Estate Home	Tulare	Avenue 232 and Road 132	195	195-111-007	9 20-25	57917	9/16/2022	\$ 1,600,000
19.20	Deciduous Trees	Tipton	Avenue 144 and Road 120	300	300-030-007	6 22-25	58007	9/19/2022	\$ 1,400,000
5.00	Estate Home	Strathmore	Avenue 200 and Road 244	216	216-110-046	26 20-27	58094	9/19/2022	\$ 400,000
128.62	Dry Pasture Open	Badger	Dry Creek Dr. and Stagecoach Dr.	7	007-210-020,021,022	23 15-27	58062	9/19/2022	\$ 575,000
50.00	Single Family M/H Site	Kennedy Meadows	Kennedy Meadows Rd. and Long Canyon Trail	310	310-170-007	10 & 11 22-36	58713	9/21/2022	\$ 423,000
86.58	Dry Pasture	Badger	Dry Creek Dr. and Stagecoach Dr.	7	007-210-009	23 15-27	58795	9/21/2022	\$ 311,500
314.05	Dairies Open	Tipton	Avenue 152 and Road 80	228	228-250-001,012	33 21-24	58753	9/21/2022	\$ 7,110,000
313.51	Dairies	Tipton	Avenue 144 and Road 80	228	228-250-013	33 21-24	58752	9/21/2022	\$ 6,690,000



279.61	Open Deciduous Trees	Woodville	Avenue 160 and Road 168	233	233-160-001,004,006	19 21-26	58728	9/21/2022	\$ 6,711,000
9.76	Single Family M/H Site	Seville	Avenue 376 and Road 144	50	050-140-030	10 17-25	58983	9/22/2022	\$ 512,500
142.23	Estate Home	Springville	Yokohl Valley Dr. and Balch Park Rd.	219	219-200-030	4 20-29	58901	9/22/2022	\$ 750,000
24.48	Navel	Woodlake	Avenue 348 and Road 204	60	060-260-005	25 17-26	59208	9/23/2022	\$ 1,000,000
7.52	Estate Home	Three Rivers	Dinely Dr. and Skyline Dr.	69	069-470-001	5 17-29	59233	9/23/2022	\$ 825,000
78.09	Nuts	Visalia	Avenue 360 and Road 112	48	048-190-004	13 17-24	59549	9/26/2022	\$ 3,768,000
310.00	Nuts	Tulare	Avenue 248 and Road 140	152	152-190-001	27 19-25	59491	9/26/2022	\$ 9,900,000
5.87	Estate Home	Strathmore	Avenue 200 and Road 188	198	198-200-021	33 20-26	59906	9/28/2022	\$ 440,000
5.00	Estate Home	Visalia	Avenue 322 and Road 124	78	078-080-004	7 18-25	60011	9/28/2022	\$ 400,000
19.91	Irrigated Pasture	Porterville	Avenue 152 and Success Valley Dr.	284	284-341-011	32 21-29	60050	9/29/2022	\$ 279,000
89.13	Olives Navel	Orosi	Avenue 432 and Road 144	5	005-160-015 005-260-002,004 025-030-007	33 15-25	60110	9/29/2022	\$ 2,635,000
89.13	Olives Navel	Orosi	Avenue 432 and Road 144	25	005-160-015 005-260-002,004 025-030-007	33 15-25	60110	9/29/2022	\$ 2,635,000

5.00	Estate Home	Lindcove	Powell Dr. and Gordon Dr.	115	115-120-062	27 18-27	60490	9/30/2022	\$ 485,000
37.26	Vineyards	Kingsburg	Avenue 424 and Road 42	12	012-050-025	9 16-23	60532	9/30/2022	\$ 432,000
160.00	Nuts	Porterville	Avenue 160 and Road 196	236	236-130-021	23 21-26	60359	9/30/2022	\$ 7,040,000
5.00	Residential	Lindsay	Hickory St. and Road 218	201	201-240-003	6 20-27	60370	9/30/2022	\$ 170,000
5.00	Estate Home	Visalia	Avenue 360 and Road 112	48	048-050-028	24 17-24	60376	9/30/2022	\$ 500,000
9.43	Open	Terra Bella	Avenue 70 and Road 267	323	323-290-007	20 23-28	60378	9/30/2022	\$ 230,000
37.95	Nuts Open	Visalia	Avenue 304 and Road 152	103	103-110-004,005,006	26 18-25	60354	9/30/2022	\$ 1,850,000
10.00	Dry Pasture	Alpaugh	Avenue 28 and Road 24	330	330-070-034	18 24-23	60791	10/3/2022	\$ 4,000
10.00	Misc Exotic Bees	Goshen	Avenue 308 and Road 54	73	073-040-036	23 18-23	60994	10/4/2022	\$ 625,000
5.46	Dry Pasture	Terra Bella	Avenue 88 and Old Stage Rd.	323	323-180-007	10 23-28	60881	10/4/2022	\$ 75,000
9.37	Estate Home	Terra Bella	Avenue 80 and Road 268	323	323-070-016	17 23-28	60916	10/4/2022	\$ 50,000
78.01	Nuts Estate Home	Visalia	Avenue 272 and Road 100	119	119-820-006,007,008,009	14 19-24	60843	10/4/2022	\$ 3,200,000

19.32	Equip Sheds Shops Storage	Tulare	Aveue 264 and Road 100	119	119-240-023	15 19-24	60838	10/4/2022	\$ 650,000
21.31	Nuts	Visalia	Avenue 336 and Road 124	78	078-030-010	6 18-25	61018	10/4/2022	\$ 1,120,000
78.23	Dairies	Visalia	Avenue 312 and Road 92	77	077-200-006	21 18-24	60907	10/4/2022	\$ 12,000,000
5.81	Open	Farmersville	Avenue 288 and Road 164	129	129-010-083	6 19-26	60885	10/4/2022	\$ 212,500
28.59	Navel Estate Home	Lindsay	Avenue 216 and Road 188	198	198-120-048	21 20-26	61215	10/5/2022	\$ 1,183,500
28.64	Navel	Woodlake	Avenue 360 and Millwood Dr.	57	057-080-014	23 17-26	61401	10/7/2022	\$ 534,500
9.62	Single Family M/H Site	Lindsay	Avenue 212 and Road 248	216	216-070-036	23 20-27	61480	10/7/2022	\$ 360,000
91.68	Open Navel	Woodlake	Avenue 332 and Road 196	112	112-010-019 112-020-020	2 & 11 18-26	62192	10/12/2022	\$ 3,850,000
19.00	Navel	Woodlake	Avenue 352 and Road 200	57	057-060-002	24 17-26	62572	10/12/2022	\$ 410,000
160.00	Nuts	Delano	Avenue 24 and Road 128	336	336-010-018	20 24-25	62675	10/12/2022	\$ 2,000,000
60.03	Navel	Orosi	Avenue 424 and Road 144	35	035-250-005	3 16-25	62817	10/13/2022	\$ 2,190,000

10.02	Navel	Terra Bella	Avenue 92 and Road 264	323	323-200-013	6 23-28	62818	10/13/2022	\$ 180,000
8.56	Estate Home	Springville	Battle Mtn Rd. and Balch Park Rd.	144	144-150-012	25 19-29	62963	10/14/2022	\$ 435,000
799.43	Nuts Deciduous Trees	Pixley	Avenue 96 and Road 176 Avenue 88 and Road 184 Avenue 8 and Road 176	300	300-210-012,030 319-100-005,014,020 319-110-007 338-080-004	32 22-26 3,4,9 23-26 29 24-26	63068	10/14/2022	\$ 32,000,000
799.43	Nuts Deciduous Trees	Pixley	Avenue 96 and Road 176 Avenue 88 and Road 184 Avenue 8 and Road 176	319	300-210-012,030 319-100-005,014,020 319-110-007 338-080-004	32 22-26 3,4,9 23-26 29 24-26	63068	10/14/2022	\$ 32,000,000
799.43	Nuts Deciduous Trees	Pixley	Avenue 96 and Road 176 Avenue 88 and Road 184 Avenue 8 and Road 176	338	300-210-012,030 319-100-005,014,020 319-110-007 338-080-004	32 22-26 3,4,9 23-26 29 24-26	63068	10/14/2022	\$ 32,000,000
10.02	Dry Pasture	Porterville	Highway 190 and Head Quarters Dr.	284	284-070-057	35 21-28	63454	10/17/2022	\$ 75,000
38.04	Packing House Cold Storage	Reedley	Avenue 24 and Road 56	12	012-140-009	3 16-23	63311	10/17/2022	\$ 2,900,000
20.14	Dry Pasture	Richgrove	Avenue 24 and Richgrove Dr.	339	339-120-004	20 24-27	63512	10/18/2022	\$ 65,000
5.00	Residential	Pixley	Avenue 108 and Road 132	295	295-150-004	28 22-25	63687	10/18/2022	\$ 170,000

76.87	Navel Olives	Porterville	Avenue 184 and Road 236	243	243-060-012 255-040-042	2 & 3 21-27	63806	10/18/2022	\$ 2,200,000
76.87	Navel Olives	Porterville	Avenue 184 and Road 236	255	243-060-012 255-040-042	2 & 3 21-27	63806	10/18/2022	\$ 2,200,000
18.91	Estate Home	Dinuba	Avenue 420 and Road 92	13	013-080-011	9 16-24	64466	10/21/2022	\$ 1,060,500
10.03	Single Family M/H Site	Lindsay	Avenue 216 and Road 180	198	198-230-006	21 20-26	64515	10/21/2022	\$ 119,000
8.50	Single Family Residential	Porterville	Avenue 146 and Road 278	264	264-080-001	33 21-28	64506	10/21/2022	\$ 375,000
9.39	Industrial	Porterville	Hope Ave. and Newcomb St.	302	302-390-026	9 22-27	65182	10/25/2022	\$ 950,000
17.44	Estate Home Deciduous Trees	Terra Bella	Avenue 72 and Road 228	320	320-340-017,023	16 23-27	65369	10/26/2022	\$ 288,000
15.68	Apartments 5+ Units	Visalia	Riggin Avenue and Dinuba Blvd.	79	079-310-004,005	17 18-25	65437	10/26/2022	\$ 2,600,000
79.68	Dry Pasture	Kennedy Meadows	Kennedy Meadows Rd. and Sherman Pass Rd.	310	310-140-027,028	7 22-36	65375	10/26/2022	\$ 180,000
9.96	Residential	Porterville	Highway 190 and Highway 65	268	268-100-005	3 22-27	65226	10/26/2022	\$ 425,000
19.20	Open	Woodlake	Naranjo Blvd. and Road 204	60	060-260-004	25 17-26	65288	10/26/2022	\$ 928,500

19.76	Navel	Orosi	Avenue 416 and Road 164	35	035-350-006	1 16-25	65336	10/26/2022	\$ 400,000
5.74	Packing House Cold Storage	Ducor	Avenue 56 and Road 240	321	321-160-004	34 23-27	65464	10/27/2022	\$ 4,200,000
9.99	Nuts	Porterville	Avenue 184 and Road 238	243	243-060-015,030	3 21-27	65465	10/27/2022	\$ 450,000
7.56	Residential	Woodlake	Avenue 340 and Road 222	64	064-060-039,041	32 17-27	65724	10/28/2022	\$ 440,000
5.21	Residential	Three Rivers	E Mynatt Dr. and Sierra Dr.	67	067-150-015	13 17-28	66198	10/31/2022	\$ 179,000
240.00	Dry Pasture	Three Rivers	Horse Creek Rd. and Whitney Creek Rd.	114	114-020-041	16 18-28	66073	10/31/2022	\$ 12,000,000
38.49	Nuts	Woodlake	Avenue 332 and Road 204	112	112-020-019	2 18-26	66007	10/31/2022	\$ 800,000
78.38	Nuts	Tulare	Avenue 256 and Road 152	152	152-160-011,012	26 19-25	66000	10/31/2022	\$ 2,500,000
75.44	Nuts	Richgrove	Avenue 16 and Road 184	338	338-020-022,023	28 24-26	66221	11/1/2022	\$ 3,600,000
19.20	Light Mfg General Mfg	Kingsburg	Avenue 396 and Road 16	28	028-130-045	26 12-22	66214	11/1/2022	\$ 379,300
5.00	Estate Home	Porterville	Avenue 146 and Road 278	264	264-080-032	33 21-28	66511	11/2/2022	\$ 410,000

49.72	Open	Visalia	Avenue 324 and Road 124	79	079-100-023	8 18-25	68439	11/3/2022	\$ 2,548,000
40.00	Nuts	Visalia	Avenue 266 and Road 140	127	127-110-004	15 19-25	68398	11/3/2022	\$ 1,050,000
20.00	Nuts	Visalia	Avenue 292 and Road 152	101	101-100-005	35 18-25	68777	11/4/2022	\$ 1,000,000
78.73	Dry Pasture	Kennedy Meadows	Kennedy Meadows and Sherman Pass Rd.	310	310-140-022,026	7 22-36	68924	11/7/2022	\$ 101,000
57.07	Navel	Orosi	Avenue 436 and Road 140	5	005-160-010,011	33 15-25	69404	11//22	\$ 1,516,000
20.52	Mountain Rec Home	North of Springville	Balch Park Rd.	144	144-080-017	27 19-30	69350	11/8/2022	\$ 250,000
17.27	Estate Home	Springville	Harris Rd. and Balch Park Rd.	219	219-250-008	2 20-29	69150	11/5/2022	\$ 438,500
10.49	Estate Home	Three Rivers	South Fork Dr. and Cinnamon Canyon Rd.	114	114-180-004	9 18-29	69963	11/10/2022	\$ 725,000
163.08	Dairies Open	Tulare	Avenue 190 and Road 72	226	226-040-005 228-050-002	5 21-24 31 20-24	70409	11/15/2022	\$ 3,155,500
163.08	Dairies Open	Tulare	Avenue 190 and Road 72	228	226-040-005 228-050-002	5 21-24 31 20-24	70409	11/15/2022	\$ 3,155,500
10.00	Open	Tulare	Avenue 256 and Road 108	149	149-050-003	25 19-24	70267	11/15/2022	\$ 300,000

10.00	Nuts	Tulare	Avenue 256 and Road 108	149	149-050-004	25 19-24	70265	11/15/2022	\$ 300,000
6.05	Nuts	Tulare	Avenue 256 and Road 108	149	149-050-024	25 19-24	70263	11/15/2022	\$ 181,500
37.66	Nuts	Tulare	Avenue 256 and Road 108	149	149-050-035,086	25 19-24	70262	11/15/2022	\$ 1,130,000
52.00	Dry Pasture	Springville	Bear Creek Dr. and Balch Park Rd.	219	219-080-095	12 20-29	70338	11/15/2022	\$ 430,000
9.46	Open	Earlimart	Avenue 56 and Road 148	318	318-030-005	35 23-25	70651	11/16/2022	\$ 500,000
9.18	Apartments 5+ Units	Visalia	Caldwell Ave. and Crenshaw Ave.	119	119-060-065	2 19-24	70961	11/17/2022	\$ 50,000,000
5.61	Single Fam 2 Houses	Springville	Globe Dr. and Pleasant Oak Dr.	284	284-720-001	22 & 23 21-29	70972	11/17/2022	\$ 350,000
48.58	Nuts	Tulare	Avenue 256 and Road 100	149	149-220-001	26 19-24	70756	11/17/2022	\$ 1,822,000
20.06	Tangerines	Orosi	Avenue 436 and Road 136	5	005-170-003	33 15-25	70753	11/17/2022	\$ 830,000
26.00	Navel	Porterville	Avenue 128 and Old Hwy 65	269	269-090-005	11 22-27	71108	11/18/2022	\$ 1,195,000
5.22	Estate Home	Exeter	Firebaugh Ave. and Road 182	133	133-080-030	9 19-26	71597	11/21/2022	\$ 502,000



160.00	Open	Pixley	Avenue 116 and Road 144	300	300-250-002	22 22-25	71889	11/22/2022	\$ 2,400,000
450.00	Dry Pasture	Three Rivers	East of Fritz Dr.	114	114-120-020,021	31 18-28	72166	11/23/2022	\$ 750,000
20.00	Tangerines	Orosi	Avenue 408 and Road 150	35	035-042-005	15 16-25	72049	11/23/2022	\$ 582,500
21.27	Open	Strathmore	Avenue 182 and Road 228	243	243-090-095	9 21-27	72081	11/23/2022	\$ 540,000
35.00	Nuts	Exeter	Avenue 304 and Road 180	111	111-040-002	20 18-26	72918	11/30/2022	\$ 966,000
14.90	Nuts	Exeter	Avenue 304 and Road 180	111	111-040-018	20 18-26	72921	11/30/2022	\$ 641,000
77.55	Dry Pasture	Springville	Campbell Creek Dr. and Mallard Rd.	219	219-320-004	32 20-29	73043	11/30/2022	\$ 215,000
118.72	Nuts	Porterville	Avenue 160 and Road 176	236	236-190-006	26 21-26	73009	11/30/2022	\$ 2,390,000
23.69	Open Residential	Porterville	Avenue 152 and Road 222	240	240-110-053,056	32 21-27	72909	11/30/2022	\$ 500,000
146.74	Dry Pasture	Badger	State Hwy 245 and Wildhog Canyon	7	007-280-002	8 15-27	72998	11/30/2022	\$ 210,000
478.41	Nuts	Corcoran	Avenue 144 and St. Hwy 43	200	200-220-005	32 21-23	72851	11/30/2022	\$ 24,550,000

18.94	Open	Exeter	Avenue 260 and Road 208	141	141-070-005	24 19-26	73430	12/2/2022	\$ 1,000,000
89.73	Dry Pasture Olives Estate Home	Woodlake	Avenue 352 and Road 206 Avenue 360 and Road 212	60	060-180-013 064-170-015,016,017	25 17-26 19 17-27	73428	12/2/2022	\$ 1,200,000
89.73	Dry Pasture Olives Estate Home	Woodlake	Avenue 352 and Road 206 Avenue 360 and Road 212	64	060-180-013 064-170-015,016,017	25 17-26 19 17-27	73428	12/2/2022	\$ 1,200,000
10.00	Single Family M/H Site	Alpaugh	Avenue 46 and Road 50	330	330-130-008	2 24-23	73389	12/2/2022	\$ 190,000
10.16	Single Family Residential	Visalia	Tulare Ave. and Ben Maddox Way	100	100-390-002	33 18-25	73483	12/5/2022	\$ 216,000
20.00	Dry Pasture	Alpaugh	Avenue 54 and Road 30	311	311-280-005	32 23-23	73588	12/5/2022	\$ 345,000
10.86	Warehouse Storage Lumber	Visalia	E Crowley Ave. and N Kelsey St.	81	081-170-045	29 18-24	73737	12/6/2022	\$ 6,200,000
10.00	Estate Home	Kingsburg	Avenue 388 and Road 16	28	028-200-013	36 16-22	73613	12/6/2022	\$ 1,500,000
147.20	Open	Tulare	Avenue 208 and Road 84	174	174-070-001	28 20-24	73808	12/6/2022	\$ 2,757,000
5.00	Olives	Lindsay	Avenue 240 and Road 210	199	199-040-027	1 20-26	73875	12/7/2022	\$ 55,000
20.00	Open	Alpaugh	Avenue 58 and Road 34	311	311-160-002,003	28 23-23	74317	12/9/2022	\$ 180,000

5.00	Apartments 5+ Units	Cutler	Avenue 408 and Road 128	32	032-150-073	20 16-25	74363	12/9/2022	\$ 5,300,000
23.63	Navel	Porterville	Avenue 128 and Road 256	303	303-100-007	18 22-28	74464	12/12/2022	\$ 825,000
9.85	Estate Home	Kingsburg	Avenue 408 and Road 40	12	012-310-002	17 16-23	74644	12/12/2022	\$ 700,000
33.41	Navel Lemons	Terra Bella	Avenue 96 and White River Rd.	305	305-170-005,009	33 22-28	74666	12/13/2022	\$ 1,200,000
8.94	Shopping Center Auto Repair Parts Service	Visalia	Caldwell Avenue and Mooney Blvd.	122	122-290-023,029,030	6 19-25	74873	12/13/2022	\$ 17,325,000
6.35	Estate Home	Three Rivers	North Fork Dr. and Kaweah River Dr.	67	067-090-038	14 17-28	74663	12/13/2022	\$ 285,000
227.66	Vineyards Nuts	Earlimart	Avenue 56 and Road 168	319	319-190-002,003	31 23-26	75343	12/15/2022	\$ 9,500,000
5.00	Estate Home	Dinuba	Avenue 424 and Road 62	12	012-200-029	2 16-23	75260	12/15/2022	\$ 795,000
33.66	Navel	Orange Cove	Avenue 450 and Road 132	5	005-170-004	20 15-25	75340	12/15/2022	\$ 1,125,000
20.00	Estate Home	Dinuba	Avenue 392 and Road 88	30	030-170-004	33 16-24	75411	12/15/2022	\$ 900,000
112.15	Navel Open	Ivanhoe	Avenue 360 and Road 172	53	053-110-003,031 053-140-017,030	16 & 21 17-26	75296	12/15/2022	\$ 4,000,000

40.00	Deciduous Trees	Kingsburg	Avenue 390 and Road 34	28	028-250-001	32 16-23	75479	12/16/2022	\$ 1,200,000
70.01	Dry Pasture	Three Rivers	South Fork Dr. and Grouse Valley Rd.	114	114-170-003	15 18-29	75459	12/16/2022	\$ 110,500
26.92	Open	Lindsay	Avenue 237 and Road 196	199	199-030-018,019	2 20-26	75614	12/16/2022	\$ 926,000
21.17	Navel	Exeter	Avenue 256 and Road 192	153	153-170-013	22 19-26	75930	12/20/2022	\$ 847,000
9.99	Navel	Orange Cove	Avenue 464 and Road 124	5	005-050-011	18 15-25	76370	12/21/2022	\$ 320,000
111.43	Deciduous Trees Estate Home Open Kiwi	Kingsburg	Avenue 384 and Road 12	28	028-190-020,025,045,046	35 16-22	76384	12/21/2022	\$ 6,655,500
37.14	Nuts	Visalia	Avenue 328 and Road 132	79	079-150-028,029	5 18-25	76242	12/21/2022	\$ 1,200,000
18.00	Nuts	Tulare	Avenue 248 and Road 152	152	152-140-011	35 19-25	76447	12/22/2022	\$ 1,200,000
160.43	Timber Preserve Zoned	West of Ponderosa	Forest Rte 21S94 and Forest Rte 21S90	307	307-140-002	27 21-31	74831	12/22/2022	\$ 1,404,000
160.00	Open	East of Earlimart	Avenue 80 and Road 176	319	319-120-002	16 23-26	74956	12/23/2022	\$ 2,000,000
150.07	Estate Home	Three Rivers	South Fork Dr. and Blossom Dr.	68	068-300-021	25 17-28	76912	12/23/2022	\$ 875,000

44.96	Lemons	Porterville	Avenue 128 and Road 268	303	303-110-010	17 22-28	77099	12/23/2022	\$ 1,822,500
67.88	Nuts	Strathmore	Avenue 184 and Road 192	236	236-040-030	3 21-26	77053	12/23/2022	\$ 1,697,000
171.85	Navel Tangerines	Dinuba	Avenue 424 and Road 104	21	021-130-015,016,017,018 021-140-030,037	11 16-24	77254	12/27/2022	\$ 5,400,000
43.37	Mountain Rec Home	Kennedy Meadows	Kennedy Meadows Rd. and North of Chimney Basin Rd.	328	328-100-037	24 23-26	77616	12/28/2022	\$ 120,000
9.90	Estate Home	Dinuba	Avenue 416 and Road 62	12	012-220-020	11 16-23	77379	12/28/2022	\$ 720,000
5.39	Estate Home	Three Rivers	South Fork Dr. and Heidi Rd.	68	068-280-040	36 17-28	77567	12/28/2022	\$ 460,000
47.33	Nuts Single Family M/H Site Single Family Residential	Tulare	Avenue 256 and Road 116	149	149-050-041,043,067	25 19-24	77533	12/28/2022	\$ 1,699,000
34.15	Dry Pasture Estate Home	Springville	Avenue 176 and Brianna Ln.	284	284-810-004,005	7 21-29	77936	12/29/2022	\$ 459,000
19.23	Nuts	Farmersville	Teresa St. and Road 168	111	111-203-024	31 18-26	77820	12/29/2022	\$ 700,000
160.00	Vineyards	Dinuba	Avenue 384 and Road 108	47	047-020-012	2 17-24	77725	12/29/2022	\$ 4,480,000

78.48	Nuts	Lindsay	Avenue 232 and Road 188	197	197-070-009	9 20-26	78154	12/30/2022	\$ 2,529,500
77.72	Nuts	Waukena	Avenue 224 and Road 28	155	155-210-007	7 20-23	78076	12/30/2022	\$ 4,352,500
54.43	Nuts	Waukena	Avenue 224 and Road 28	155	155-210-008	7 20-23	78021	12/30/2022	\$ 3,048,500
17.77	Open Estate Home	Cutler	Avenue 392 and Road 144	35	035-140-018,074,078,079	27 16-25	78185	12/30/2022	\$ 400,000
19.40	Dry Pasture	Seville	Avenue 392 and Road 172	35	035-100-005	25 16-25	78161	12/30/2022	\$ 37,000
14.48	Packing House Cold Storage	Lindsay	Avenue 216 and Road 220	215	215-370-015	20 20-27	78180	12/30/2022	\$ 45,000
18.15	Vineyards	Kingsburg	Avenue 384 and Road 12	28	028-190-033	35 16-22	78061	12/30/2022	\$ 750,000
36.03	Navel	Lindsay	Fir St. and Road 228	210	210-090-007	4 20-27	78017	12/30/2022	\$ 1,525,000
38.22	Nuts	Exeter	Avenue 315 and Road 168	110	110-090-051 110-130-032	17 & 18 18-26	78015	12/30/2022	\$ 1,720,000