

1

| IMAGE                                                                            | MLS#                                                                                                                                                                                                                                                                      | TYPE                    | ADDRESS                         | BD | BA                           | LIVING AREA | LOT AREA                             | YEAR | LIST PRICE |
|----------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------|---------------------------------|----|------------------------------|-------------|--------------------------------------|------|------------|
|  | V1-36598                                                                                                                                                                                                                                                                  | Single Family Residence | 712 Main Street, Piru, CA 93040 | 2  | 1                            | 866 SqFt    | 3,049 SqFt                           | 1927 | \$569,000  |
|                                                                                  | <b>Directions:</b> 126 W heading toward Santa Clarita left at the light on Main St. Home is on the right past the stop sign at Center St. 3/4 of a mile from the light. 126 E Heading to Ventura turn right at the light on Main St. Home is on the left 3/4 of mile down |                         |                                 |    |                              |             |                                      |      |            |
|                                                                                  | <b>Stories Total:</b> 1                                                                                                                                                                                                                                                   |                         | <b>Pool:</b> No                 |    | <b>MLS Area:</b> VC57 - Piru |             | <b>Lock Box Location:</b> Front door |      |            |
|                                                                                  | <b>ADU Y/N:</b> No                                                                                                                                                                                                                                                        |                         | <b>Spa:</b> No                  |    |                              |             |                                      |      |            |
|                                                                                  | <b>DOM:</b> 33<br><b>CDOM:</b> 33<br><b>Listing Agent:</b> Christie Neal CalDRE# 01747887 <b>Listing Office:</b> Realty ONE Group Summit CalDRE# 01929743                                                                                                                 |                         |                                 |    |                              |             |                                      |      |            |

2

| IMAGE                                                                            | MLS#                                                                                                                                      | TYPE                   | ADDRESS                                 | BD | BA                              | LIVING AREA | LOT AREA   | YEAR | LIST PRICE |  |
|----------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------|------------------------|-----------------------------------------|----|---------------------------------|-------------|------------|------|------------|--|
|  | V1-36484                                                                                                                                  | Commercial/Residential | 215 N 8th Street, Santa Paula, CA 93060 | 2  | 2                               | 1,400 SqFt  | 5,662 SqFt | 1959 | \$799,950  |  |
|                                                                                  | Directions: Exit to 10th Street from HWY 126 and go north. Turn left on Railroad Ave. Property is two blocks down on your left at 8th St. |                        |                                         |    |                                 |             |            |      |            |  |
|                                                                                  | Stories Total: 1                                                                                                                          |                        | Pool: No                                |    | MLS Area: VC52 - Santa Paula NE |             |            |      |            |  |
|                                                                                  | ADU Y/N: No                                                                                                                               |                        | Spa: No                                 |    |                                 |             |            |      |            |  |
|                                                                                  | DOM: 44                                                                                                                                   |                        |                                         |    |                                 |             |            |      |            |  |
|                                                                                  | CDOM: 44                                                                                                                                  |                        |                                         |    |                                 |             |            |      |            |  |
|                                                                                  | Listing Agent: Roylin Downs CalDRE# 01065591 Listing Office: BHHS California Properties CalDRE# 01317331                                  |                        |                                         |    |                                 |             |            |      |            |  |

3

| IMAGE                                                                                           | MLS#                                                                           | TYPE                    | ADDRESS                                  | BD | BA                              | LIVING AREA | LOT AREA   | YEAR | LIST PRICE |
|-------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------|-------------------------|------------------------------------------|----|---------------------------------|-------------|------------|------|------------|
|                | V1-36229                                                                       | Single Family Residence | 2072 Harvest Loop, Santa Paula, CA 93060 | 4  | 4                               | 1,939 SqFt  | 0.05 Acres | 2022 | \$739,000  |
|                                                                                                 | Directions: Right on Limoneira Lane to Harvest Loop home is on right hand side |                         |                                          |    |                                 |             |            |      |            |
|                                                                                                 | Stories Total: 2                                                               |                         | Pool: Yes                                |    | MLS Area: VC52 - Santa Paula NE |             |            |      |            |
|                                                                                                 | ADU Y/N: No                                                                    |                         | Spa: Yes                                 |    |                                 |             |            |      |            |
|                                                                                                 | In-Person Broker Open House 07/01/2026 10:00 AM to 1:00 PM                     |                         |                                          |    |                                 |             |            |      |            |
| DOM: 50                                                                                         |                                                                                |                         |                                          |    |                                 |             |            |      |            |
| CDOM: 50                                                                                        |                                                                                |                         |                                          |    |                                 |             |            |      |            |
| Listing Agent: Hitchcock & Associates CalDRE# 01932289 Listing Office: Compass CalDRE# 01991628 |                                                                                |                         |                                          |    |                                 |             |            |      |            |

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| IMAGE                                                                              | MLS#                                                                                                                    | TYPE                    | ADDRESS                                | BD | BA                              | LIVING AREA | LOT AREA    | YEAR | LIST PRICE |
|------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------|-------------------------|----------------------------------------|----|---------------------------------|-------------|-------------|------|------------|
|  | V1-34904                                                                                                                | Single Family Residence | 15667 Ojai Road, Santa Paula, CA 93060 | 2  | 2                               | 1,118 SqFt  | 15,499 SqFt | 1940 | \$885,000  |
|                                                                                    | Directions: 11 miles from downtown Ojai. Take 150 towards Santa Paula. 12 miles from Main St. Santa Paula.              |                         |                                        |    |                                 |             |             |      |            |
|                                                                                    | Stories Total: 1                                                                                                        |                         | Pool: No                               |    | MLS Area: VC54 - Santa Paula SW |             |             |      |            |
|                                                                                    | ADU Y/N: No                                                                                                             |                         | Spa: Yes                               |    |                                 |             |             |      |            |
|                                                                                    | DOM: 112<br>CDOM: 112<br>Listing Agent: Jessica McCrea CalDRE# 01193756 Listing Office: Ojai Valley Real Estate CalDRE# |                         |                                        |    |                                 |             |             |      |            |

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| IMAGE                                                                            | MLS#                                                                                                                                                                 | TYPE        | ADDRESS                                    | BD | BA                                            | LIVING AREA | LOT AREA | YEAR | LIST PRICE |
|----------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------|--------------------------------------------|----|-----------------------------------------------|-------------|----------|------|------------|
|  | V1-36096                                                                                                                                                             | Condominium | 484 Tibbetts Street, Santa Paula, CA 93060 | 3  | 3                                             | 1,860 SqFt  |          | 2020 | \$675,000  |
|                                                                                  | <b>Directions:</b> Freeway 101 S, go onto 126 E, Turn left on Hallock Dr, Right on Packing House Ln, Right on Autumn Path Ln, Left on Tibbetts St.                   |             |                                            |    |                                               |             |          |      |            |
|                                                                                  | <b>Stories Total:</b> 2                                                                                                                                              |             | <b>Pool:</b> Yes                           |    | <b>MLS Area:</b> VC52 - Santa Paula NE        |             |          |      |            |
|                                                                                  | <b>ADU Y/N:</b> No                                                                                                                                                   |             | <b>Spa:</b> Yes                            |    | <b>Subdivision:</b> Santa Paula: Other - 0052 |             |          |      |            |
|                                                                                  | <b>DOM:</b> 50<br><b>CDOM:</b> 50<br><b>Listing Agent:</b> Elizabeth Pena Fernandez CalDRE# 02020385 <b>Listing Office:</b> Realty ONE Group Summit CalDRE# 01929743 |             |                                            |    |                                               |             |          |      |            |

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| IMAGE                                                                                              | MLS#                                                                                                                                                              | TYPE                    | ADDRESS                      | BD                                                                     | BA | LIVING AREA | LOT AREA   | YEAR | LIST PRICE |
|----------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------|------------------------------|------------------------------------------------------------------------|----|-------------|------------|------|------------|
|                    | V1-37235                                                                                                                                                          | Single Family Residence | 449 Clay, Fillmore, CA 93015 | 3                                                                      | 2  | 1,924 SqFt  | 6,534 SqFt | 1920 | \$739,999  |
|                                                                                                    | Directions: From HWY 126, North on Central Ave. Left on Clay St. Home on left side of the street.                                                                 |                         |                              |                                                                        |    |             |            |      |            |
|                                                                                                    | Stories Total: 1                                                                                                                                                  | Pool: No                | MLS Area: VC55 - Fillmore    | Lock Box Location: Water Pipe near right side door, behind black gate. |    |             |            |      |            |
|                                                                                                    | ADU Y/N: No                                                                                                                                                       |                         | Spa: No                      |                                                                        |    |             |            |      |            |
|                                                                                                    | In-Person Broker Open House 07/01/2026 10:00 AM to 12:00 PM<br>Comments: Heritage Valley Gather & Go Pre-Tour Meeting, 9a at Red Engine Brewing Company. Join us! |                         |                              |                                                                        |    |             |            |      |            |
| DOM: 5                                                                                             |                                                                                                                                                                   |                         |                              |                                                                        |    |             |            |      |            |
| CDOM: 5                                                                                            |                                                                                                                                                                   |                         |                              |                                                                        |    |             |            |      |            |
| Listing Agent: Brandy Lengning CalDRE# 01947643 Listing Office: Home Grown Realty CalDRE# 01947643 |                                                                                                                                                                   |                         |                              |                                                                        |    |             |            |      |            |

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| IMAGE                                                                                                                                    | MLS#                                                        | TYPE                    | ADDRESS                                 | BD | BA                        | LIVING AREA | LOT AREA               | YEAR | LIST PRICE |
|------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------|-------------------------|-----------------------------------------|----|---------------------------|-------------|------------------------|------|------------|
|                                                         | OC-26134983                                                 | Single Family Residence | 44 Clearwood Street, Fillmore, CA 93015 | 3  | 3                         | 2,327 SqFt  | 8,630 SqFt             | 2026 | \$864,990  |
|                                                                                                                                          | Directions: For access visit Orchards Sales Office          |                         |                                         |    |                           |             |                        |      |            |
|                                                                                                                                          | Stories Total: 2                                            |                         | Pool: No                                |    | MLS Area: VC55 - Fillmore |             | Lock Box Location: n/a |      |            |
|                                                                                                                                          | ADU Y/N: No                                                 |                         | ADU Count: 0                            |    | Subdivision: Other (OTHR) |             |                        |      |            |
|                                                                                                                                          | In-Person Broker Open House 07/01/2026 10:00 AM to 12:00 PM |                         |                                         |    |                           |             |                        |      |            |
|                                                                                                                                          | Comments: Yes                                               |                         |                                         |    |                           |             |                        |      |            |
|                                                                                                                                          | DOM: 11                                                     |                         |                                         |    |                           |             |                        |      |            |
| CDOM: 11                                                                                                                                 |                                                             |                         |                                         |    |                           |             |                        |      |            |
| Listing Agent: Hugh W McAllister CalDRE# 01268400 Listing Office: Comstock Crosser & Associates Development Company Inc CalDRE# 00936029 |                                                             |                         |                                         |    |                           |             |                        |      |            |

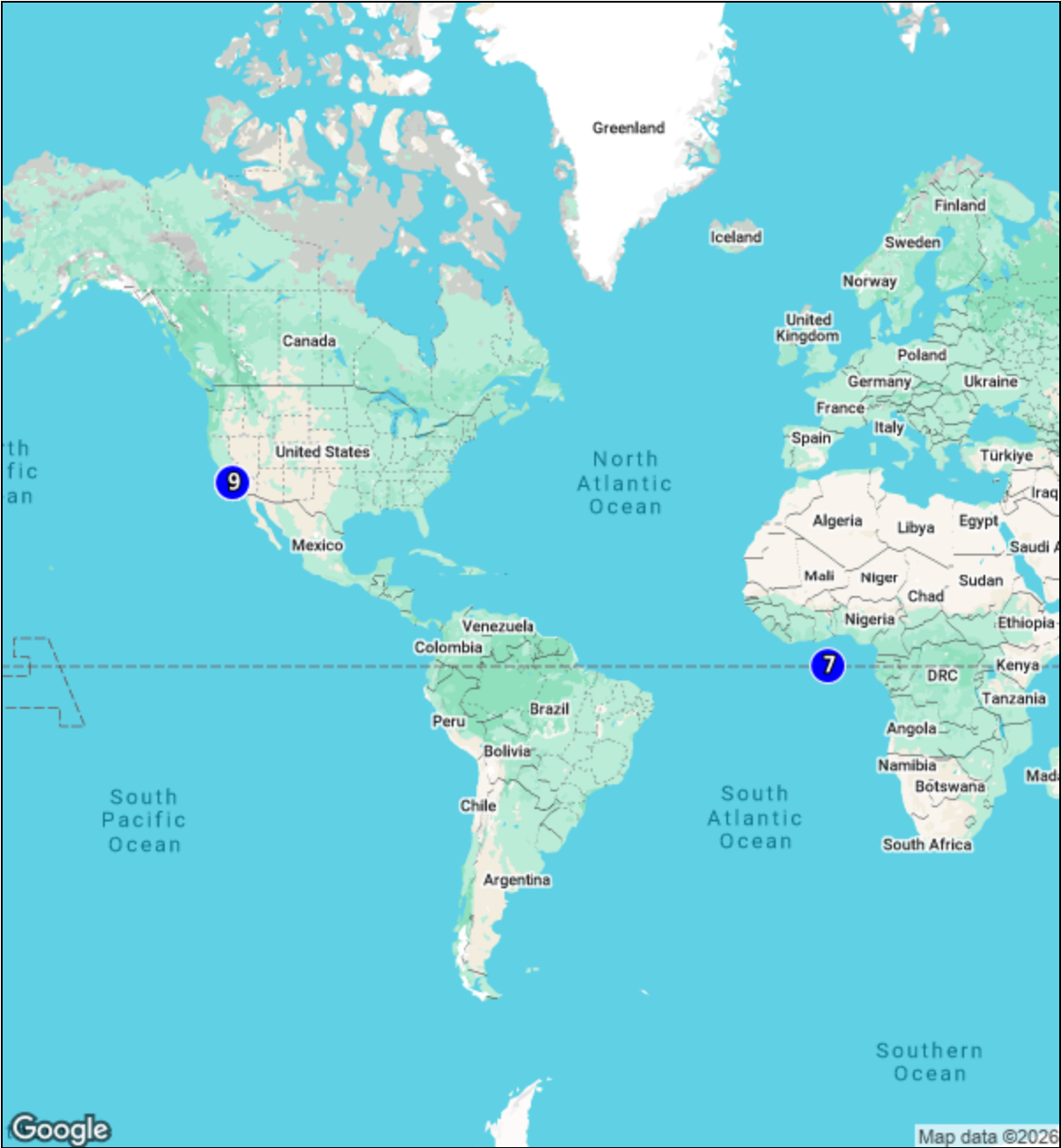
8

| IMAGE                                                                                            | MLS#                                                        | TYPE                    | ADDRESS                                | BD | BA                        | LIVING AREA | LOT AREA                    | YEAR | LIST PRICE |
|--------------------------------------------------------------------------------------------------|-------------------------------------------------------------|-------------------------|----------------------------------------|----|---------------------------|-------------|-----------------------------|------|------------|
|                | V1-37040                                                    | Single Family Residence | 379 Foothill Drive, Fillmore, CA 93015 | 4  | 3                         | 2,444 SqFt  | 10,890 SqFt                 | 1965 | \$995,000  |
|                                                                                                  | Directions: North on Central all the way up to Foothill     |                         |                                        |    |                           |             |                             |      |            |
|                                                                                                  | Stories Total: 1                                            |                         | Pool: No                               |    | MLS Area: VC55 - Fillmore |             | Lock Box Location: Handrail |      |            |
|                                                                                                  | ADU Y/N: No                                                 |                         | Spa: No                                |    |                           |             |                             |      |            |
|                                                                                                  | In-Person Broker Open House 07/01/2026 10:00 AM to 12:00 PM |                         |                                        |    |                           |             |                             |      |            |
|                                                                                                  | Comments: Homemade cookies. See you there!                  |                         |                                        |    |                           |             |                             |      |            |
|                                                                                                  | DOM: 15                                                     |                         |                                        |    |                           |             |                             |      |            |
| CDOM: 15                                                                                         |                                                             |                         |                                        |    |                           |             |                             |      |            |
| Listing Agent: Eric Baucom CalDRE# 01253080 Listing Office: Coastlands Real Estate Group CalDRE# |                                                             |                         |                                        |    |                           |             |                             |      |            |

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|-------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------|-------------------------|--------------------------------------------|----|---------------------------------|-------------|------------|------|------------|
|                 | V1-37298                                                                                                 | Single Family Residence | 400 Tibbetts Street, Santa Paula, CA 93060 | 3  | 3                               | 1,936 SqFt  | 2,171 SqFt | 2020 | \$729,000  |
|                                                                                                 | Directions: CA-126 to Hallock Dr N, R/Packing House Ln, L/Limoneira Ln, R/Autumn Path Ln, L/Tibbetts St. |                         |                                            |    |                                 |             |            |      |            |
|                                                                                                 | Stories Total: 2                                                                                         |                         | Pool: Yes                                  |    | MLS Area: VC52 - Santa Paula NE |             |            |      |            |
|                                                                                                 | ADU Y/N: No                                                                                              |                         | Spa: Yes                                   |    |                                 |             |            |      |            |
|                                                                                                 | In-Person Broker Open House 07/01/2026 10:00 AM to 1:00 PM                                               |                         |                                            |    |                                 |             |            |      |            |
|                                                                                                 | Comments: Join us for Tired Mama Coffee!                                                                 |                         |                                            |    |                                 |             |            |      |            |
| DOM: 0                                                                                          |                                                                                                          |                         |                                            |    |                                 |             |            |      |            |
| CDOM: 0                                                                                         |                                                                                                          |                         |                                            |    |                                 |             |            |      |            |
| Listing Agent: Hitchcock & Associates CalDRE# 01932289 Listing Office: Compass CalDRE# 01991628 |                                                                                                          |                         |                                            |    |                                 |             |            |      |            |

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| Legend                                                  |                                                         |
|---------------------------------------------------------|---------------------------------------------------------|
| 1. 712 Main Street, Piru, CA 93040(V1-36598)            | 6. 449 Clay, Fillmore, CA 93015(V1-37235)               |
| 2. 215 N 8th Street, Santa Paula, CA 93060(V1-36484)    | 7. 44 Clearwood Street, Fillmore, CA 93015(OC-26134983) |
| 3. 2072 Harvest Loop, Santa Paula, CA 93060(V1-36229)   | 8. 379 Foothill Drive, Fillmore, CA 93015(V1-37040)     |
| 4. 15667 Ojai Road, Santa Paula, CA 93060(V1-34904)     | 9. 400 Tibbetts Street, Santa Paula, CA 93060(V1-37298) |
| 5. 484 Tibbetts Street, Santa Paula, CA 93060(V1-36096) |                                                         |