

ForeclosureRadar.com Tutorial:

Perform a basic search

ForeclosureRadar makes it easy to find and research foreclosure properties. This tutorial guides you through the steps to search on city or zip code and view details on a property.

Use ForeclosureRadar to:

- Easily perform a search of foreclosures in a city or zip code in just two steps

There are four search options in the Main Menu:

- Search Foreclosures
- Daily Auction Schedule
- View My Saved Properties
- Radar ID Quick Search

In addition, you can recall recent searches or saves searches. The basics of searching apply to all types of searches.

To search for foreclosures:

1. On the main menu, select Search Foreclosures.
2. Enter one or more cities or zip codes.
3. Click the Search button.






| Steps | Address | City | Sq Ft | Beds | Baths | Est. Equity | Sale Time | Sale Date | Est. Bid | Opening Bid | Est. Value | Winning Bid | Loan Date | |
|-------|-----------------------|-----------|-------|------|-------|-------------|-----------|-----------|-----------|-------------|------------|-------------|-----------|----------|
| | 12435 KESTREL ST | SAN DIEGO | 2215 | 4 | 3.0 | 7% | 10:00 AM | 04/28/10 | \$548,305 | \$548,305 | \$500,621 | \$548,305 | 1 | 04/04/07 |
| | 10872 CHAPARRO WAY | SAN DIEGO | 2893 | 4 | 3.0 | -81% | 10:00 AM | 05/14/10 | \$738,060 | | \$779,849 | | 1 | 11/14/06 |
| | 4685 BELVISTA CT | SAN DIEGO | 2350 | | | | 0:00 AM | 05/24/10 | \$415,186 | | \$867,628 | | 1 | 10/06/04 |
| | 11991 MARGNATA CT | SAN DIEGO | 2739 | | | | 0:00 AM | 05/25/10 | \$888,781 | | \$764,475 | | 1 | 10/30/06 |
| | 13255 DERON AVE | SAN DIEGO | 2494 | 3 | 2.5 | -2% | 10:00 AM | 05/25/10 | \$507,970 | | \$513,603 | | 1 | 10/31/06 |
| | 2732 COWLEY WAY | SAN DIEGO | 2495 | 4 | 3.0 | -15% | 10:00 AM | 05/13/10 | \$920,965 | | \$762,843 | | 1 | 09/26/06 |
| | 13236 CORTE STELLINA | SAN DIEGO | 2194 | 4 | 3.5 | -19% | 10:00 AM | 03/18/10 | \$540,000 | \$540,000 | \$631,229 | \$540,000 | 1 | 11/01/04 |
| | 13941 ROYAL MELBOURNE | SAN DIEGO | 2423 | 4 | 3.0 | -4% | 10:00 AM | 05/14/10 | \$599,444 | | \$627,485 | | 1 | 03/23/07 |
| | 6242 DOROTHY DR | SAN DIEGO | 2088 | 4 | 2.0 | -40% | 10:00 AM | 06/07/10 | \$542,386 | | \$474,972 | | 1 | 12/06/06 |

Once the results are returned, take note of the total number of properties returned by the search. Note that the number of results returned is shown in the list view toolbar. Only 500 results can be shown at one time. You can narrow a search using additional criteria like bedrooms, value or foreclosure stage.

To better view the results on the map, double click to zoom in and re-center the map or zoom using the controls in the upper left corner. To move the map, hold your left mouse button to drag the map to a new position.

Individual properties show on the map with different color icons indicating the foreclosure stage. Move your mouse over an icon to show the address and foreclosure stage above the icon, and to see more details on the property in the summary view in the upper right corner.

For more information on each foreclosure stage, open the Foreclosure Search Option panel. Here you will find a description of each foreclosure stage. You can see more details on a stage by holding your mouse over the label.

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|  | Preforeclosure. Includes properties with Notices of Default filed within the last 120 days that have not since had a Notice of Sale filed on the same loan. |
|  | Auction. Indicates the property is currently scheduled to be sold at a trustee sale auction. Includes all Notices of Trustee Sale until the sale is cancelled or the property is sold to the bank or a third party. |
|  | Bank Owned. Includes all properties that have been sold back to the bank at trustee sale within the last 120 days. |
|  | Sold To Third. Includes all properties that have been sold to a third party within the last 120 days. |
|  | Cancelled. Includes all properties that were scheduled for trustee sale within the last 120 days, but where the sale was cancelled. |

Results are also shown in the list view below the map. Moving your mouse over individual properties highlights the property on the map and shows additional details in the summary view in the upper right corner.

Finally, click on an icon on the map, a property on the list view or the More Details button in the summary view to see more details on a specific property. To return back to the main search, click the Close button.

Work smarter, not harder by using ForeclosureRadar to find and research foreclosure properties.