



2018 Edmond-Area Land Transactions

Date	Buyer	Address	Size	Units	Seller	Price	Price per Unit			Use
January	2nd Street Shops LLC	2300 E. 2nd Street	3.5	Acres	Hunter Miller Family LLC	\$1,470,000	\$421,360	per	Acre	Commercial
January	Midland Capital LLC, Sunny Hotels LLC, Ramji Krupa LLC, Shaypri LLC & Zee LLC	Northeast corner of N. May Avenue & W. Memorial Road	1.6	Acres	Midland Capital LLC	\$528,000	\$322,798	per	Acre	Commercial
January	Redbird Associates LLC	14528 Hertz Quail Springs Parkway	0.2	Acres	Prestige Custom Homes Inc.	\$213,000	\$1,280,279	per	Acre	Commercial
February	Town Square Commons LLC	Northwest corner of N. Sooner Road & E. Danforth Road	20.0	Acres	ABS Option Company LLC	\$780,000	\$39,000	per	Acre	Agricultural
February	Success LLC	Northwest corner of NW 178th Street & N. Pennsylvania Avenue	1.3	Acres	Banc First	\$600,000	\$461,538	per	Acre	Commercial
March	Roughtail Brewing Company LLC	Southwest corner of W. Memorial Road & N. Santa Fe Avenue	5.1	Acres	Clements Building Co. LLC	\$1,000,000	\$197,239	per	Acre	Commercial
March	Penpal LLC	2701 W. Interstate 35 Frontage Road	0.9	Acres	Punnett Construction LLC	\$175,000	\$201,149	per	Acre	Commercial
March	Esperanza Real Estate Investments LLC	4901 E. 2nd Street	4.5	Acres	St. George Holdings LLC	\$950,000	\$211,111	per	Acre	Residential
March	TRONOX LLC	Northwest corner of NW 150th Street and N. Portland Avenue	20.2	Acres	Lone Oak Inc.	\$2,620,000	\$129,832	per	Acre	Agricultural
March	SACC Investments Dooley Creek LLC	Northwest corner of N. Kelly Avenue & W. Edmond Road	40.0	Acres	Investment Realty Advisors LLC	\$1,075,000	\$26,875	per	Acre	Agricultural
April	Head Properties LLC	Northwest corner of N. Broadway and W. Sorghum Mill Road	5.7	Acres	R & B Holdings LLC	\$320,000	\$56,338	per	Acre	Commercial
April	JF QS OKC LLC	2400 W. Memorial Road	1.8	Acres	Lowes Home Centers Inc.	\$1,450,000	\$805,556	per	Acre	Commercial
April	Cross Development ER Oklahoma LLC	Northwest corner of N. Pennsylvania Avenue and NW 150th Street	1.9	Acres	150th and Penn LLC	\$1,755,500	\$915,038	per	Acre	Commercial
April	Covell Partners LLC	South of E. Covell Road between N. Air Depot Boulevard and N. Midwest Boulevard	50.0	Acres	Covell Tucci LLC	\$1,532,000	\$30,646	per	Acre	Agricultural
April	QSN Office Park LLC	South of NW 150th Street between N. May Avenue and N. Pennsylvania Avenue	4.2	Acres	Quail Springs Land Development LLC	\$1,416,500	\$337,262	per	Acre	Commercial
April	M&W Landmark LLC	Northeast corner of W. Memorial Road and N. Western Avenue	10.3	Acres	James G. Grissom, trustee of the James G. Grissom Trust	\$3,500,000	\$338,819	per	Acre	Commercial
April	Retail Buildings Inc.	Northeast corner of N. Western Avenue and NW 192nd Street	3.2	Acres	Ramlabs Properties LLC	\$900,000	\$280,025	per	Acre	Commercial
April	Car Wash Land Co. LLC	East of N. May Avenue between NW 150th Street and W. Memorial Road	2.0	Acres	Quail Springs Land	\$803,000	\$392,915	per	Acre	Commercial
April	Prime Vista LLC	Southeast corner of E. 2nd Street and Vista Lane	2.1	Acres	Allegiance Credit Union	\$251,000	\$119,019	per	Acre	Commercial
May	Cordillera Ranch LLC	Northeast corner of E. Memorial Road and N. Douglas Boulevard	124.4	Acres	Triple Threat Holdings LLC	\$2,500,000	\$20,096	per	Acre	Agricultural
May	TTCU Federal Credit Union	Northwest corner of W. Covell Road and N. Kelly Avenue	1.5	Acres	Jemsite Development LLC	\$1,147,500	\$740,561	per	Acre	Commercial
May	UstorageOK.com LLC	1300 N. Air Depot Boulevard	6.3	Acres	Toombs Development Corp.	\$2,100,000	\$333,333	per	Acre	Agricultural



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June	Edmond Investors LLC	1701 S. Broadway	1.8	Acres	Cancun Corporation	\$1,525,000	\$866,477	per	Acre	Industrial
June	7 Eleven LLC	19217 N. Western Avenue	2.0	Acres	Wawaw LLC	\$725,000	\$359,373	per	Acre	Commercial
June	The Address at Lone Oak LLC	Northwest corner of NW 150th Street and N. Portland Avenue	11.6	Acres	Lone Oak Inc.	\$1,439,000	\$123,945	per	Acre	Agricultural
June	RR&J LLC	Southwest corner of W. Covell Road and N. Kelly Avenue	2.0	Acres	Covell & Kelly Group LLC	\$636,000	\$318,000	per	Acre	Commercial
June	Landmark at Oak Tree LLC	Southwest corner of W. Waterloo Road and N. Kelly Avenue	30.2	Acres	MB 1032 LLC	\$553,000	\$18,317	per	Acre	Commercial
June	Landmark at Oak Tree LLC	Southwest corner of W. Waterloo Road and N. Kelly Avenue	30.2	Acres	Oak Tree Golf Realty II LLC	\$1,107,500	\$36,684	per	Acre	Commercial
June	Landmark at Oak Tree LLC	Southwest corner of W. Waterloo Road and N. Kelly Avenue	30.2	Acres	MB 1032 LLC	\$2,987,000	\$98,940	per	Acre	Commercial
June	FNFF LLC	700 Country Club Drive	31.1	Acres	MB 1032 LLC	\$2,027,000	\$65,114	per	Acre	Commercial
June	Aquabella Equity One LLC	1001 S. Bryant Avenue	5.5	Acres	Contempra Holdings LLC	\$550,000	\$99,278	per	Acre	Commercial
June	Aquabella Equity One LLC	Southwest corner of E. 9th Street and S. Bryant Avenue	6.0	Acres	W & R Investments Inc.	\$1,490,000	\$249,164	per	Acre	Residential
June	Arminius Properties LLC	Southwest corner of E. 2nd Street and S. Coltrane Road	1.0	Acres	Hunter Miller Family LLC	\$635,000	\$648,091	per	Acre	Commercial
June	Michael Johnson Horticultural Solutions Inc.	3031 S. Bryant Avenue	0.8	Acres	Nelda M. Johnson Trust	\$800,000	\$963,855	per	Acre	Commercial
June	Steven A. Dowdy and Janice Dowdy	Southeast corner of N. Midwest Boulevard and E. Edmond Road	5.1	Acres	Barbara N. Pearce Family Trust	\$225,000	\$44,554	per	Acre	Agricultural
July	TTCU Federal Credit Union	Northeast corner of N. Pennsylvania Avenue and NW 150th Street	2.2	Acres	RFA Penn 150 LLC	\$1,595,000	\$741,860	per	Acre	Commercial
July	AGB RE Holdings LLC	Southwest corner of N. Western Avenue and NW 192nd Street	1.0	Acres	Wawaw LLC	\$310,500	\$320,103	per	Acre	Commercial
July	SACC Investments - Moyer 110 LLC	Southwest corner of E. Coffee Creek Road and N. Midwest Boulevard	109.3	Acres	Vicki Lynn Daniel	\$2,880,000	\$26,357	per	Acre	Agricultural
August	OT Properties LLC	Southwest corner of W. Danforth Road and N. Kelly Avenue	1.3	Acres	Edmond 40 LLC	\$1,000,000	\$416,667	per	Acre	Commercial
			1.1							
August	JTE Properties LLC	2414 NW 178th Street	0.1	Acres	Authentic Custom Homes	\$175,000	\$72,917	per	Acre	Commercial
August	Edmond Partners LLC	Southwest corner of W. 33rd Street and N. Kelly Avenue	45.7	Acres	JD NOKC LLC	\$28,699,997	\$628,284	per	Acre	Industrial
August	R2G2 Investments LLC	14525 N. Lincoln Boulevard	1.6	Acres	VDS Inc.	\$225,000	\$138,037	per	Acre	Industrial
August	WYTI Holdings LLC	Southwest corner of NW 150th Street and N. May Avenue	1.0	Acres	Raptor Development	\$358,250	\$358,250	per	Acre	Commercial
August	BISI Properties LLC	Southwest corner of S. Fretz Avenue and W. Edmond Road	2.2	Acres	The Fountains LLC	\$2,450,000	\$1,093,750	per	Acre	Commercial



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August	Bar Co Investments LLC	14101 N. Kelley Avenue	5.0	Acres	Kelly Avenue LLC, Sol Marco, trustee of the Sonja Marco Exemption Trust, Jack Rechnitz and Deborah Rechnitz, Larry C. Russ, trustee under the Larry C. Russ Long Term Trust, Isi J. Russ, trustee under the Isi J. Russ Long Term Trust, and Gina Russ Posalski, trustee under the Gina Russ Posalski Long Term Trust	\$274,500	\$54,790	per	Acre	Parking lot
September	Michael C. & Autumn E. Van Eaton	2320 N. Post Road	48.5	Acres	Van Eaton Ready Mix Inc.	\$1,120,000	\$23,093	per	Acre	Agricultural
September	EDH LLC	Southwest corner of NW 150th Street and N. Santa Fe Avenue	8.1	Acres	Santa Fe Plaza Corp.	\$800,000	\$99,256	per	Acre	Commercial
September	David Schlemmer	7415 E. 2nd Street	20.0	Acres	66 Green LLC	\$585,000	\$29,250	per	Acre	Agricultural
September	BJA Investments LLC	South of NW 150th Street between N. May Avenue and N. Pennsylvania Avenue	0.3	Acres	QSN Office Park LLC	\$175,000	\$560,538	per	Acre	Commercial
September	SFO Capital Advisors LLC	14515 N. Lincoln Boulevard	0.8	Acres	VDS Inc.	\$255,000	\$303,571	per	Acre	Industrial
October	The Church in Edmond Inc.	Southeast corner of E. 2nd Street and S. Rankin Street	0.4	Acres	Hilltop Properties LLC	\$990,000	\$198,397	per	Acre	Residential
		2620 E. 2nd Street	1.9	Acres						Commercial
		2624 E. 2nd Street	1.3	Acres						Residential
		2614 E. 2nd Street	1.4	Acres						Residential
October	Oklahoma AgCredit FLCA	Northeast corner of E. Covell Road and Interstate 35	4.6	Acres	Cross Timbers Office Park LLC	\$1,507,000	\$330,686	per	Acre	Industrial
October	EK Real Estate LLC	2908 Astoria Way **a 4,574-square-foot office building at 2916 Astoria Way was included in this transaction	0.4	Acres	Silverstone Homes LLC	\$787,000	\$1,788,636	per	Acre	Commercial
October	OTBR LLC	Northwest corner of N. May Avenue and NW 164th Street	10.1	Acres	Real Estate Holdings LLC	\$1,100,000	\$108,803	per	Acre	Commercial
October	Costco Wholesale Corporation	Southeast corner of W. Memorial Road and N. Western Avenue	16.5	Acres	DAHR Properties Memorial	\$6,644,499	\$402,941	per	Acre	Commercial
November	Carwash Land Company LLC	Southeast corner of N. Western Avenue and NW 178th Street	2.9	Acres	OnCue RE LLC	\$2,200,000	\$761,246	per	Acre	Commercial
November	Pinric LLC	4001 E. Covell Road	0.2	Acres	Totipotent Properties LLC	\$315,000	\$2,100,000	per	Acre	Commercial



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November	Chitwood Farms LLC	Northeast corner of S. Post Road & NE 150th Street	58.4	Acres	B & R Farms Inc.	\$702,000	\$12,012	per Acre	Agricultural
November	215 West 1st Street LLC	215 W. 1st Street	0.6	Acres	Moyers Factory Warehouse Inc.	\$290,000	\$517,857	per Acre	Commercial
November	McGee Properties LLC	Southeast corner of W. Covell Road and Thomas Drive	1.1	Acres	Garrett and Co. LLC	\$176,000	\$163,538	per Acre	Commercial
November	Oakdale Holdings LLC et al.	Northwest corner of N. Lincoln Boulevard and E. Memorial Road	0.9	Acres	GGD LLC	\$211,000	\$230,727	per Acre	Industrial
November	JDC Development LLC	South of E. Covell Road between N. Air Depot Boulevard and N. Midwest Boulevard	43.0	Acres	Covell Tucci LLC	\$1,925,000	\$44,767	per Acre	Agricultural
December	First United Methodist Church Edmond Inc.	224 E. Campbell Street	0.2	Acres	Regional University System of Oklahoma, on behalf of the University of Central Oklahoma	\$432,000	\$1,800,000	per Acre	Exempt
		230 E. Campbell Street	0.2						
December	Kona Capital Investments LLC	2908 Astoria Way	0.4	Acres	EK Farm & Ranch LLC	\$913,000	\$2,075,000	per Acre	Commercial
Average			12.5	Acres		\$1,576,277	\$421,155	per Acre	
Total			860.9	Acres		\$100,881,746			