

**2023 City of Westland Residential Land Value Summary**

<b>DONE</b>	<b>Table Number</b>	<b>Table Name</b>	<b>2022 FF</b>	<b>2022 AC</b>	<b>2022 Site</b>	<b>Per Analysis 2023 FF</b>	<b>Per Analysis 2023 AC</b>	<b>Per Analysis 2023 Site</b>	<b>Final 2023 FF</b>	<b>Final 2023 AC</b>	<b>Final 2023 Site</b>	<b>Comments</b>
X	0005	PAGES 1-4 (99'S)	\$ 400	YES	NO	\$ 697	YES	NO	\$ 400	NO	NO	
X	0010	CAROL-ANNE	\$ 650	NO	NO	\$ 795	NO	NO	\$ 725	NO	NO	
X	0014	003-05 & PAGE 8	\$ 650	NO	NO	\$ 863	NO	NO	\$ 725	NO	NO	
X	0015	PAGE 5 (E 1/2 CADILLAC PARK)	\$ 575	NO	NO	\$ 858	NO	NO	\$ 650	NO	NO	
X	0016	005-03 & 04 & PAGE 6	\$ 650	NO	NO	\$ 981	NO	NO	\$ 725	NO	NO	
X	0020	PAGES 3 & 4 WARREN & INKSTER	\$ 500	NO	NO	\$ 804	NO	NO	\$ 625	NO	NO	
X	0025	PAGES 9 & 10	\$ 675	NO	NO	\$ 1,055	NO	NO	\$ 800	NO	NO	
X	0030	HAWTHORNE VALLEY 007-02	\$ 650	NO	NO	\$ 812	NO	NO	\$ 650	NO	NO	
X	0035	MERRI-ANNE SUB 012-02	\$ 700	NO	NO	\$ 761	NO	NO	\$ 700	NO	NO	
X	0040	11-12/15-16 N TONQUISH AREA	\$ 550	YES	NO	\$ 753	YES	NO	\$ 625	YES	NO	
X	0045	PAGES 13-15	\$ 450	NO	NO	\$ 255	NO	NO	\$ 450	NO	NO	
X	0050	13 & 14 (BRANDON WOODS #1-3)	NO	NO	\$ 52,500	NO	NO	\$ 47,728	NO	NO	\$ 52,500	
X	0060	NORRIS FARMS 018-02	NO	NO	\$ 60,000	NO	NO	\$ 126,732	NO	NO	\$ 72,500	
X	0063	LIVONIA ACREAGE	\$ 550	YES	NO	\$ 677	YES	NO	\$ 550	YES	NO	
X	0070	FOREST CREEK 022-03	NO	NO	\$ 60,000	NO	NO	\$ 82,158	NO	NO	\$ 60,000	
X	0075	BRANDON VALLEY 024-02	NO	NO	\$ 60,000	NO	NO	\$ 112,051	NO	NO	\$ 75,000	
X	0085	OAKWEST	NO	NO	\$ 57,500	NO	NO	\$ 93,319	NO	NO	\$ 67,500	
X	0090	PAGES 25/PT 26 TO 28-99	\$ 475	YES	NO	\$ 683	YES	NO	\$ 550	YES	NO	
X	0095	31-32 & 35-01	\$ 550	NO	NO	\$ 742	NO	NO	\$ 625	NO	NO	
X	0097	NEWBERRY ESTATES	NO	NO	\$ 55,000	NO	NO	\$ 81,082	NO	NO	\$ 67,500	
X	0100	33-34/36-38 (TONQUISH AREA)	\$ 625	NO	NO	\$ 790	NO	NO	\$ 700	NO	NO	
X	0105	PAGE 34 (-01 & 02)	\$ 500	NO	NO	\$ 753	NO	NO	\$ 600	NO	NO	
X	0110	35-04->36 (EXC 02) & 38 FORD HUNTER E	\$ 575	NO	NO	\$ 761	NO	NO	\$ 625	NO	NO	
X	0115	40-43-02 & 043-99	\$ 500	NO	NO	\$ 600	NO	NO	\$ 500	NO	NO	
X	0120	PG 43 W1/2 (43-01 & 43-02)	\$ 425	YES	NO	\$ 770	YES	NO	\$ 525	YES	NO	
X	0125	PAGES 43 (E 1/2) & 44	\$ 625	NO	NO	\$ 878	NO	NO	\$ 700	NO	NO	
X	0130	45-48/57-01/57-02	\$ 425	NO	NO	\$ 643	NO	NO	\$ 500	NO	NO	
X	0135	WESTLAND WOODS 047-10	NO	NO	\$ 42,500	NO	NO	\$ 64,229	NO	NO	\$ 57,500	
X	0140	47/57/58/59/77	\$ 575	NO	NO	\$ 899	NO	NO	\$ 650	NO	NO	
X	0145	PAGES 49-52 FORD-CHERRY W NBRGH	\$ 450	NO	NO	\$ 697	NO	NO	\$ 550	NO	NO	
X	0150	PAGES 53-56 CHERRY-PALMER W NBRGH	\$ 600	NO	NO	\$ 877	NO	NO	\$ 725	NO	NO	
X	0160	CHERRY OAK	NO	NO	\$ 48,500	NO	NO	\$ 54,717	NO	NO	\$ 48,500	
X	0165	PAGE 60	\$ 525	NO	NO	\$ 724	NO	NO	\$ 525	NO	NO	
X	0170	61-02 & 03 TO 62	\$ 550	NO	NO	\$ 800	NO	NO	\$ 625	NO	NO	
X	0175	061 01 & 64	\$ 550	NO	NO	\$ 654	NO	NO	\$ 550	NO	NO	
X	0176	WILDWOOD MANOR	NO	NO	\$ 47,500	NO	NO	\$ 73,343	NO	NO	\$ 49,500	
X	0180	PAGE 63	\$ 650	NO	NO	\$ 861	NO	NO	\$ 650	NO	NO	
X	0183	64-05 CHASE MEADOWS SUB	NO	NO	\$ 50,000	NO	NO	\$ 30,307	NO	NO	\$ 50,000	
X	0185	65-68 (EXC 68-03)	\$ 650	NO	NO	\$ 1,006	NO	NO	\$ 750	NO	NO	
X	0190	PAGES 068-03	\$ 425	NO	NO	\$ 433	NO	NO	\$ 425	NO	NO	
X	0195	PAGE 69	\$ 550	NO	NO	\$ 829	NO	NO	\$ 600	NO	NO	
X	0200	PAGE 70	\$ 550	NO	NO	\$ 906	NO	NO	\$ 650	NO	NO	
X	0205	PAGES 73-74 SINGLE	\$ 325	NO	NO	\$ 515	NO	NO	\$ 375	NO	NO	

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X	0206	PAGES 73-74 DUPLEX	\$ 250	NO	NO	\$ 277	NO	NO	\$ 250	NO	NO	
X	0207	PAGES 73-74 QUAD	\$ 200	NO	NO	N/A	NO	NO	\$ 200	NO	NO	
X	0210	PAGES 75-76	\$ 425	NO	NO	\$ 666	NO	NO	\$ 500	NO	NO	
X	0215	PAGE 78	\$ 350	NO	NO	\$ 355	NO	NO	\$ 350	NO	NO	
X	0217	COVINGTON ESTATES	NO	NO	\$ 55,000	NO	NO	\$ 52,885	NO	NO	\$ 55,000	
X	0218	COVINGTON ESTATES WEST	NO	NO	\$ 62,500	NO	NO	\$ 72,076	NO	NO	\$ 62,500	
X	0220	MUIRFIELD ESTATES 079-01	NO	NO	\$ 50,000	NO	NO	\$ 22,043	NO	NO	\$ 50,000	
X	0225	PAGE 79	\$ 450	YES	NO	\$ 625	YES	NO	\$ 550	YES	NO	
X	0230	PAGES 80/81/83 (PT OF)	\$ 350	NO	NO	\$ 1,037	NO	NO	\$ 450	NO	NO	
X	0235	PAGE 82	\$ 325	NO	NO	\$ 566	NO	NO	\$ 375	NO	NO	
X	0240	PAGE 84 & 083-01	\$ 375	NO	NO	\$ 612	NO	NO	\$ 375	NO	NO	
X	500	TRAILBROOK CONDOS 001-03	NO	NO	\$ 25,500	NO	NO	\$ 37,154	NO	NO	\$ 28,000	
X	505	PARKWAY TOWNHOUSE 002-02	NO	NO	\$ 16,000	NO	NO	\$ 23,295	NO	NO	\$ 16,000	
X	510	HUNTINGTON CLUB 006-07	NO	NO	\$ 10,000	NO	NO	\$ 22,649	NO	NO	\$ 14,000	
X	515	PIKES PEAK VILLAGE 010-05	NO	NO	\$ 32,500	NO	NO	\$ 36,593	NO	NO	\$ 34,000	
X	520	ARBOR OAKS 010-07	NO	NO	\$ 40,000	NO	NO	\$ 44,619	NO	NO	\$ 40,000	
X	525	RIVER PARK COURT 012-03	NO	NO	\$ 47,500	NO	NO	\$ 76,349	NO	NO	\$ 47,500	
X	527	COWAN ROAD CONDOS	NO	NO	\$ 39,000	NO	NO	\$ 7,279	NO	NO	\$ 39,000	
X	528	CURRIER HANOVER	NO	NO	\$ 30,500	NO	NO	\$ 50,829	NO	NO	\$ 30,500	
X	530	MILLWOOD VILLAGE 016-07	NO	NO	\$ 62,500	NO	NO	\$ 64,784	NO	NO	\$ 62,500	
X	535	WOODLAND MANOR 019-01	NO	NO	\$ 15,500	NO	NO	\$ 25,092	NO	NO	\$ 20,000	
X	540	WOODCREEK MANOR 019-02	NO	NO	\$ 16,500	NO	NO	\$ 30,072	NO	NO	\$ 20,000	
X	545	WOODVIEW 020-01	NO	NO	\$ 14,500	NO	NO	\$ 20,274	NO	NO	\$ 17,500	
X	550	RIVERGATE 020-04	NO	NO	\$ 32,500	NO	NO	\$ 43,045	NO	NO	\$ 37,500	
X	555	PARKVIEW PLACE 020-06	NO	NO	\$ 27,500	NO	NO	\$ 32,105	NO	NO	\$ 27,500	
X	560	COLONIAL ESTATES 021-03	NO	NO	\$ 29,000	NO	NO	\$ 38,718	NO	NO	\$ 32,500	
X	565	EMERALD POINTE N 022-01	NO	NO	\$ 57,500	NO	NO	\$ 91,001	NO	NO	\$ 62,500	
X	575	BRIARBROOK 022-02	NO	NO	\$ 37,500	NO	NO	\$ 41,262	NO	NO	\$ 39,000	
X	580	EMERALD POINTE 023-02	NO	NO	\$ 40,000	NO	NO	\$ 39,700	NO	NO	\$ 40,000	
X	585	ANTHONY'S POND 023-03	NO	NO	\$ 75,000	NO	NO	\$ 98,371	NO	NO	\$ 80,000	
X	590	SHENANDOAH CONDOS 024-01	NO	NO	\$ 35,000	NO	NO	\$ 40,966	NO	NO	\$ 35,000	
X	595	BRANDON VILLAGE 024-04	NO	NO	\$ 28,000	NO	NO	\$ 43,229	NO	NO	\$ 32,000	
X	600	OVERBROOK CONDOS 025-01	NO	NO	\$ 55,000	NO	NO	\$103,073	NO	NO	\$ 65,000	
X	605	QUAIL RUN 029-01	NO	NO	\$ 37,000	NO	NO	\$ 36,617	NO	NO	\$ 37,000	
X	610	BROWNSTONES OF W/L 030-04	NO	NO	\$ 35,000	NO	NO	\$ 49,655	NO	NO	\$ 42,000	
X	615	SHELTERING PINES 031-02	NO	NO	\$ 33,500	NO	NO	\$ 40,790	NO	NO	\$ 35,000	
X	620	TALL OAKS 031-03	NO	NO	\$ 37,500	NO	NO	\$ 50,424	NO	NO	\$ 37,500	
X	625	DEERHURST 030-03	NO	NO	\$ 40,000	NO	NO	\$ 40,820	NO	NO	\$ 40,000	
X	630	MAPLEHURST 031-05	NO	NO	\$ 32,500	NO	NO	\$ 58,905	NO	NO	\$ 40,000	
X	635	HUNTERS POINTE 032-06	NO	NO	\$ 32,500	NO	NO	\$ 42,123	NO	NO	\$ 37,500	
X	645	CASTLEWOOD 032-08	NO	NO	\$ 24,000	NO	NO	\$ 34,904	NO	NO	\$ 29,000	
X	650	CENTRAL PARKWAY 032-10	NO	NO	\$ 40,000	NO	NO	\$ 48,756	NO	NO	\$ 40,000	
X	655	WESTHAVEN ESTATES 035-07	NO	NO	\$ 45,000	NO	NO	\$ 64,162	NO	NO	\$ 48,000	

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X	657	MARLEE WOODS	NO	NO	\$ 50,000	NO	NO	\$ 38,718	NO	NO	\$ 55,000	
X	660	WOODWORTH WOODS 037-03	NO	NO	\$ 21,500	NO	NO	\$ 51,502	NO	NO	\$ 30,000	
X	665	MARQUETTE VILLAGE 042-08	NO	NO	\$ 16,000	NO	NO	\$ 22,271	NO	NO	\$ 19,000	
X	670	ASPEN RIDGE 045-03	NO	NO	\$ 50,000	NO	NO	\$ 74,117	NO	NO	\$ 54,000	
X	672	ABBEYS OF WESTLAND	NO	NO	\$ 43,500	NO	NO	\$ 41,210	NO	NO	\$ 43,500	
X	675	RAVENCREST 047-12	NO	NO	\$ 37,500	NO	NO	\$ 39,516	NO	NO	\$ 37,500	
X	680	WILLOW CREEK ESTATES 049-06>11	NO	NO	\$ 17,500	NO	NO	\$ 30,602	NO	NO	\$ 21,500	
X	685	CAROLON TOWNHOUSES 049-15	NO	NO	\$ 16,500	NO	NO	\$ 21,038	NO	NO	\$ 21,000	
X	690	MAPLE VILLAGE 049-16	NO	NO	\$ 30,000	NO	NO	\$ 43,909	NO	NO	\$ 30,000	
X	695	WARNER FARMS 049-18	NO	NO	\$ 25,000	NO	NO	\$ 39,719	NO	NO	\$ 28,000	
X	700	BARKRIDGE GLEN 052-04	NO	NO	\$ 27,500	NO	NO	\$ 27,219	NO	NO	\$ 27,500	
X	705	MCGEES GROVE 055-06	NO	NO	\$ 42,500	NO	NO	\$ 76,015	NO	NO	\$ 45,000	
X	710	PALMER GARDENS 055-07	NO	NO	\$ 40,000	NO	NO	\$ 78,855	NO	NO	\$ 45,000	
X	715	CHERRYBROOK 066-05	NO	NO	\$ 32,500	NO	NO	\$ 60,419	NO	NO	\$ 36,000	
X	716	VALLEY VIEW ESTATES SUB	NO	NO	\$ 52,500	NO	NO	\$ 33,110	NO	NO	\$ 52,500	
X	717	GREENVIEW CONDOS 75-13	NO	NO	\$ 12,000	NO	NO	\$ 16,763	NO	NO	\$ 12,000	
X	718	VALLEY VIEW ESTATES CONDOS	NO	NO	\$ 27,500	NO	NO	\$ 11,408	NO	NO	\$ 27,500	
X	720	MILLPOINTE 078-04	NO	NO	\$ 37,500	NO	NO	\$ 59,783	NO	NO	\$ 37,500	
X	725	MYSTIC FOREST ESTATES 078-05	NO	NO	\$ 50,000	NO	NO	N/A	NO	NO	\$ 50,000	No Sales
X	730	FAIRFIELD GLADE 082-04	NO	NO	\$ 50,000	NO	NO	\$ 87,994	NO	NO	\$ 50,000	
X	735	BROOKFIELD SITE CONDOS	NO	NO	\$ 58,500	NO	NO	\$ 75,470	NO	NO	\$ 62,000	
X	740	BROOKFIELD ATT CONDOS	NO	NO	\$ 37,000	NO	NO	\$ 52,520	NO	NO	\$ 42,000	
X	745	BROOKFIELD BROWNSTONES	NO	NO	\$ 27,500	NO	NO	\$ 38,394	NO	NO	\$ 35,000	
X	746	BROOKFIELD ESTATES	NO	NO	\$ 55,000	NO	NO	\$ 55,486	NO	NO	\$ 55,000	
X	748	BROOKFIELD ESTATES VISTA	NO	NO	\$ 32,500	NO	NO	\$ 51,760	NO	NO	\$ 38,000	
X	750	CHERRY HILL PLACE	NO	NO	\$ 28,500	NO	NO	\$ 29,233	NO	NO	\$ 29,500	
X	751	NORTH CREEK ESTATES CONDO	NO	NO	\$ 60,000	NO	NO	\$ 62,123	NO	NO	\$ 60,000	
X	755	WEST HAMPTON CONDO	NO	NO	\$ 11,500	NO	NO	\$ 22,151	NO	NO	\$ 14,000	
X	757	LONDON TOWNHOUSES CONDO	NO	NO	\$ 19,500	NO	NO	\$ 25,164	NO	NO	\$ 19,500	
X	758	758 CLYDE SMITH FARMS	NO	NO	\$ 67,500	NO	NO	\$ 82,652	NO	NO	\$ 70,000	
X	760	26 AUDREY'S WAY	NO	NO	\$ 65,000	NO	NO	\$107,272	NO	NO	\$ 72,500	
X	765	NANKIN MILLS VILLAGE	NO	NO	\$ 65,000	NO	NO	\$ 68,571	NO	NO	\$ 68,000	
X	770	OAK RIDGE CONDOS	NO	NO	\$ 57,500	NO	NO	\$102,977	NO	NO	\$ 75,000	
X	775	PARK WEST	NO	NO	\$ 65,000	NO	NO	\$ 64,286	NO	NO	\$ 70,000	
X	780	PARK ROW	NO	NO	\$ 25,000	NO	NO	N/A	NO	NO	\$ 35,000	USED SALE PRICES OF DEERHURST (625) TO HELP EST LAND VALUE

PAGES 1-4 (99'S)

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1	
001 99 0003 703	28051 ANN ARBOR TRAIL	07/30/21	\$212,500	PTA	19-MULTI PARCEL ARM'S LENGTH	\$212,500	\$101,000	47.53	\$202,030	\$212,500	\$202,030	0.0	0.0	17.24	7.66	#DIV/0!	\$12,328	\$0.28	0.00	0005 001 99 0003 704, 001 99 0004 703	PAGES 1 - 4 (99'S)	402			
001 99 0005 701	28255 ANN ARBOR TRAIL	03/25/22	\$190,000	PTA	19-MULTI PARCEL ARM'S LENGTH	\$190,000	\$37,400	19.68	\$74,801	\$190,000	\$74,801	0.0	0.0	1.76	0.49	#DIV/0!	\$107,955	\$2.48	0.00	0005 001 99 0006 701, 001 99 0006 702, 001 99 0007 701	PAGES 1 - 4 (99'S)	402			
001 99 0018 002	8535 N INKSTER	04/29/21	\$108,000	PTA	03-ARM'S LENGTH	\$108,000	\$58,500	54.17	\$116,904	\$29,729	\$38,633	188.8	440.0	1.82	0.91	\$157	\$16,353	\$0.38	90.00	0005		PAGES 1 - 4 (99'S)	401	FRONT FOOT	
002 01 0736 000	29243 JOY	06/19/20	\$99,900	WD	19-MULTI PARCEL ARM'S LENGTH	\$99,900	\$37,000	37.04	\$73,880	\$53,289	\$27,269	68.2	220.0	0.17	0.11	\$782	\$322,964	\$7.41	65.00	0005 002 01 0738 000	PAGES 1 - 4 (99'S)	401	FRONT FOOT		
002 01 0736 000	29243 JOY	08/13/21	\$125,000	WD	19-MULTI PARCEL ARM'S LENGTH	\$125,000	\$43,400	34.72	\$90,618	\$61,651	\$27,269	68.2	220.0	0.17	0.11	\$904	\$373,642	\$8.58	65.00	0005 002 01 0738 000	PAGES 1 - 4 (99'S)	401	FRONT FOOT		
002 99 0042 001	8626 LANEWOOD	05/03/21	\$157,000	PTA	03-ARM'S LENGTH	\$157,000	\$50,200	31.97	\$100,298	\$91,577	\$34,875	87.2	165.0	0.27	0.27	\$1,050	\$345,574	\$7.93	70.00	0005		PAGES 1 - 4 (99'S)	401	FRONT FOOT	
002 99 0074 000	8320 HALLER	11/13/20	\$227,000	WD	03-ARM'S LENGTH	\$227,000	\$102,300	45.07	\$292,281	(\$42,883)	\$22,398	128.6	319.0	0.53	0.53	(\$333)	(\$81,372)	(\$1.87)	72.00	0005		PAGES 1 - 4 (99'S)	401	FRONT FOOT	
004 99 0017 000	7933 N INKSTER	07/06/20	\$260,000	WD	03-ARM'S LENGTH	\$260,000	\$131,500	50.58	\$374,954	(\$56,894)	\$58,080	232.1	680.0	1.39	1.39	(\$245)	(\$40,960)	(\$0.94)	89.00	0005		PAGES 1 - 4 (99'S)	401	FRONT FOOT	
<b>Totals:</b>			<b>\$1,379,400</b>			<b>\$1,379,400</b>	<b>\$561,300</b>		<b>\$1,325,766</b>	<b>\$538,969</b>	<b>\$485,335</b>	<b>773.0</b>		<b>23.33</b>	<b>11.46</b>										
								<b>Sale. Ratio =&gt;</b>	<b>40.69</b>					<b>Average</b>			<b>Average</b>			<b>Average</b>					
								<b>Std. Dev. =&gt;</b>	<b>11.39</b>					<b>per FF=&gt;</b>	<b>\$697</b>	<b>Average</b>	<b>per Net Acre=&gt;</b>	<b>23,105.93</b>	<b>Average</b>	<b>per SqFt=&gt;</b>	<b>\$0.53</b>				

CAROL-ANNE

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1				
001 01 0002 000	27540 ANN ARBOR TRAIL	07/29/21	\$170,000	PTA	03-ARM'S LENGTH	\$170,000	\$65,600	38.59	\$137,715	\$65,256	\$32,971	50.7	112.7	0.13	0.13	\$1,286	\$501,969	\$11.52	50.13	0010	CAROL-ANNE	401	FRONT FOOT					
001 01 0005 000	8434 CAVELL	12/15/21	\$164,000	WD	03-ARM'S LENGTH	\$164,000	\$105,300	64.21	\$221,969	(\$19,459)	\$38,510	59.2	153.5	0.19	0.17	(\$328)	(\$103,505)	(\$2.38)	53.55	0010		CAROL-ANNE	401	FRONT FOOT				
001 01 0006 000	8446 CAVELL	08/24/20	\$160,000	WD	03-ARM'S LENGTH	\$160,000	\$72,000	45.00	\$172,203	\$26,768	\$38,971	60.0	142.0	0.18	0.17	\$446	\$152,091	\$3.49	53.92	0010		CAROL-ANNE	401	FRONT FOOT				
001 01 0017 000	8636 CAVELL	02/01/22	\$160,000	PTA	03-ARM'S LENGTH	\$160,000	\$76,900	48.06	\$161,033	\$41,506	\$42,539	65.4	110.0	0.18	0.18	\$634	\$234,497	\$5.38	70.00	0010		CAROL-ANNE	401	FRONT FOOT				
001 01 0021 000	27600 MACKENZIE	12/10/21	\$150,350	PTA	03-ARM'S LENGTH	\$150,350	\$72,700	48.35	\$152,590	\$30,260	\$32,500	50.0	110.0	0.13	0.13	\$605	\$240,159	\$5.51	50.00	0010		CAROL-ANNE	401	FRONT FOOT				
001 01 0029 000	27730 MACKENZIE	04/09/21	\$185,000	PTA	03-ARM'S LENGTH	\$185,000	\$69,100	37.35	\$138,270	\$80,929	\$34,199	52.6	114.0	0.14	0.14	\$1,538	\$595,066	\$13.66	52.12	0010		CAROL-ANNE	401	FRONT FOOT				
001 02 0024 000	28300 MACKENZIE	04/05/21	\$187,000	PTA	03-ARM'S LENGTH	\$187,000	\$72,100	38.56	\$144,208	\$76,737	\$33,945	52.2	120.0	0.14	0.14	\$1,469	\$556,065	\$12.77	50.00	0010		CAROL-ANNE	401	FRONT FOOT				
001 02 0031 000	28118 MACKENZIE	08/13/20	\$165,000	WD	03-ARM'S LENGTH	\$165,000	\$76,900	46.61	\$172,856	\$26,089	\$33,945	52.2	120.0	0.14	0.14	\$500	\$189,051	\$4.34	50.00	0010		CAROL-ANNE	401	FRONT FOOT				
001 02 0035 000	28044 MACKENZIE	08/21/20	\$230,250	WD	03-ARM'S LENGTH	\$230,250	\$86,100	37.39	\$193,513	\$85,521	\$48,784	75.1	120.0	0.22	0.22	\$1,139	\$397,772	\$9.13	78.01	0010		CAROL-ANNE	401	FRONT FOOT				
001 02 0047 000	28151 MACKENZIE	01/06/22	\$200,000	PTA	03-ARM'S LENGTH	\$200,000	\$83,300	41.65	\$175,144	\$60,719	\$35,863	55.2	115.0	0.15	0.15	\$1,100	\$418,752	\$9.61	55.00	0010		CAROL-ANNE	401	FRONT FOOT				
001 02 0076 000	28006 ANN ARBOR TRAIL	02/18/21	\$163,000	WD	03-ARM'S LENGTH	\$163,000	\$72,300	44.36	\$170,321	\$44,178	\$51,499	79.2	126.9	0.23	0.24	\$558	\$188,795	\$4.33	80.97	0010		CAROL-ANNE	401	FRONT FOOT				
<b>Totals:</b>			<b>\$1,934,600</b>			<b>\$1,934,600</b>	<b>\$852,300</b>		<b>\$1,839,822</b>	<b>\$518,504</b>	<b>\$423,726</b>	<b>651.9</b>		<b>1.80</b>	<b>1.79</b>													
							<b>Sale. Ratio =&gt;</b>	<b>44.06</b>								<b>Average</b>			<b>Average</b>									
							<b>Std. Dev. =&gt;</b>	<b>7.75</b>								<b>per FF=&gt;</b>	<b>\$795</b>	<b>Average</b>	<b>per Net Acre=&gt;</b>	<b>287,578.48</b>	<b>Average</b>	<b>per SqFt=&gt;</b>	<b>\$6.60</b>					

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Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd./Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
003 05 0001 000	29296 BRODY	06/23/20	\$163,000	WD	03-ARM'S LENGTH	\$163,000	\$92,900	56.99	\$191,762	\$31,238	\$60,000	132.9	74.3	0.23	0.21	\$235	\$137,612	\$3.16	148.00	0014		003-05 & PAGE 8	401	FRONT FOOT
003 05 0015 000	29240 BRODY	09/18/20	\$150,000	WD	03-ARM'S LENGTH	\$150,000	\$65,500	43.67	\$158,118	\$24,382	\$32,500	50.0	111.7	0.13	0.13	\$488	\$190,484	\$4.37	50.00	0014		003-05 & PAGE 8	401	FRONT FOOT
003 05 0021 002	29176 BRODY	08/25/20	\$155,000	WD	03-ARM'S LENGTH	\$155,000	\$69,000	44.52	\$166,083	\$27,436	\$36,519	59.3	138.4	0.19	0.19	\$463	\$145,936	\$3.55	59.26	0014		003-05 & PAGE 8	401	FRONT FOOT
003 05 0043 000	29023 BADELT	08/16/21	\$171,000	PTA	03-ARM'S LENGTH	\$171,000	\$73,600	43.04	\$155,090	\$44,328	\$28,418	43.7	134.4	0.14	0.14	\$1,014	\$328,356	\$7.54	43.72	0014		003-05 & PAGE 8	401	FRONT FOOT
003 05 0046 000	29047 BADELT	09/29/21	\$170,000	PTA	03-ARM'S LENGTH	\$170,000	\$70,000	41.18	\$147,313	\$57,475	\$34,788	53.5	114.9	0.14	0.14	\$1,074	\$407,624	\$9.36	53.52	0014		003-05 & PAGE 8	401	FRONT FOOT
003 05 0047 000	29055 BADELT	11/20/20	\$190,200	QC	03-ARM'S LENGTH	\$190,200	\$75,900	39.91	\$183,893	\$39,223	\$32,916	50.6	117.0	0.14	0.14	\$775	\$288,404	\$6.62	50.64	0014		003-05 & PAGE 8	401	FRONT FOOT
003 05 0059 000	29205 BADELT	11/22/21	\$177,000	PTA	03-ARM'S LENGTH	\$177,000	\$66,800	37.74	\$140,624	\$68,876	\$32,500	50.0	110.0	0.13	0.13	\$1,378	\$546,635	\$12.55	50.00	0014		003-05 & PAGE 8	401	FRONT FOOT
003 05 0064 000	29259 BADELT	07/27/20	\$179,000	WD	03-ARM'S LENGTH	\$179,000	\$71,100	39.72	\$171,210	\$46,881	\$39,091	60.1	101.1	0.14	0.14	\$780	\$334,864	\$7.69	60.14	0014		003-05 & PAGE 8	401	FRONT FOOT
003 05 0075 000	29237 BRODY	03/29/22	\$245,500	PTA	03-ARM'S LENGTH	\$245,500	\$72,300	29.45	\$152,031	\$130,955	\$37,486	57.7	129.8	0.17	0.17	\$2,271	\$761,366	\$17.48	57.67	0014		003-05 & PAGE 8	401	FRONT FOOT
003 05 0083 000	29165 BRODY	07/12/21	\$200,000	PTA	03-ARM'S LENGTH	\$200,000	\$96,400	48.20	\$201,025	\$64,237	\$64,237	98.8	108.9	0.19	0.19	\$640	\$339,849	\$7.80	147.74	0014		003-05 & PAGE 8	401	FRONT FOOT
003 05 0113 000	7735 LEAR	08/10/20	\$200,000	WD	03-ARM'S LENGTH	\$200,000	\$84,100	42.05	\$202,406	\$27,286	\$29,692	45.7	114.8	0.12	0.12	\$597	\$227,383	\$5.22	45.68	0014		003-05 & PAGE 8	401	FRONT FOOT
008 01 0005 002	7265 W FRUMIN	12/17/21	\$180,000	PTA	03-ARM'S LENGTH	\$180,000	\$66,600	37.00	\$140,493	\$66,807	\$27,300	42.0	110.0	0.11	0.11	\$1,591	\$630,255	\$14.47	42.00	0014		003-05 & PAGE 8	401	FRONT FOOT
008 01 0009 000	7303 W FRUMIN	03/12/21	\$165,000	PTA	03-ARM'S LENGTH	\$165,000	\$60,600	36.73	\$147,128	\$56,079	\$38,207	58.8	126.7	0.17	0.17	\$954	\$327,947	\$7.53	58.78	0014		003-05 & PAGE 8	401	FRONT FOOT
008 01 0028 000	7300 E FRUMIN	11/23/20	\$157,000	WD	03-ARM'S LENGTH	\$157,000	\$68,900	43.89	\$165,767	\$29,375	\$38,142	58.7	125.7	0.17	0.17	\$501	\$173,817	\$3.99	58.68	0014		003-05 & PAGE 8	401	FRONT FOOT
008 01 0027 000	7292 E FRUMIN	08/23/21	\$203,000	PTA	03-ARM'S LENGTH	\$203,000	\$82,300	40.54	\$173,005	\$66,876	\$36,881	56.7	121.6	0.16	0.16	\$1,179	\$423,266	\$9.72	56.74	0014		003-05 & PAGE 8	401	FRONT FOOT
008 01 0029 002	7270 E FRUMIN	06/04/21	\$180,000	PTA	03-ARM'S LENGTH	\$180,000	\$77,000	42.78	\$160,856	\$67,563	\$48,419	74.5	110.0	0.19	0.19	\$907	\$359,378	\$8.25	74.49	0014		003-05 & PAGE 8	401	FRONT FOOT
008 01 0033 001	7220 E FRUMIN	05/28/21	\$175,000	PTA	03-ARM'S LENGTH	\$175,000	\$71,500	40.86	\$142,927	\$64,573	\$32,500	50.0	110.0	0.13	0.13	\$1,291	\$512,484	\$11.77	50.00	0014		003-05 & PAGE 8	401	FRONT FOOT
008 01 0034 002	7221 E FRUMIN	09/09/20	\$179,000	WD	03-ARM'S LENGTH	\$179,000	\$71,700	40.06	\$173,176	\$38,324	\$32,500	50.0	110.0	0.13	0.13	\$766	\$304,159	\$6.98	50.00	0014		003-05 & PAGE 8	401	FRONT FOOT
008 01 0035 002	7243 E FRUMIN	10/29/20	\$140,000	WD	03-ARM'S LENGTH	\$140,000	\$61,200	43.71	\$147,002	\$26,148	\$33,150	51.0	110.0	0.13	0.13	\$513	\$202,698	\$4.65	51.00	0014		003-05 & PAGE 8	401	FRONT FOOT
008 01 0042 004	7321 E FRUMIN	04/14/21	\$161,500	PTA	03-ARM'S LENGTH	\$161,500	\$80,900	50.09	\$161,723	\$67,160	\$67,383	103.7	90.0	0.16	0.16	\$648	\$417,143	\$9.58	155.00	0014		003-05 & PAGE 8	401	FRONT FOOT
008 01 0053 002	7266 W FRUMIN	07/28/20	\$147,000	WD	03-ARM'S LENGTH	\$147,000	\$58,800	40.00	\$141,962	\$31,688	\$26,650	41.0	110.0	0.10	0.10	\$773	\$304,692	\$6.99	41.00	0014		003-05 & PAGE 8	401	FRONT FOOT
008 02 0004 000	7748 RANDY	07/31/20	\$177,000	WD	03-ARM'S LENGTH	\$177,000	\$71,200	40.23	\$171,269	\$38,881	\$33,150	51.0	100.0	0.12	0.12	\$762	\$332,316	\$7.63	51.00	0014		003-05 & PAGE 8	401	FRONT FOOT
008 02 0012 000	7628 RANDY	10/16/20	\$170,000	WD	03-ARM'S LENGTH	\$170,000	\$70,100	41.24	\$168,666	\$34,484	\$33,150	51.0	100.0	0.12	0.12	\$676	\$294,735	\$6.77	51.00	0014		003-05 & PAGE 8	401	FRONT FOOT
008 02 0019 000	7516 RANDY	07/30/20	\$160,000	WD	03-ARM'S LENGTH	\$160,000	\$79,500	49.69	\$191,993	\$1,157	\$33,150	51.0	100.0	0.12	0.12	\$23	\$9,889	\$0.23	51.00	0014		003-05 & PAGE 8	401	FRONT FOOT
008 02 0028 000	7435 AUGUST	06/26/20	\$164,000	WD	03-ARM'S LENGTH	\$164,000	\$73,000	44.51	\$176,108	\$24,123	\$36,231	55.7	113.0	0.15	0.15	\$433	\$166,366	\$3.82	55.74	0014		003-05 & PAGE 8	401	FRONT FOOT
008 02 0059 000	7636 GARY	10/10/21	\$180,000	PTA	03-ARM'S LENGTH	\$180,000	\$72,600	40.33	\$152,842	\$60,958	\$33,800	52.0	100.0	0.12	0.12	\$1,172	\$512,252	\$11.76	52.00	0014		003-05 & PAGE 8	401	FRONT FOOT
008 02 0064 000	7536 GARY	10/07/20	\$160,000	WD	03-ARM'S LENGTH	\$160,000	\$69,500	43.44	\$167,811	\$25,989	\$33,800	52.0	102.0	0.12	0.12	\$500	\$213,025	\$4.89	52.00	0014		003-05 & PAGE 8	401	FRONT FOOT
008 02 0069 000	7505 MELVIN	04/12/21	\$197,000	PTA	03-ARM'S LENGTH	\$197,000	\$90,500	45.94	\$181,046	\$63,665	\$67,711	104.2	73.6	0.18	0.18	\$803	\$475,369	\$10.91	104.17	0014		003-05 & PAGE 8	401	FRONT FOOT
008 02 0083 000	7737 MELVIN	05/08/20	\$152,000	WD	03-ARM'S LENGTH	\$152,000	\$68,300	44.93	\$164,652	\$20,498	\$33,150	51.0	100.0	0.12	0.12	\$402	\$175,197	\$4.02	51.00	0014		003-05 & PAGE 8	401	FRONT FOOT
008 02 0085 000	7756 MELVIN	09/28/20	\$171,000	WD	03-ARM'S LENGTH	\$171,000	\$76,700	44.85	\$175,855	\$55,145	\$60,000	100.0	70.0	0.16	0.16	\$551	\$342,516	\$7.86	100.00	0014		003-05 & PAGE 8	401	FRONT FOOT
008 02 0102 000	7619 LOUISE	07/30/21	\$218,500	PTA	03-ARM'S LENGTH	\$218,500	\$75,000	34.32	\$157,325	\$99,220	\$38,045	58.5	97.8	0.13	0.13	\$1,695	\$757,405	\$15.29	58.53	0014		003-05 & PAGE 8	401	FRONT FOOT
008 02 0124 000	7716 LOUISE	01/08/21	\$233,000	WD	03-ARM'S LENGTH	\$233,000	\$95,000	40.77	\$229,264	\$40,949	\$37,213	57.3	135.9	0.18	0.18	\$715	\$228,765	\$5.35	57.25	0014		003-05 & PAGE 8	401	FRONT FOOT
008 02 0136 000	7631 AUGUST	07/02/20	\$155,611	WD	03-ARM'S LENGTH	\$155,611	\$79,000	50.77	\$186,609	\$28,926	\$59,924	92.2	73.4	0.16	0.16	\$314	\$186,619	\$4.28	92.19	0014		003-05 & PAGE 8	401	FRONT FOOT
008 02 0142 000	7809 AUGUST	10/30/20	\$165,000	WD	03-ARM'S LENGTH	\$165,000	\$66,300	40.18	\$159,063	\$39,087	\$33,150	51.0	100.0	0.12	0.12	\$766	\$334,077	\$7.67	51.00	0014		003-05 & PAGE 8	401	FRONT FOOT
008 02 0165 000	29938 SHACKET	09/23/20	\$162,500	WD	03-ARM'S LENGTH	\$162,500	\$69,300	42.65	\$167,790	\$27,860	\$33,150	51.0	100.0	0.12	0.12	\$546	\$238,120	\$5.47	51.00	0014		003-05 & PAGE 8	401	FRONT FOOT
008 02 0178 000	29859 ANN ARBOR TRAIL	08/19/21	\$160,000	PTA	03-ARM'S LENGTH	\$160,000	\$66,300	41.44	\$139,033	\$54,117	\$33,150	51.0	101.0	0.12	0.12	\$1,061	\$458,619	\$10.53	51.00	0014		003-05 & PAGE 8	401	FRONT FOOT
008 02 0181 000	29925 ANN ARBOR TRAIL	04/14/21	\$190,000	PTA	03-ARM'S LENGTH	\$190,000	\$86,000	45.26	\$171,956	\$51,194	\$33,150	51.0	102.0	0.12	0.12	\$1,004	\$430,202	\$9.88	51.00	0014		003-05 & PAGE 8	401	FRONT FOOT
008 02 0183 000	29951 ANN ARBOR TRAIL	01/10/22	\$236,000	PTA	03-ARM'S LENGTH	\$236,000	\$70,000	29.66	\$147,382	\$121,768	\$33,150	51.0	104.0	0.12	0.12	\$2,388	\$998,098	\$22.91	51.00	0014		003-05 & PAGE 8	401	FRONT FOOT
008 02 0190 000	7910 AUGUST	02/26/21	\$185,000	WD	03-ARM'S LENGTH	\$185,000	\$72,300	39.08	\$173,460	\$54,440	\$42,900	66.0	108.0	0.16	0.16	\$825	\$331,951	\$7.62	66.00	0014		003-05 & PAGE 8	401	FRONT FOOT
008 02 0209 000	7560 AUGUST	05/12/20	\$169,900	WD	03-ARM'S LENGTH	\$169,900	\$68,500	40.32	\$164,814	\$42,136	\$37,050	57.0	100.0	0.13	0.13	\$739	\$321,649	\$7.38	57.00	0014		003-05 & PAGE 8	401	FRONT FOOT
008 02 0224 000	7424 AUGUST	06/29/20	\$157,000	WD	03-ARM'S LENGTH	\$157,000	\$60,300	38.41	\$144,758	\$45,392	\$33,150	51.0	100.0	0.12	0.12									

PAGE 5 (E 1/2 CADILLAC PARK)

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
005 01 1273 000	8732 FREMONT	08/10/20	\$160,000	WD	03-ARM'S LENGTH	\$160,000	\$83,800	52.38	\$207,336	(\$17,883)	\$29,453	51.2	133.0	0.17	0.17	(\$349)	(\$106,446)	(\$2,44)	55.00	0015		PAGE 5 (E 1/2 CADILLAC PARK)	401	FRONT FOOT
005 01 1283 001	8745 FREMONT	09/16/21	\$183,000	PTA	03-ARM'S LENGTH	\$183,000	\$78,100	42.68	\$166,159	\$42,380	\$25,539	44.4	100.0	0.13	0.13	\$954	\$336,349	\$7,72	55.00	0015		PAGE 5 (E 1/2 CADILLAC PARK)	401	FRONT FOOT
005 01 1321 000	8710 BEATRICE	05/07/21	\$165,000	PTA	03-ARM'S LENGTH	\$165,000	\$58,100	35.21	\$125,489	\$62,511	\$23,000	40.0	135.0	0.12	0.12	\$1,563	\$504,121	\$11,57	40.00	0015		PAGE 5 (E 1/2 CADILLAC PARK)	401	FRONT FOOT
005 01 1322 000	8658 BEATRICE	03/25/21	\$115,000	PTA	03-ARM'S LENGTH	\$115,000	\$38,400	33.39	\$98,738	\$39,262	\$23,000	40.0	135.0	0.12	0.12	\$982	\$316,629	\$7,27	40.00	0015		PAGE 5 (E 1/2 CADILLAC PARK)	401	FRONT FOOT
005 02 0126 000	8352 FREMONT	02/01/21	\$125,000	WD	03-ARM'S LENGTH	\$125,000	\$53,500	42.80	\$135,363	\$12,207	\$22,570	39.3	130.0	0.12	0.12	\$311	\$102,580	\$2,35	40.00	0015		PAGE 5 (E 1/2 CADILLAC PARK)	401	FRONT FOOT
005 02 0144 000	8620 FREMONT	03/31/21	\$155,000	PTA	03-ARM'S LENGTH	\$155,000	\$63,900	41.23	\$156,788	\$20,782	\$22,570	39.3	130.0	0.12	0.12	\$529	\$174,639	\$4,01	40.00	0015		PAGE 5 (E 1/2 CADILLAC PARK)	401	FRONT FOOT
005 02 0162 000	8493 FREMONT	01/04/21	\$136,000	WD	03-ARM'S LENGTH	\$136,000	\$54,300	39.93	\$132,802	\$30,693	\$27,495	47.8	135.0	0.16	0.16	\$642	\$198,019	\$4,55	50.00	0015		PAGE 5 (E 1/2 CADILLAC PARK)	401	FRONT FOOT
005 02 0180 000	8315 FREMONT	02/04/22	\$138,000	PTA	03-ARM'S LENGTH	\$138,000	\$70,700	51.23	\$155,110	\$5,890	\$23,000	40.0	135.0	0.12	0.12	\$147	\$47,500	\$1,09	40.00	0015		PAGE 5 (E 1/2 CADILLAC PARK)	401	FRONT FOOT
005 02 0185 000	8263 FREMONT	01/27/22	\$205,000	PTA	03-ARM'S LENGTH	\$205,000	\$89,600	43.71	\$196,706	\$31,294	\$23,000	40.0	135.0	0.12	0.12	\$782	\$252,371	\$5,79	40.00	0015		PAGE 5 (E 1/2 CADILLAC PARK)	401	FRONT FOOT
005 02 0198 000	8041 FREMONT	03/16/22	\$190,000	PTA	03-ARM'S LENGTH	\$190,000	\$59,500	31.32	\$130,294	\$82,706	\$23,000	40.0	135.0	0.12	0.12	\$2,068	\$666,984	\$15,31	40.00	0015		PAGE 5 (E 1/2 CADILLAC PARK)	401	FRONT FOOT
005 02 0213 301	8248 HUGH	12/30/21	\$40,000	PTA	03-ARM'S LENGTH	\$40,000	\$15,200	38.00	\$34,591	\$40,000	\$31,695	55.1	134.0	0.19	0.19	\$726	\$216,216	\$4,96	60.00	0015		PAGE 5 (E 1/2 CADILLAC PARK)	402	FRONT FOOT
005 02 0226 300	8356 HUGH	07/24/20	\$150,000	WD	03-ARM'S LENGTH	\$150,000	\$57,000	38.00	\$148,670	\$41,375	\$40,045	69.6	135.0	0.25	0.25	\$594	\$166,835	\$3,83	80.00	0015		PAGE 5 (E 1/2 CADILLAC PARK)	401	FRONT FOOT
005 02 0229 303	8416 HUGH	03/02/21	\$183,500	WD	03-ARM'S LENGTH	\$183,500	\$48,700	26.54	\$124,972	\$92,444	\$33,916	59.0	135.0	0.20	0.20	\$1,567	\$459,920	\$10,56	65.00	0015		PAGE 5 (E 1/2 CADILLAC PARK)	401	FRONT FOOT
005 02 0232 000	8462 HUGH	03/08/22	\$196,500	PTA	03-ARM'S LENGTH	\$196,500	\$57,500	29.26	\$128,085	\$91,415	\$23,000	40.0	135.0	0.12	0.12	\$2,285	\$737,218	\$16,92	40.00	0015		PAGE 5 (E 1/2 CADILLAC PARK)	401	FRONT FOOT
005 02 0239 000	8490 HUGH	09/28/21	\$177,000	PTA	03-ARM'S LENGTH	\$177,000	\$59,600	33.67	\$128,799	\$75,696	\$27,495	47.8	135.0	0.16	0.16	\$1,583	\$488,361	\$11,21	50.00	0015		PAGE 5 (E 1/2 CADILLAC PARK)	401	FRONT FOOT
005 02 0248 000	8636 HUGH	11/06/20	\$124,900	WD	03-ARM'S LENGTH	\$124,900	\$48,000	38.43	\$119,291	\$28,609	\$23,000	40.0	135.0	0.12	0.12	\$715	\$230,718	\$5,30	40.00	0015		PAGE 5 (E 1/2 CADILLAC PARK)	401	FRONT FOOT
005 02 0254 000	8629 HUGH	09/28/20	\$98,900	WD	03-ARM'S LENGTH	\$98,900	\$45,500	46.01	\$118,714	\$20,231	\$40,045	69.6	135.0	0.25	0.25	\$290	\$81,577	\$1,87	80.00	0015		PAGE 5 (E 1/2 CADILLAC PARK)	401	FRONT FOOT
005 02 0266 000	8473 HUGH	06/25/21	\$112,500	PTA	03-ARM'S LENGTH	\$112,500	\$39,000	34.67	\$84,829	\$50,671	\$23,000	40.0	135.0	0.12	0.12	\$1,267	\$408,637	\$9,38	40.00	0015		PAGE 5 (E 1/2 CADILLAC PARK)	401	FRONT FOOT
005 02 0267 000	8469 HUGH	10/21/20	\$140,000	WD	03-ARM'S LENGTH	\$140,000	\$49,900	35.64	\$123,920	\$39,080	\$23,000	40.0	135.0	0.12	0.12	\$977	\$315,161	\$7,24	40.00	0015		PAGE 5 (E 1/2 CADILLAC PARK)	401	FRONT FOOT
005 02 0270 000	8433 HUGH	09/23/21	\$208,500	PTA	03-ARM'S LENGTH	\$208,500	\$59,000	28.30	\$129,125	\$102,375	\$23,000	40.0	135.0	0.12	0.12	\$2,559	\$825,605	\$18,95	40.00	0015		PAGE 5 (E 1/2 CADILLAC PARK)	401	FRONT FOOT
005 02 0311 000	8222 BEATRICE	06/12/20	\$134,501	WD	03-ARM'S LENGTH	\$134,501	\$52,300	38.88	\$128,088	\$29,413	\$23,000	40.0	135.0	0.12	0.12	\$735	\$237,202	\$5,45	40.00	0015		PAGE 5 (E 1/2 CADILLAC PARK)	401	FRONT FOOT
005 02 0321 000	8316 BEATRICE	06/01/21	\$111,000	PTA	03-ARM'S LENGTH	\$111,000	\$49,800	44.86	\$107,848	\$26,152	\$23,000	40.0	135.0	0.12	0.12	\$654	\$210,903	\$4,84	40.00	0015		PAGE 5 (E 1/2 CADILLAC PARK)	401	FRONT FOOT
005 02 0342 000	8608 BEATRICE	02/03/21	\$128,500	WD	03-ARM'S LENGTH	\$128,500	\$53,300	41.48	\$133,790	\$17,710	\$23,000	40.0	135.0	0.12	0.12	\$443	\$142,823	\$3,28	40.00	0015		PAGE 5 (E 1/2 CADILLAC PARK)	401	FRONT FOOT
005 02 0343 000	8610 BEATRICE	09/22/20	\$155,000	WD	03-ARM'S LENGTH	\$155,000	\$69,800	45.03	\$172,461	\$5,539	\$23,000	40.0	135.0	0.12	0.12	\$138	\$44,669	\$1,03	40.00	0015		PAGE 5 (E 1/2 CADILLAC PARK)	401	FRONT FOOT
005 02 0388 300	29780 ANN ARBOR TRAIL	09/15/20	\$150,000	WD	03-ARM'S LENGTH	\$150,000	\$56,000	37.33	\$146,006	\$51,897	\$47,903	83.3	160.0	0.33	0.33	\$623	\$156,789	\$3,60	90.00	0015		PAGE 5 (E 1/2 CADILLAC PARK)	401	FRONT FOOT
005 99 0024 700	8037 BEATRICE	07/07/21	\$160,000	PTA	03-ARM'S LENGTH	\$160,000	\$74,300	46.44	\$161,354	\$40,132	\$41,486	72.1	120.0	0.25	0.25	\$556	\$161,823	\$3,71	90.00	0015		PAGE 5 (E 1/2 CADILLAC PARK)	401	FRONT FOOT
<b>Totals:</b>			<b>\$3,842,801</b>			<b>\$3,842,801</b>	<b>\$1,484,800</b>		<b>\$3,495,328</b>	<b>\$1,062,581</b>	<b>\$712,212</b>	<b>1,238.6</b>		<b>4.04</b>	<b>4.04</b>									
								<b>Sale. Ratio =&gt;</b>	<b>38.64</b>			<b>Average</b>		<b>Average</b>				<b>Average</b>						
								<b>Std. Dev. =&gt;</b>	<b>6.63</b>			<b>per FF=&gt;</b>	<b>\$858</b>	<b>per Net Acre=&gt;</b>	<b>263,080.22</b>			<b>per SqFt=&gt;</b>	<b>\$6.04</b>					

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Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effic. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
005 03 0273 000	29846 ANN ARBOR TRAIL	08/24/21	\$170,000	PTA	03-ARM'S LENGTH	\$170,000	\$72,400	42.59	\$152,079	\$50,421	\$32,500	50.0	112.0	0.13	0.13	\$1,008	\$390,860	\$8.97	50.00	0016		005-03 & 04 & PAGE 6	401	FRONT FOOT
005 03 0297 000	8198 AUGUST	11/02/21	\$190,000	PTA	03-ARM'S LENGTH	\$190,000	\$74,900	39.42	\$157,540	\$64,960	\$32,500	50.0	115.0	0.13	0.13	\$1,299	\$492,121	\$11.30	50.00	0016		005-03 & 04 & PAGE 6	401	FRONT FOOT
005 03 0301 000	8252 AUGUST	12/29/20	\$194,999	WD	03-ARM'S LENGTH	\$194,999	\$83,700	42.92	\$200,962	\$26,537	\$32,500	50.0	115.0	0.13	0.13	\$531	\$201,038	\$4.62	50.00	0016		005-03 & 04 & PAGE 6	401	FRONT FOOT
005 03 0304 000	8282 AUGUST	01/05/22	\$130,000	PTA	03-ARM'S LENGTH	\$130,000	\$74,400	57.23	\$156,349	\$6,151	\$32,500	50.0	115.0	0.13	0.13	\$123	\$46,598	\$1.07	50.00	0016		005-03 & 04 & PAGE 6	401	FRONT FOOT
005 03 0322 000	8682 AUGUST	04/30/21	\$205,000	PTA	03-ARM'S LENGTH	\$205,000	\$71,800	35.02	\$143,595	\$93,905	\$32,500	50.0	150.0	0.17	0.17	\$1,878	\$545,959	\$12.53	50.00	0016		005-03 & 04 & PAGE 6	401	FRONT FOOT
005 03 0367 000	8680 RANDY	01/20/22	\$225,000	PTA	03-ARM'S LENGTH	\$225,000	\$74,200	32.98	\$156,074	\$101,426	\$32,500	50.0	126.0	0.15	0.15	\$2,029	\$699,490	\$16.06	50.00	0016		005-03 & 04 & PAGE 6	401	FRONT FOOT
005 03 0377 000	30101 JOY	09/27/21	\$165,000	PTA	03-ARM'S LENGTH	\$165,000	\$77,800	47.15	\$163,220	\$38,180	\$32,500	56.0	99.0	0.13	0.13	\$682	\$300,630	\$6.90	56.00	0016		005-03 & 04 & PAGE 6	401	FRONT FOOT
005 03 0389 000	8671 RANDY	09/10/20	\$175,000	WD	03-ARM'S LENGTH	\$175,000	\$80,200	45.83	\$192,235	\$15,265	\$32,500	50.0	139.0	0.16	0.16	\$305	\$95,406	\$2.19	50.00	0016		005-03 & 04 & PAGE 6	401	FRONT FOOT
005 03 0405 000	8267 RANDY	05/15/20	\$175,000	WD	03-ARM'S LENGTH	\$175,000	\$81,300	46.46	\$195,403	\$12,097	\$32,500	50.0	127.0	0.15	0.15	\$242	\$82,856	\$1.90	50.00	0016		005-03 & 04 & PAGE 6	401	FRONT FOOT
005 03 0407 000	8247 RANDY	10/21/21	\$192,500	PTA	03-ARM'S LENGTH	\$192,500	\$74,000	38.44	\$155,362	\$73,538	\$36,400	56.0	127.0	0.16	0.16	\$1,313	\$451,153	\$10.36	56.00	0016		005-03 & 04 & PAGE 6	401	FRONT FOOT
005 03 0408 000	8237 RANDY	10/29/21	\$227,000	PTA	03-ARM'S LENGTH	\$227,000	\$85,800	37.80	\$180,235	\$83,165	\$36,400	56.0	127.0	0.16	0.16	\$1,485	\$510,215	\$11.71	56.00	0016		005-03 & 04 & PAGE 6	401	FRONT FOOT
005 03 0418 000	8135 RANDY	06/17/21	\$230,000	PTA	03-ARM'S LENGTH	\$230,000	\$71,600	31.13	\$143,175	\$119,325	\$32,500	50.0	127.0	0.15	0.15	\$2,387	\$817,295	\$18.76	50.00	0016		005-03 & 04 & PAGE 6	401	FRONT FOOT
005 03 0420 000	8115 RANDY	12/23/20	\$125,000	WD	03-ARM'S LENGTH	\$125,000	\$78,100	62.48	\$187,771	(\$30,271)	\$32,500	50.0	127.0	0.15	0.15	\$805	(\$207,336)	(\$4.76)	50.00	0016		005-03 & 04 & PAGE 6	401	FRONT FOOT
005 03 0425 000	8025 RANDY	07/16/21	\$175,000	WD	03-ARM'S LENGTH	\$175,000	\$76,500	43.71	\$160,852	\$46,648	\$32,500	50.0	127.0	0.15	0.15	\$933	\$319,507	\$7.33	50.00	0016		005-03 & 04 & PAGE 6	401	FRONT FOOT
005 03 0435 000	8178 RANDY	04/30/20	\$180,000	WD	03-ARM'S LENGTH	\$180,000	\$68,500	38.06	\$164,154	\$48,346	\$32,500	50.0	117.0	0.13	0.13	\$967	\$360,791	\$8.28	50.00	0016		005-03 & 04 & PAGE 6	401	FRONT FOOT
005 03 0462 000	8277 GARY	08/12/21	\$220,500	PTA	03-ARM'S LENGTH	\$220,500	\$72,300	32.79	\$152,036	\$100,964	\$32,500	50.0	117.0	0.13	0.13	\$2,019	\$753,463	\$17.30	50.00	0016		005-03 & 04 & PAGE 6	401	FRONT FOOT
005 03 0466 000	8237 GARY	10/23/20	\$187,000	PTA	03-ARM'S LENGTH	\$187,000	\$85,800	45.88	\$206,745	\$12,755	\$32,500	50.0	117.0	0.13	0.13	\$255	\$95,187	\$2.19	50.00	0016		005-03 & 04 & PAGE 6	401	FRONT FOOT
005 03 0471 000	8187 GARY	03/11/21	\$190,000	WD	03-ARM'S LENGTH	\$190,000	\$73,600	38.74	\$176,703	\$45,797	\$32,500	50.0	117.0	0.13	0.13	\$916	\$341,769	\$7.85	50.00	0016		005-03 & 04 & PAGE 6	401	FRONT FOOT
005 03 0472 000	8177 GARY	11/03/20	\$180,000	WD	03-ARM'S LENGTH	\$180,000	\$69,400	38.56	\$166,470	\$46,030	\$32,500	50.0	117.0	0.13	0.13	\$921	\$343,507	\$7.89	50.00	0016		005-03 & 04 & PAGE 6	401	FRONT FOOT
005 03 0480 000	29934 LONNIE	05/28/21	\$238,000	PTA	03-ARM'S LENGTH	\$238,000	\$89,600	37.65	\$179,103	\$97,897	\$39,000	60.0	105.0	0.15	0.15	\$1,632	\$675,152	\$15.50	60.00	0016		005-03 & 04 & PAGE 6	401	FRONT FOOT
005 03 0489 000	8196 GARY	04/06/20	\$176,000	WD	03-ARM'S LENGTH	\$176,000	\$71,000	40.34	\$170,369	\$38,131	\$32,500	50.0	117.0	0.13	0.13	\$763	\$284,560	\$6.53	50.00	0016		005-03 & 04 & PAGE 6	401	FRONT FOOT
005 03 0491 000	8216 GARY	12/06/21	\$230,000	PTA	03-ARM'S LENGTH	\$230,000	\$84,300	36.65	\$177,564	\$84,936	\$32,500	50.0	117.0	0.13	0.13	\$1,699	\$633,851	\$14.55	50.00	0016		005-03 & 04 & PAGE 6	401	FRONT FOOT
005 03 0507 000	29909 GLADYS	06/09/20	\$176,000	WD	03-ARM'S LENGTH	\$176,000	\$83,300	47.33	\$198,914	\$20,636	\$43,550	67.0	100.0	0.15	0.15	\$308	\$134,000	\$3.08	67.00	0016		005-03 & 04 & PAGE 6	401	FRONT FOOT
005 03 0510 000	8325 MELVIN	10/15/20	\$180,000	WD	03-ARM'S LENGTH	\$180,000	\$76,400	42.44	\$183,613	\$28,887	\$32,500	50.0	117.0	0.13	0.13	\$578	\$215,575	\$4.95	50.00	0016		005-03 & 04 & PAGE 6	401	FRONT FOOT
005 03 0534 000	8134 MELVIN	12/21/21	\$159,700	PTA	03-ARM'S LENGTH	\$159,700	\$72,200	45.21	\$151,741	\$39,172	\$31,213	48.0	124.9	0.14	0.14	\$816	\$283,855	\$6.52	48.02	0016		005-03 & 04 & PAGE 6	401	FRONT FOOT
005 03 0561 000	8327 AUGUST	07/27/20	\$153,500	WD	03-ARM'S LENGTH	\$153,500	\$63,500	41.37	\$151,931	\$34,069	\$32,500	50.0	117.0	0.13	0.13	\$681	\$254,246	\$5.84	50.00	0016		005-03 & 04 & PAGE 6	401	FRONT FOOT
005 03 0584 000	30030 ANN ARBOR TRAIL	06/14/21	\$220,000	PTA	03-ARM'S LENGTH	\$220,000	\$74,300	33.77	\$155,993	\$99,757	\$35,750	55.0	156.4	0.20	0.20	\$1,814	\$506,381	\$11.62	55.00	0016		005-03 & 04 & PAGE 6	401	FRONT FOOT
005 04 0003 000	8023 DONNA	11/23/21	\$217,500	PTA	03-ARM'S LENGTH	\$217,500	\$79,300	36.46	\$166,812	\$83,188	\$32,500	50.0	134.0	0.15	0.15	\$1,664	\$540,182	\$12.40	50.00	0016		005-03 & 04 & PAGE 6	401	FRONT FOOT
005 04 0019 000	8225 DONNA	09/17/21	\$209,900	PTA	03-ARM'S LENGTH	\$209,900	\$80,900	38.54	\$170,249	\$72,151	\$32,500	50.0	134.0	0.15	0.15	\$1,443	\$468,513	\$10.76	50.00	0016		005-03 & 04 & PAGE 6	401	FRONT FOOT
005 04 0023 000	8265 DONNA	04/16/21	\$185,000	PTA	03-ARM'S LENGTH	\$185,000	\$78,600	42.49	\$157,138	\$60,362	\$32,500	50.0	134.0	0.15	0.15	\$1,207	\$391,961	\$9.00	50.00	0016		005-03 & 04 & PAGE 6	401	FRONT FOOT
005 04 0024 000	8277 DONNA	12/13/21	\$237,000	PTA	03-ARM'S LENGTH	\$237,000	\$80,100	33.80	\$168,516	\$100,984	\$32,500	50.0	134.0	0.15	0.15	\$2,020	\$655,740	\$15.05	50.00	0016		005-03 & 04 & PAGE 6	401	FRONT FOOT
005 04 0029 000	8327 DONNA	03/09/22	\$249,900	PTA	03-ARM'S LENGTH	\$249,900	\$79,600	31.85	\$167,559	\$114,841	\$32,500	50.0	134.0	0.15	0.15	\$2,297	\$745,721	\$17.12	50.00	0016		005-03 & 04 & PAGE 6	401	FRONT FOOT
005 04 0031 000	8347 DONNA	11/12/21	\$292,500	PTA	03-ARM'S LENGTH	\$292,500	\$91,700	31.35	\$193,311	\$131,689	\$32,500	50.0	134.0	0.15	0.15	\$2,634	\$855,123	\$19.63	50.00	0016		005-03 & 04 & PAGE 6	401	FRONT FOOT
005 04 0034 000	8619 DONNA	09/18/20	\$192,000	WD	03-ARM'S LENGTH	\$192,000	\$76,700	39.95	\$183,511	\$40,989	\$32,500	50.0	134.0	0.15	0.15	\$820	\$266,162	\$6.11	50.00	0016		005-03 & 04 & PAGE 6	401	FRONT FOOT
005 04 0044 000	8717 DONNA	11/09/20	\$180,000	WD	03-ARM'S LENGTH	\$180,000	\$75,900	42.17	\$182,017	\$30,483	\$32,500	50.0	134.0	0.15	0.15	\$610	\$197,942	\$4.54	50.00	0016		005-03 & 04 & PAGE 6	401	FRONT FOOT
005 04 0051 000	8790 DONNA	06/26/20	\$175,000	WD	03-ARM'S LENGTH	\$175,000	\$73,200	41.83	\$174,564	\$42,550	\$42,114	64.8	112.8	0.17	0.17	\$657	\$253,274	\$5.81	64.79	0016		005-03 & 04 & PAGE 6	401	FRONT FOOT
005 04 0057 000	8718 DONNA	02/24/21	\$165,000	WD	03-ARM'S LENGTH	\$165,000	\$75,300	45.64	\$180,346	\$17,154	\$32,500	50.0	135.0	0.16	0.16	\$343	\$110,671	\$2.54	50.00	0016		005-03 & 04 & PAGE 6	401	FRONT FOOT
005 04 0071 000	8336 DONNA	02/10/22	\$230,000	PTA	03-ARM'S LENGTH	\$230,000	\$81,300	35.35	\$171,117	\$91,383	\$32,500	50.0	135.0	0.16	0.16	\$1,828	\$589,568	\$13.53	50.00	0016		005-03 & 04 & PAGE 6	401	FRONT FOOT
005 04 0074 000	8308 DONNA	10/13/20	\$135,000	PTA	03-ARM'S LENGTH	\$135,000	\$77,400	57.33	\$185,384	(\$17,884)	\$32,500	50.0	135.0	0.16	0.16	(\$358)	(\$115,381)	(\$2.65)	50.00	0016		005-03 & 04 & PAGE 6	401	FRONT FOOT
005 04 0075 000	8298 DONNA	10/29/20	\$220,000	WD	03-ARM'S LENGTH	\$220,000	\$82,400	37.45	\$197,377	\$54,763	\$32,500	50.0	135.0	0.16	0.16	\$1,095	\$353,310	\$8.11	50.00	0016				

006 03 0106 000 8304 FLAMINGO	07/30/20	\$134,000	WD	03-ARM'S LENGTH	\$134,000	\$79,500	59.33	\$193,415	(\$26,915)	\$32,500	50.0	107.0	0.12	0.12	(\$538)	(\$218,821)	(\$5.02)	50.00	0016	005-03 & 04 & PAGE 6	401	FRONT FOOT
006 03 0106 000 8304 FLAMINGO	09/21/21	\$207,000	PTA	03-ARM'S LENGTH	\$207,000	\$84,600	40.87	\$178,018	\$61,482	\$32,500	50.0	107.0	0.12	0.12	\$1,230	\$499,854	\$11.48	50.00	0016	005-03 & 04 & PAGE 6	401	FRONT FOOT
006 03 0107 000 8264 FLAMINGO	07/09/21	\$170,000	PTA	03-ARM'S LENGTH	\$170,000	\$65,300	38.41	\$136,780	\$65,720	\$32,500	50.0	107.0	0.12	0.12	\$1,314	\$534,309	\$12.27	50.00	0016	005-03 & 04 & PAGE 6	401	FRONT FOOT
006 03 0116 000 8136 FLAMINGO	10/29/20	\$145,500	WD	03-ARM'S LENGTH	\$145,500	\$63,600	43.71	\$151,856	\$26,144	\$32,500	50.0	107.0	0.12	0.12	\$523	\$212,553	\$4.88	50.00	0016	005-03 & 04 & PAGE 6	401	FRONT FOOT
006 03 0123 000 8135 FLAMINGO	08/06/21	\$135,000	PTA	03-ARM'S LENGTH	\$135,000	\$83,400	61.78	\$175,694	(\$8,194)	\$32,500	50.0	105.0	0.12	0.12	(\$164)	(\$67,719)	(\$1.55)	50.00	0016	005-03 & 04 & PAGE 6	401	FRONT FOOT
006 03 0124 000 8145 FLAMINGO	06/19/20	\$135,000	WD	03-ARM'S LENGTH	\$135,000	\$61,900	45.85	\$147,606	\$19,894	\$32,500	50.0	105.0	0.12	0.12	\$398	\$164,413	\$3.77	50.00	0016	005-03 & 04 & PAGE 6	401	FRONT FOOT
006 03 0127 000 8215 FLAMINGO	01/21/22	\$148,000	PTA	03-ARM'S LENGTH	\$148,000	\$65,600	44.32	\$137,585	\$42,915	\$32,500	50.0	105.0	0.12	0.12	\$858	\$354,669	\$8.14	50.00	0016	005-03 & 04 & PAGE 6	401	FRONT FOOT
006 03 0132 000 8265 FLAMINGO	03/12/21	\$140,000	WD	03-ARM'S LENGTH	\$140,000	\$63,800	45.57	\$152,409	\$20,091	\$32,500	50.0	105.0	0.12	0.12	\$402	\$166,041	\$3.81	50.00	0016	005-03 & 04 & PAGE 6	401	FRONT FOOT
006 03 0149 000 8224 MILBURN	10/27/21	\$180,000	PTA	03-ARM'S LENGTH	\$180,000	\$79,400	44.11	\$167,041	\$45,459	\$32,500	50.0	105.0	0.12	0.12	\$909	\$375,694	\$8.62	50.00	0016	005-03 & 04 & PAGE 6	401	FRONT FOOT
006 03 0170 000 8265 MILBURN	11/18/20	\$114,000	QC	03-ARM'S LENGTH	\$114,000	\$63,900	56.05	\$157,457	(\$7,707)	\$35,750	55.0	105.0	0.13	0.13	(\$140)	(\$57,947)	(\$1.33)	55.00	0016	005-03 & 04 & PAGE 6	401	FRONT FOOT
006 03 0186 000 8132 CARROUSEL	11/04/20	\$145,000	WD	03-ARM'S LENGTH	\$145,000	\$64,900	44.76	\$154,853	\$22,647	\$32,500	50.0	105.0	0.12	0.12	\$453	\$187,165	\$4.30	50.00	0016	005-03 & 04 & PAGE 6	401	FRONT FOOT
006 03 0202 000 8265 CARROUSEL	09/23/21	\$197,000	PTA	03-ARM'S LENGTH	\$197,000	\$75,700	38.43	\$158,621	\$80,629	\$42,250	65.0	105.1	0.16	0.16	\$1,240	\$513,561	\$11.79	65.00	0016	005-03 & 04 & PAGE 6	401	FRONT FOOT
006 03 0205 001 8322 LIBERTY	12/30/21	\$195,000	PTA	03-ARM'S LENGTH	\$195,000	\$74,600	38.26	\$156,360	\$78,518	\$39,878	61.4	105.2	0.15	0.15	\$1,280	\$530,527	\$12.18	61.35	0016	005-03 & 04 & PAGE 6	401	FRONT FOOT
006 03 0229 000 8143 LIBERTY	06/28/21	\$190,000	PTA	03-ARM'S LENGTH	\$190,000	\$80,000	42.11	\$168,142	\$57,608	\$35,750	55.0	104.0	0.13	0.13	\$1,047	\$439,756	\$10.10	55.00	0016	005-03 & 04 & PAGE 6	401	FRONT FOOT
006 03 0237 000 30821 LONNIE	07/23/20	\$185,000	WD	03-ARM'S LENGTH	\$185,000	\$93,600	50.59	\$221,867	\$25,715	\$62,582	96.3	115.9	0.26	0.26	\$267	\$100,449	\$2.31	96.28	0016	005-03 & 04 & PAGE 6	401	FRONT FOOT
006 03 0253 000 30501 LONNIE	07/14/21	\$176,000	PTA	03-ARM'S LENGTH	\$176,000	\$68,500	38.92	\$143,686	\$66,764	\$34,450	53.0	119.0	0.15	0.15	\$1,260	\$460,441	\$10.57	53.00	0016	005-03 & 04 & PAGE 6	401	FRONT FOOT
006 03 0257 000 30407 LONNIE	02/18/22	\$178,000	PTA	03-ARM'S LENGTH	\$178,000	\$68,400	38.43	\$143,356	\$71,694	\$37,050	57.0	121.0	0.16	0.16	\$1,258	\$453,759	\$10.42	57.00	0016	005-03 & 04 & PAGE 6	401	FRONT FOOT
006 03 0268 000 30624 ANN ARBOR TRAIL	12/30/21	\$175,000	PTA	03-ARM'S LENGTH	\$175,000	\$64,200	36.69	\$134,595	\$72,905	\$32,500	50.0	150.0	0.17	0.17	\$1,458	\$423,866	\$9.73	50.00	0016	005-03 & 04 & PAGE 6	401	FRONT FOOT
006 03 0274 000 30742 ANN ARBOR TRAIL	03/10/21	\$157,500	PTA	03-ARM'S LENGTH	\$157,500	\$65,000	41.27	\$154,283	\$36,367	\$33,150	51.0	150.0	0.18	0.18	\$713	\$206,631	\$4.74	51.00	0016	005-03 & 04 & PAGE 6	401	FRONT FOOT
006 03 0279 000 30822 ANN ARBOR TRAIL	09/22/21	\$180,000	PTA	03-ARM'S LENGTH	\$180,000	\$78,700	43.72	\$165,533	\$46,967	\$32,500	50.0	150.0	0.17	0.17	\$939	\$273,064	\$6.27	50.00	0016	005-03 & 04 & PAGE 6	401	FRONT FOOT
006 04 0289 000 8537 LIBERTY	08/07/20	\$155,000	WD	03-ARM'S LENGTH	\$155,000	\$65,100	42.00	\$155,733	\$31,737	\$32,500	50.0	108.0	0.12	0.12	\$635	\$255,944	\$5.88	50.00	0016	005-03 & 04 & PAGE 6	401	FRONT FOOT
006 04 0332 000 30726 COOLEY	08/25/20	\$164,500	WD	03-ARM'S LENGTH	\$164,500	\$64,900	39.45	\$155,380	\$41,620	\$32,500	50.0	105.0	0.12	0.12	\$832	\$343,967	\$7.90	50.00	0016	005-03 & 04 & PAGE 6	401	FRONT FOOT
006 04 0334 000 30746 COOLEY	10/28/21	\$187,000	PTA	03-ARM'S LENGTH	\$187,000	\$63,000	33.69	\$132,028	\$87,472	\$32,500	50.0	105.0	0.12	0.12	\$1,749	\$722,909	\$16.60	50.00	0016	005-03 & 04 & PAGE 6	401	FRONT FOOT
006 04 0336 000 30816 COOLEY	06/24/21	\$185,100	PTA	03-ARM'S LENGTH	\$185,100	\$63,300	34.20	\$132,710	\$84,890	\$32,500	50.0	105.0	0.12	0.12	\$1,698	\$701,570	\$16.11	50.00	0016	005-03 & 04 & PAGE 6	401	FRONT FOOT
006 04 0341 002 30845 COOLEY	07/20/20	\$187,500	WD	03-ARM'S LENGTH	\$187,500	\$65,500	34.93	\$156,576	\$63,424	\$32,500	50.0	105.0	0.12	0.12	\$1,268	\$524,165	\$12.03	50.00	0016	005-03 & 04 & PAGE 6	401	FRONT FOOT
006 04 0345 000 30815 COOLEY	11/30/20	\$162,000	WD	03-ARM'S LENGTH	\$162,000	\$73,900	45.62	\$176,978	\$17,522	\$32,500	50.0	105.0	0.12	0.12	\$350	\$144,810	\$3.32	50.00	0016	005-03 & 04 & PAGE 6	401	FRONT FOOT
006 04 0350 000 30715 COOLEY	08/17/20	\$180,000	WD	03-ARM'S LENGTH	\$180,000	\$66,500	36.94	\$159,399	\$53,101	\$32,500	50.0	105.0	0.12	0.12	\$1,062	\$438,851	\$10.07	50.00	0016	005-03 & 04 & PAGE 6	401	FRONT FOOT
006 04 0359 000 30614 MACKENZIE	10/16/20	\$130,000	WD	03-ARM'S LENGTH	\$130,000	\$63,500	49.15	\$152,985	\$9,515	\$32,500	50.0	105.0	0.12	0.12	\$190	\$78,636	\$1.81	50.00	0016	005-03 & 04 & PAGE 6	401	FRONT FOOT
006 04 0384 000 30711 MACKENZIE	07/23/20	\$135,000	WD	03-ARM'S LENGTH	\$135,000	\$56,800	42.07	\$136,938	\$30,562	\$32,500	50.0	105.0	0.12	0.12	\$611	\$252,579	\$5.80	50.00	0016	005-03 & 04 & PAGE 6	401	FRONT FOOT
006 04 0386 000 30653 MACKENZIE	06/04/21	\$150,000	PTA	03-ARM'S LENGTH	\$150,000	\$61,700	41.13	\$123,363	\$59,137	\$32,500	50.0	105.0	0.12	0.12	\$1,183	\$488,736	\$11.22	50.00	0016	005-03 & 04 & PAGE 6	401	FRONT FOOT
006 04 0393 000 30614 GERALDINE	11/04/20	\$140,000	WD	03-ARM'S LENGTH	\$140,000	\$64,400	46.00	\$153,696	\$18,804	\$32,500	50.0	105.0	0.12	0.12	\$376	\$155,405	\$3.57	50.00	0016	005-03 & 04 & PAGE 6	401	FRONT FOOT
006 04 0398 000 30700 GERALDINE	12/22/20	\$154,000	WD	03-ARM'S LENGTH	\$154,000	\$62,400	40.52	\$148,705	\$37,795	\$32,500	50.0	105.0	0.12	0.12	\$756	\$312,355	\$7.17	50.00	0016	005-03 & 04 & PAGE 6	401	FRONT FOOT
006 04 0402 000 30740 GERALDINE	11/17/20	\$167,000	WD	03-ARM'S LENGTH	\$167,000	\$64,900	38.86	\$155,393	\$44,107	\$32,500	50.0	105.0	0.12	0.12	\$882	\$364,521	\$8.37	50.00	0016	005-03 & 04 & PAGE 6	401	FRONT FOOT
006 04 0406 000 30830 GERALDINE	04/26/21	\$185,000	PTA	03-ARM'S LENGTH	\$185,000	\$67,700	36.59	\$135,432	\$82,068	\$32,500	50.0	105.0	0.12	0.12	\$1,641	\$678,248	\$15.57	50.00	0016	005-03 & 04 & PAGE 6	401	FRONT FOOT
006 04 0421 000 30661 MOUNTAIN	01/21/21	\$118,000	WD	03-ARM'S LENGTH	\$118,000	\$69,100	58.56	\$163,868	(\$4,196)	\$41,672	64.1	127.6	0.19	0.19	(\$65)	(\$22,319)	(\$0.51)	64.11	0016	005-03 & 04 & PAGE 6	401	FRONT FOOT
006 04 0421 000 30661 MOUNTAIN	09/24/21	\$172,000	PTA	03-ARM'S LENGTH	\$172,000	\$72,600	42.21	\$152,025	\$61,647	\$41,672	64.1	127.6	0.19	0.19	\$962	\$327,910	\$7.53	64.11	0016	005-03 & 04 & PAGE 6	401	FRONT FOOT
006 04 0431 000 30654 GLADYS	12/10/21	\$155,000	PTA	03-ARM'S LENGTH	\$155,000	\$65,700	42.39	\$137,971	\$49,529	\$32,500	50.0	105.0	0.12	0.12	\$991	\$409,331	\$9.40	50.00	0016	005-03 & 04 & PAGE 6	401	FRONT FOOT
006 04 0434 000 30684 GLADYS	11/24/20	\$156,000	WD	03-ARM'S LENGTH	\$156,000	\$68,500	43.91	\$163,148	\$29,486	\$36,634	56.4	103.5	0.13	0.13	\$523	\$220,045	\$5.05	56.36	0016	005-03 & 04 & PAGE 6	401	FRONT FOOT
006 04 0441 000 30816 GLADYS	09/18/20	\$140,000	WD	03-ARM'S LENGTH	\$140,000	\$67,600	48.29	\$160,837	\$17,513	\$38,350	59.0	152.0	0.21	0.21	\$297	\$85,015	\$1.95	59.00	0016	005-03 & 04 & PAGE 6	401	FRONT FOOT
006 04 0468 002 30501 JOY	09/22/21	\$222,500	PTA	03-ARM'S LENGTH	\$222,500	\$67,000	30.11	\$177,585	\$93,665	\$48,750	75.0	152.0	0.07	0.26	\$1,249	\$1,338,071	\$30.72	75.00	0016	005-03 & 04 & PAGE 6	401	FRONT FOOT

Totals: \$21,896,224

\$21,896,224

\$8,904,000

Sale. Ratio => 40.66

Std. Dev. => 6.95

\$19,780,326

\$6,272,546

\$4,156,648

6,394.8

16.82

17.01

Average

Average

per FF=>

\$981

Average

per Net Acre=>

372,966.23

Average

per SqFt=>

\$8.56

PAGES 3 & 4 WARREN & INKSTER

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
003 02 0053 003	7442 KUBIS	08/02/21	\$185,000	PTA	03-ARMS LENGTH	\$185,000	\$59,700	32.27	\$127,971	\$80,145	\$23,116	46.2	129.0	0.15	0.15	\$1,734	\$541,520	\$12.43	50.00	0020	PAGES 3 & 4 WARREN & INKSTER	401	FRONTAGE	
003 03 0054 002	7396 AFFELDT	10/05/21	\$140,000	PTA	03-ARMS LENGTH	\$140,000	\$55,100	39.36	\$118,412	\$43,883	\$22,295	44.6	120.0	0.14	0.14	\$984	\$317,993	\$7.30	50.00	0020	PAGES 3 & 4 WARREN & INKSTER	401	FRONTAGE	
003 03 0059 002	7351 AFFELDT	12/30/20	\$148,000	WD	03-ARMS LENGTH	\$148,000	\$48,500	32.77	\$128,085	\$42,579	\$22,664	45.3	124.0	0.14	0.14	\$939	\$299,852	\$6.88	50.00	0020	PAGES 3 & 4 WARREN & INKSTER	401	FRONTAGE	
003 03 0059 002	7351 AFFELDT	10/22/21	\$165,000	PTA	03-ARMS LENGTH	\$165,000	\$54,000	32.73	\$117,842	\$69,822	\$22,664	45.3	124.0	0.14	0.14	\$1,540	\$491,704	\$11.29	50.00	0020	PAGES 3 & 4 WARREN & INKSTER	401	FRONTAGE	
003 03 0070 002	7300 HARTEL	12/17/21	\$190,000	PTA	03-ARMS LENGTH	\$190,000	\$69,000	36.32	\$150,407	\$62,257	\$22,664	45.3	124.0	0.14	0.14	\$1,374	\$438,430	\$10.06	50.00	0020	PAGES 3 & 4 WARREN & INKSTER	401	FRONTAGE	
003 03 0085 002	7325 HARTEL	07/23/21	\$186,000	PTA	03-ARMS LENGTH	\$186,000	\$60,400	32.47	\$129,604	\$79,868	\$23,472	46.9	133.0	0.15	0.15	\$1,701	\$522,013	\$11.98	50.00	0020	PAGES 3 & 4 WARREN & INKSTER	401	FRONTAGE	
003 03 0087 000	7311 HARTEL	09/15/20	\$163,000	WD	03-ARMS LENGTH	\$163,000	\$59,000	31.23	\$135,213	\$51,259	\$23,472	46.9	133.0	0.15	0.15	\$1,092	\$335,026	\$7.69	50.00	0020	PAGES 3 & 4 WARREN & INKSTER	401	FRONTAGE	
003 06 0053 000	7569 HARRISON	07/10/20	\$98,000	WD	03-ARMS LENGTH	\$98,000	\$48,100	49.08	\$129,367	(\$9,703)	\$21,664	43.3	113.3	0.13	0.13	(\$224)	(\$74,638)	(\$1.71)	50.00	0020	PAGES 3 & 4 WARREN & INKSTER	401	FRONTAGE	
003 06 0056 000	7527 HARRISON	10/14/20	\$120,000	WD	03-ARMS LENGTH	\$120,000	\$51,300	42.75	\$135,701	\$5,934	\$21,635	43.3	113.0	0.13	0.13	\$137	\$45,646	\$1.05	50.00	0020	PAGES 3 & 4 WARREN & INKSTER	401	FRONTAGE	
003 06 0074 000	7538 AFFELDT	10/12/21	\$170,000	PTA	03-ARMS LENGTH	\$170,000	\$61,500	36.18	\$132,293	\$66,434	\$28,727	57.5	152.9	0.21	0.21	\$1,156	\$320,937	\$7.37	58.99	0020	PAGES 3 & 4 WARREN & INKSTER	401	FRONTAGE	
003 06 0075 000	7505 AFFELDT	03/05/21	\$102,800	WD	03-ARMS LENGTH	\$102,800	\$56,700	55.16	\$159,091	(\$22,743)	\$33,548	67.1	129.5	0.18	0.18	(\$339)	(\$127,770)	(\$2.93)	118.68	0020	PAGES 3 & 4 WARREN & INKSTER	401	FRONTAGE	
003 06 0075 000	7505 AFFELDT	12/13/21	\$171,000	PTA	03-ARMS LENGTH	\$171,000	\$63,400	37.08	\$138,322	\$66,226	\$33,548	67.1	129.5	0.18	0.18	\$987	\$372,056	\$8.54	118.68	0020	PAGES 3 & 4 WARREN & INKSTER	401	FRONTAGE	
003 06 0081 001	7415 AFFELDT	10/29/20	\$147,000	WD	03-ARMS LENGTH	\$147,000	\$55,900	38.03	\$149,381	\$21,091	\$23,472	46.9	133.0	0.15	0.15	\$449	\$137,850	\$3.16	50.00	0020	PAGES 3 & 4 WARREN & INKSTER	401	FRONTAGE	
004 01 0031 002	7249 DEERING	01/13/22	\$170,000	PTA	03-ARMS LENGTH	\$170,000	\$62,600	36.82	\$136,370	\$53,338	\$19,708	39.4	134.0	0.12	0.12	\$1,353	\$433,642	\$9.96	40.00	0020	PAGES 3 & 4 WARREN & INKSTER	401	FRONTAGE	
004 01 0056 000	7609 DEERING	08/11/21	\$125,000	PTA	03-ARMS LENGTH	\$125,000	\$42,200	33.76	\$90,654	\$54,054	\$19,708	39.4	134.0	0.12	0.12	\$1,371	\$439,463	\$10.09	40.00	0020	PAGES 3 & 4 WARREN & INKSTER	401	FRONTAGE	
004 01 0076 000	7506 FLORAL	04/09/21	\$110,000	WD	03-ARMS LENGTH	\$110,000	\$38,000	34.55	\$81,712	\$47,996	\$19,708	39.4	134.0	0.12	0.12	\$1,218	\$390,211	\$8.96	40.00	0020	PAGES 3 & 4 WARREN & INKSTER	401	FRONTAGE	
004 01 0077 000	7502 FLORAL	01/21/22	\$95,000	PTA	03-ARMS LENGTH	\$95,000	\$33,700	35.47	\$73,666	\$41,042	\$19,708	39.4	134.0	0.12	0.12	\$1,041	\$333,675	\$7.66	40.00	0020	PAGES 3 & 4 WARREN & INKSTER	401	FRONTAGE	
004 01 0082 000	7422 FLORAL	11/02/20	\$117,000	WD	03-ARMS LENGTH	\$117,000	\$36,400	31.11	\$96,350	\$40,358	\$19,708	39.4	134.0	0.12	0.12	\$1,024	\$328,114	\$7.53	40.00	0020	PAGES 3 & 4 WARREN & INKSTER	401	FRONTAGE	
004 01 0087 000	7316 FLORAL	03/16/21	\$114,000	WD	03-ARMS LENGTH	\$114,000	\$34,100	29.91	\$90,153	\$43,555	\$19,708	39.4	134.0	0.12	0.12	\$1,105	\$354,106	\$8.13	40.00	0020	PAGES 3 & 4 WARREN & INKSTER	401	FRONTAGE	
004 01 0105 000	7409 FLORAL	07/23/21	\$124,000	PTA	03-ARMS LENGTH	\$124,000	\$42,800	34.52	\$92,039	\$51,669	\$19,708	39.4	134.0	0.12	0.12	\$1,311	\$420,073	\$9.64	40.00	0020	PAGES 3 & 4 WARREN & INKSTER	401	FRONTAGE	
004 01 0115 000	7525 FLORAL	04/09/21	\$152,000	PTA	03-ARMS LENGTH	\$152,000	\$53,800	35.39	\$115,487	\$52,221	\$19,708	39.4	134.0	0.12	0.12	\$1,426	\$457,081	\$10.49	40.00	0020	PAGES 3 & 4 WARREN & INKSTER	401	FRONTAGE	
004 01 0127 000	7610 GILMAN	05/20/21	\$143,000	PTA	03-ARMS LENGTH	\$143,000	\$62,300	43.57	\$132,134	\$45,522	\$34,656	69.3	134.0	0.25	0.25	\$657	\$182,819	\$4.20	81.00	0020	PAGES 3 & 4 WARREN & INKSTER	401	FRONTAGE	
004 01 0153 000	7326 GILMAN	08/31/21	\$132,000	PTA	03-ARMS LENGTH	\$132,000	\$54,900	41.59	\$117,854	\$33,854	\$19,708	39.4	134.0	0.12	0.12	\$859	\$275,236	\$6.32	40.00	0020	PAGES 3 & 4 WARREN & INKSTER	401	FRONTAGE	
004 01 0154 000	7322 GILMAN	02/17/22	\$185,000	PTA	03-ARMS LENGTH	\$185,000	\$47,600	25.73	\$105,838	\$98,870	\$19,708	39.4	134.0	0.12	0.12	\$2,508	\$803,821	\$18.45	40.00	0020	PAGES 3 & 4 WARREN & INKSTER	401	FRONTAGE	
004 01 0163 000	7321 GILMAN	06/30/20	\$123,000	WD	03-ARMS LENGTH	\$123,000	\$52,600	42.76	\$132,664	\$10,044	\$19,708	39.4	134.0	0.12	0.12	\$255	\$81,659	\$1.87	40.00	0020	PAGES 3 & 4 WARREN & INKSTER	401	FRONTAGE	
004 01 0163 000	7321 GILMAN	11/25/20	\$130,000	WD	03-ARMS LENGTH	\$130,000	\$52,600	40.46	\$132,664	\$17,044	\$19,708	39.4	134.0	0.12	0.12	\$432	\$138,569	\$3.18	40.00	0020	PAGES 3 & 4 WARREN & INKSTER	401	FRONTAGE	
004 01 0178 300	7521 GILMAN	12/08/21	\$145,000	PTA	03-ARMS LENGTH	\$145,000	\$49,900	34.41	\$106,963	\$60,751	\$22,714	45.4	178.0	0.16	0.16	\$1,337	\$372,706	\$8.56	40.00	0020	PAGES 3 & 4 WARREN & INKSTER	401	FRONTAGE	
004 01 0180 301	7537 GILMAN	01/19/22	\$129,900	PTA	03-ARMS LENGTH	\$129,900	\$57,600	44.34	\$125,718	\$48,691	\$44,509	89.0	93.4	0.30	0.19	\$547	\$160,168	\$3.68	141.80	0020	PAGES 3 & 4 WARREN & INKSTER	401	FRONTAGE	
004 01 0181 301	7533 GILMAN	04/16/21	\$45,000	PTA	03-ARMS LENGTH	\$45,000	\$12,300	27.33	\$27,259	\$45,000	\$27,259	54.5	134.0	0.19	0.19	\$825	\$243,243	\$5.58	60.00	0020	PAGES 3 & 4 WARREN & INKSTER	401	FRONTAGE	
004 02 0004 001	7641 N INKSTER	04/30/21	\$95,000	PTA	03-ARMS LENGTH	\$95,000	\$43,500	45.79	\$93,625	\$24,448	\$23,073	46.1	96.0	0.13	0.13	\$530	\$185,212	\$4.25	60.00	0020	PAGES 3 & 4 WARREN & INKSTER	401	FRONTAGE	
004 02 0047 001	7375 N INKSTER	02/05/21	\$88,000	WD	03-ARMS LENGTH	\$88,000	\$41,200	46.82	\$108,988	\$2,085	\$23,073	46.1	96.0	0.13	0.13	\$45	\$15,795	\$0.36	60.00	0020	PAGES 3 & 4 WARREN & INKSTER	401	FRONTAGE	
004 02 0090 000	7444 ARCOLA	05/29/20	\$125,000	WD	03-ARMS LENGTH	\$125,000	\$46,200	36.96	\$123,099	\$21,901	\$20,000	40.0	138.0	0.13	0.13	\$548	\$172,449	\$3.96	40.00	0020	PAGES 3 & 4 WARREN & INKSTER	401	FRONTAGE	
004 02 0103 002	7634 ARCOLA	10/30/20	\$105,000	WD	03-ARMS LENGTH	\$105,000	\$34,700	33.05	\$91,468	\$33,532	\$20,000	40.0	138.0	0.13	0.13	\$838	\$264,031	\$6.06	40.00	0020	PAGES 3 & 4 WARREN & INKSTER	401	FRONTAGE	
004 02 0134 000	7353 ARCOLA	05/14/21	\$162,500	PTA	03-ARMS LENGTH	\$162,500	\$50,700	31.20	\$108,800	\$73,700	\$20,000	40.0	138.0	0.13	0.13	\$1,843	\$580,315	\$13.32	40.00	0020	PAGES 3 & 4 WARREN & INKSTER	401	FRONTAGE	
004 02 0135 000	7351 ARCOLA	02/09/21	\$150,000	WD	03-ARMS LENGTH	\$150,000	\$45,600	30.40	\$120,708	\$49,292	\$20,000	40.0	138.0	0.13	0.13	\$1,232	\$388,126	\$8.91	40.00	0020	PAGES 3 & 4 WARREN & INKSTER	401	FRONTAGE	
004 02 0136 000	7343 ARCOLA	12/22/21	\$164,000	PTA	03-ARMS LENGTH	\$164,000	\$49,000	29.88	\$106,947	\$77,053	\$20,000	40.0	138.0	0.13	0.13	\$1,926	\$606,717	\$13.93	40.00	0020	PAGES 3 & 4 WARREN & INKSTER	401	FRONTAGE	
004 02 0179 002	7606 CAVELL	04/16/21	\$107,000	PTA	03-ARMS LENGTH	\$107,000	\$42,600	39.81	\$91,559	\$35,441	\$20,000	40.0	138.0	0.13	0.13	\$886	\$279,063	\$6.41	40.00	0020	PAGES 3 & 4 WARREN & INKSTER	401	FRONTAGE	
004 02 0211 000	7367 CAVELL	04/30/21	\$193,000	PTA	03-ARMS LENGTH	\$193,000	\$95,000	49.22	\$200,586	\$12,414	\$20,000	40.0	138.0	0.13	0.13	\$310	\$97,748	\$2.24	40.00	0020	PAGES 3 & 4 WARREN & INKSTER	401	FRONTAGE	
004 02 0235 000	7306 CARDWELL	09/01/20	\$109,900	WD	19-MULTI PARCEL ARMS LENGTH	\$109,900	\$38,300	34.85	\$90,420	\$49,480	\$30,000	80.0	276.0	0.25	0.13	\$619	\$194,803	\$4.47	80.00	0020	004 02 0236 000	401	FRONTAGE	
004 02 0251 002	7524 CARDWELL	11/05/20	\$121,000	WD	03-ARMS LENGTH	\$121,000	\$43,400	35.87	\$114,796	\$26,204	\$20,000	40.0	138.0	0.13	0.13	\$655	\$206,331	\$4.74	40.00	0020	PAGES 3 & 4 WARREN & INKSTER	401	FRONTAGE	
004 02 0252 002	7532 CARDWELL	07/09/21	\$183,101	PTA	03-ARMS LENGTH	\$183,101	\$54,500	29.76	\$116,949	\$86,152	\$20,000	40.0	138.0	0.13	0.13	\$2,154	\$678,362	\$15.57	40.00					

PAGES 9 & 10

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
009 01 0005 000	31701 JOY	05/22/20	\$152,000	WD	03-ARM'S LENGTH	\$152,000	\$73,500	48.36	\$175,092	\$10,978	\$34,070	50.5	107.0	0.12	0.12	\$217	\$89,252	\$2.05	50.00	0025		PAGES 9 & 10	401	FRONT FOOT
009 01 0055 000	31741 LONNIE	02/15/22	\$215,000	PTA	03-ARM'S LENGTH	\$215,000	\$74,500	34.65	\$156,172	\$100,117	\$41,289	61.2	109.5	0.15	0.15	\$1,637	\$650,110	\$14.92	61.20	0025		PAGES 9 & 10	401	FRONT FOOT
009 01 0067 000	31551 LONNIE	10/16/20	\$155,000	WD	03-ARM'S LENGTH	\$155,000	\$61,800	39.87	\$147,904	\$41,640	\$34,544	51.2	110.0	0.13	0.13	\$814	\$330,476	\$7.59	50.00	0025		PAGES 9 & 10	401	FRONT FOOT
009 01 0068 000	31541 LONNIE	10/18/21	\$185,000	PTA	03-ARM'S LENGTH	\$185,000	\$66,100	35.73	\$142,084	\$77,460	\$34,544	51.2	110.0	0.13	0.13	\$1,514	\$614,762	\$14.11	50.00	0025		PAGES 9 & 10	401	FRONT FOOT
009 01 0081 000	8300 SHARI	10/20/20	\$175,000	WD	03-ARM'S LENGTH	\$175,000	\$93,400	53.37	\$224,516	(\$10,406)	\$39,110	57.9	141.0	0.16	0.16	(\$180)	(\$64,235)	(\$1.47)	50.00	0025		PAGES 9 & 10	401	FRONT FOOT
009 01 0082 000	8310 SHARI	10/02/20	\$186,000	WD	03-ARM'S LENGTH	\$186,000	\$69,500	37.37	\$166,733	\$58,238	\$38,971	57.7	140.0	0.16	0.16	\$1,009	\$361,727	\$8.30	50.00	0025		PAGES 9 & 10	401	FRONT FOOT
009 01 0086 000	8350 SHARI	01/20/21	\$200,000	WD	03-ARM'S LENGTH	\$200,000	\$69,900	34.95	\$167,538	\$71,154	\$38,692	57.3	138.0	0.16	0.16	\$1,241	\$450,342	\$10.34	50.00	0025		PAGES 9 & 10	401	FRONT FOOT
009 01 0096 000	8520 SHARI	11/23/21	\$180,000	WD	03-ARM'S LENGTH	\$180,000	\$74,400	41.33	\$155,939	\$61,615	\$37,554	55.6	130.0	0.15	0.15	\$1,107	\$413,523	\$9.49	50.00	0025		PAGES 9 & 10	401	FRONT FOOT
009 01 0125 000	8690 TERRI	02/26/21	\$185,550	WD	03-ARM'S LENGTH	\$185,550	\$69,700	37.56	\$166,812	\$60,284	\$41,546	61.5	112.6	0.16	0.16	\$979	\$383,975	\$8.81	60.59	0025		PAGES 9 & 10	401	FRONT FOOT
009 01 0136 000	8538 TERRI	07/21/21	\$186,000	PTA	03-ARM'S LENGTH	\$186,000	\$69,400	37.31	\$146,732	\$75,716	\$36,448	54.0	101.5	0.13	0.13	\$1,402	\$591,531	\$13.58	54.92	0025		PAGES 9 & 10	401	FRONT FOOT
009 01 0159 002	8570 ALPER	07/06/21	\$210,000	PTA	03-ARM'S LENGTH	\$210,000	\$64,000	30.48	\$135,717	\$88,036	\$13,753	20.4	109.0	0.05	0.05	\$4,321	\$1,760,720	\$40.42	20.00	0025		PAGES 9 & 10	401	FRONT FOOT
009 01 0201 000	31539 MACKENZIE	09/04/20	\$198,500	WD	03-ARM'S LENGTH	\$198,500	\$90,300	45.49	\$216,453	\$26,607	\$44,560	66.0	165.9	0.20	0.20	\$403	\$133,035	\$3.05	52.52	0025		PAGES 9 & 10	401	FRONT FOOT
009 01 0207 000	31627 MACKENZIE	02/25/22	\$204,600	PTA	03-ARM'S LENGTH	\$204,600	\$76,500	37.39	\$160,350	\$80,330	\$36,080	53.5	120.0	0.14	0.14	\$1,503	\$582,101	\$13.36	50.00	0025		PAGES 9 & 10	401	FRONT FOOT
009 01 0253 000	8505 SHARI	04/23/20	\$163,000	WD	03-ARM'S LENGTH	\$163,000	\$74,300	45.58	\$177,513	\$33,615	\$48,128	71.3	114.5	0.19	0.19	\$471	\$177,857	\$4.08	72.08	0025		PAGES 9 & 10	401	FRONT FOOT
009 01 0263 000	8341 SHARI	08/04/21	\$203,000	PTA	03-ARM'S LENGTH	\$203,000	\$72,200	35.57	\$152,814	\$86,959	\$36,773	54.5	121.6	0.14	0.14	\$1,596	\$616,730	\$14.16	50.63	0025		PAGES 9 & 10	401	FRONT FOOT
009 01 0275 000	31558 LONNIE	11/12/20	\$165,000	WD	03-ARM'S LENGTH	\$165,000	\$62,200	37.70	\$148,616	\$52,706	\$36,322	53.8	89.5	0.12	0.12	\$979	\$435,587	\$10.00	59.14	0025		PAGES 9 & 10	401	FRONT FOOT
009 01 0277 000	8222 ROSELAWN	04/21/21	\$185,000	PTA	03-ARM'S LENGTH	\$185,000	\$70,600	38.16	\$149,596	\$71,312	\$35,908	53.2	95.7	0.12	0.12	\$1,341	\$579,772	\$13.31	55.89	0025		PAGES 9 & 10	401	FRONT FOOT
009 02 0336 000	32009 JOY	05/10/21	\$190,000	PTA	03-ARM'S LENGTH	\$190,000	\$66,900	35.21	\$141,706	\$82,838	\$34,544	51.2	110.0	0.13	0.13	\$1,619	\$657,444	\$15.09	50.00	0025		PAGES 9 & 10	401	FRONT FOOT
009 02 0345 000	32143 JOY	03/29/22	\$168,750	PTA	03-ARM'S LENGTH	\$168,750	\$72,100	42.73	\$150,528	\$52,766	\$34,544	51.2	110.0	0.13	0.13	\$1,031	\$418,778	\$9.61	50.00	0025		PAGES 9 & 10	401	FRONT FOOT
009 02 0372 000	8723 INGRAM	03/12/21	\$180,000	WD	03-ARM'S LENGTH	\$180,000	\$91,000	50.56	\$216,764	\$18,141	\$54,905	81.3	96.8	0.21	0.21	\$223	\$86,386	\$1.98	94.39	0025		PAGES 9 & 10	401	FRONT FOOT
009 02 0381 000	32111 ANITA	02/16/21	\$175,000	WD	03-ARM'S LENGTH	\$175,000	\$65,600	37.49	\$157,298	\$53,023	\$35,321	52.3	115.0	0.13	0.13	\$1,013	\$401,689	\$9.22	50.00	0025		PAGES 9 & 10	401	FRONT FOOT
009 02 0389 000	8642 N HUBBARD	11/11/21	\$212,000	PTA	03-ARM'S LENGTH	\$212,000	\$97,100	45.80	\$208,479	\$56,987	\$53,466	79.2	109.1	0.21	0.21	\$719	\$268,807	\$6.17	84.71	0025		PAGES 9 & 10	401	FRONT FOOT
009 02 0408 000	8649 BERWICK	03/29/22	\$236,500	PTA	03-ARM'S LENGTH	\$236,500	\$79,600	33.66	\$166,382	\$109,461	\$39,343	58.3	107.2	0.14	0.14	\$1,878	\$760,146	\$17.45	58.39	0025		PAGES 9 & 10	401	FRONT FOOT
009 02 0410 000	8595 BERWICK	09/24/21	\$205,000	PTA	03-ARM'S LENGTH	\$205,000	\$78,800	38.44	\$166,912	\$73,409	\$35,321	52.3	115.0	0.13	0.13	\$1,403	\$556,129	\$12.77	50.00	0025		PAGES 9 & 10	401	FRONT FOOT
009 02 0431 000	32017 BERTRAM	12/29/20	\$190,000	WD	03-ARM'S LENGTH	\$190,000	\$73,400	38.63	\$175,262	\$54,400	\$39,302	58.2	94.1	0.14	0.14	\$928	\$394,453	\$9.06	63.26	0025		PAGES 9 & 10	401	FRONT FOOT
009 02 0434 000	8569 INGRAM	10/20/20	\$187,000	WD	03-ARM'S LENGTH	\$187,000	\$75,700	40.48	\$181,174	\$46,488	\$40,662	60.2	111.7	0.15	0.15	\$772	\$305,842	\$7.02	59.28	0025		PAGES 9 & 10	401	FRONT FOOT
009 02 0457 000	8571 BLACKBURN	07/09/20	\$148,500	WD	03-ARM'S LENGTH	\$148,500	\$65,700	44.24	\$159,673	\$24,148	\$35,321	52.3	115.0	0.13	0.13	\$461	\$182,939	\$4.20	50.00	0025		PAGES 9 & 10	401	FRONT FOOT
009 02 0460 000	8547 BLACKBURN	10/27/21	\$200,000	PTA	03-ARM'S LENGTH	\$200,000	\$73,700	36.85	\$158,612	\$76,709	\$35,321	52.3	115.0	0.13	0.13	\$1,466	\$581,129	\$13.34	50.00	0025		PAGES 9 & 10	401	FRONT FOOT
009 02 0465 000	32118 SANDRA	02/26/21	\$200,000	WD	03-ARM'S LENGTH	\$200,000	\$86,800	43.40	\$207,320	\$39,065	\$46,385	68.7	90.0	0.17	0.17	\$568	\$236,758	\$5.44	80.00	0025		PAGES 9 & 10	401	FRONT FOOT
009 02 0475 000	8570 CRANSTON	09/22/20	\$179,900	WD	03-ARM'S LENGTH	\$179,900	\$68,400	38.02	\$164,251	\$50,970	\$35,321	52.3	115.0	0.13	0.13	\$974	\$386,136	\$8.86	50.00	0025		PAGES 9 & 10	401	FRONT FOOT
009 02 0480 000	32237 BERTRAM	04/17/20	\$180,000	WD	03-ARM'S LENGTH	\$180,000	\$80,600	44.78	\$192,180	\$29,505	\$41,685	61.8	90.0	0.15	0.15	\$478	\$203,483	\$4.67	70.00	0025		PAGES 9 & 10	401	FRONT FOOT
009 02 0492 000	32234 SANDRA	04/15/21	\$212,000	PTA	03-ARM'S LENGTH	\$212,000	\$87,000	41.04	\$184,224	\$69,461	\$41,685	61.8	90.0	0.15	0.15	\$1,125	\$479,041	\$11.00	70.00	0025		PAGES 9 & 10	401	FRONT FOOT
009 02 0494 000	8516 N HUBBARD	09/30/21	\$195,000	PTA	03-ARM'S LENGTH	\$195,000	\$73,200	37.54	\$155,004	\$75,317	\$35,321	52.3	115.0	0.13	0.13	\$1,439	\$570,583	\$13.10	50.00	0025		PAGES 9 & 10	401	FRONT FOOT
009 02 0498 000	8548 N HUBBARD	09/10/21	\$199,900	PTA	03-ARM'S LENGTH	\$199,900	\$73,700	36.87	\$156,232	\$78,989	\$35,321	52.3	115.0	0.13	0.13	\$1,510	\$598,402	\$13.74	50.00	0025		PAGES 9 & 10	401	FRONT FOOT
009 02 0540 000	32207 MACKENZIE	08/23/21	\$213,500	PTA	03-ARM'S LENGTH	\$213,500	\$71,600	33.54	\$151,554	\$96,490	\$34,544	51.2	110.0	0.13	0.13	\$1,885	\$765,794	\$17.58	50.00	0025		PAGES 9 & 10	401	FRONT FOOT
009 02 0550 000	8343 INGRAM	12/18/20	\$212,000	WD	03-ARM'S LENGTH	\$212,000	\$95,600	45.09	\$227,754	\$44,139	\$59,893	88.7	105.0	0.24	0.24	\$497	\$183,149	\$4.20	100.00	0025		PAGES 9 & 10	401	FRONT FOOT
009 02 0553 000	32040 MERRITT	02/02/22	\$227,000	PTA	03-ARM'S LENGTH	\$227,000	\$80,200	35.33	\$168,002	\$93,542	\$34,544	51.2	110.0	0.13	0.13	\$1,828	\$742,397	\$17.04	50.00	0025		PAGES 9 & 10	401	FRONT FOOT
009 02 0554 000	32050 MERRITT	10/30/20	\$180,000	WD	03-ARM'S LENGTH	\$180,000	\$68,400	38.00	\$164,173	\$50,371	\$34,544	51.2	110.0	0.13	0.13	\$984	\$399,770	\$9.18	50.00	0025		PAGES 9 & 10	401	FRONT FOOT
009 03 0006 000	31502 CONWAY	10/23/20	\$189,000	WD	03-ARM'S LENGTH	\$189,000	\$82,200	43.49	\$197,040	\$24,897	\$32,937	48.8	100.0	0.12	0.12	\$510	\$216,496	\$4.97	50.00	0025		PAGES 9 & 10	401	FRONT FOOT
009 03 0017 000	31664 CONWAY	10/12/20	\$174,000	WD	03-ARM'S LENGTH	\$174,000	\$61,000	35.06	\$146,052	\$60,885	\$32,937	48.8	100.0	0.12	0.12	\$1,248	\$529,435	\$12.15	50.00	0025		PAGES 9 & 10	401	FRONT FOOT
009 03 0018 000	31702 CONWAY	11/11/20	\$174,900	WD	03-ARM'S LENGTH	\$174,900	\$65,200	37.28	\$155,876	\$51,961	\$32,937	48.8	100.0	0.12	0.12	\$1,065	\$451,835	\$10.37	50.00	0025		PAGES 9 & 10	401	FRONT FOOT
009 03 0027 000	31737 CONWAY	12/15/21	\$162,000	PTA	03-ARM'S LENGTH	\$162,000	\$64,500	39.81	\$135,195	\$59,742	\$32,937	48.8	100.0	0.12	0.12	\$1,224	\$519,496	\$11.93	50.00	0025		PAGES 9 & 10	401	FRONT FOOT
009 03 0029 000	31713 CONWAY	06/25/21	\$225,000	PTA	03-ARM'S LENGTH	\$225,000	\$69,400	30.84	\$146,822	\$111,115	\$32,937	48.8	100.0	0.12	0.12	\$2,277	\$966,217	\$22.18	50.00	0025		PAGES 9 & 10	401	FRONT FOOT
009 03 0040 000	31537 CONWAY	12/18/20	\$180,000	WD	03-ARM'S LENGTH	\$180,000	\$75,400	41.89	\$180,802	\$32,135	\$32,937	48.8	100.0	0.12	0.12	\$659	\$279,435	\$6.41	50.00	0025		PAGES 9 & 10	401	FRONT FOOT
009 03 0044 000	31457 CONWAY	12/09/20	\$167,500	WD	03-ARM'S LENGTH	\$167,500	\$76,200	45.49	\$182,744	\$17,693	\$32,937	48.8	100.0	0.12	0.12	\$363	\$153,852	\$3.53	50.00	0025		PAGES 9 & 10	401	FRONT FOOT
009 03 0054 000	31504 ANN																							



HAWTHORNE VALLEY 007-02

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
007 02 0008 002	7800 DONNA	08/20/20	\$152,000	WD	03-ARM'S LENGTH	\$152,000	\$74,300	48.88	\$183,488	\$7,512	\$39,000	60.0	110.0	0.15	0.15	\$125	\$49,421	\$1.13	60.00	0030		HAWTHORNE VALLEY 007-02	401	FRONT FOOT
007 02 0018 002	7680 DONNA	09/15/20	\$188,500	WD	03-ARM'S LENGTH	\$188,500	\$75,100	39.84	\$185,617	\$41,883	\$39,000	60.0	110.0	0.15	0.15	\$698	\$275,546	\$6.33	60.00	0030		HAWTHORNE VALLEY 007-02	401	FRONT FOOT
007 02 0024 002	7600 DONNA	07/09/21	\$230,000	PTA	03-ARM'S LENGTH	\$230,000	\$82,100	35.70	\$172,416	\$96,584	\$39,000	60.0	110.0	0.15	0.15	\$1,610	\$635,421	\$14.59	60.00	0030		HAWTHORNE VALLEY 007-02	401	FRONT FOOT
007 02 0030 002	7500 DONNA	12/17/21	\$225,000	PTA	03-ARM'S LENGTH	\$225,000	\$82,700	36.76	\$173,733	\$90,267	\$39,000	60.0	110.0	0.15	0.15	\$1,504	\$593,862	\$13.63	60.00	0030		HAWTHORNE VALLEY 007-02	401	FRONT FOOT
007 02 0032 002	7450 DONNA	11/02/21	\$196,000	PTA	03-ARM'S LENGTH	\$196,000	\$83,200	42.45	\$174,717	\$60,283	\$39,000	60.0	110.0	0.15	0.15	\$1,005	\$396,599	\$9.10	60.00	0030		HAWTHORNE VALLEY 007-02	401	FRONT FOOT
007 02 0040 000	30325 LEDGECLIFF	09/02/21	\$260,000	PTA	03-ARM'S LENGTH	\$260,000	\$99,600	38.31	\$209,562	\$90,766	\$40,328	62.0	118.2	0.16	0.16	\$1,463	\$560,284	\$12.86	59.86	0030		HAWTHORNE VALLEY 007-02	401	FRONT FOOT
007 02 0048 000	30439 LEDGECLIFF	02/26/21	\$205,000	WD	03-ARM'S LENGTH	\$205,000	\$81,500	39.76	\$201,734	\$43,143	\$39,877	61.3	115.0	0.16	0.16	\$703	\$273,057	\$6.27	60.00	0030		HAWTHORNE VALLEY 007-02	401	FRONT FOOT
007 02 0091 000	7757 CARROUSEL	09/04/20	\$190,000	WD	03-ARM'S LENGTH	\$190,000	\$81,500	42.89	\$201,145	\$30,456	\$41,601	64.0	117.1	0.17	0.17	\$476	\$181,286	\$4.16	62.55	0030		HAWTHORNE VALLEY 007-02	401	FRONT FOOT
007 02 0096 000	7791 CARROUSEL	01/20/22	\$160,000	WD	03-ARM'S LENGTH	\$160,000	\$103,600	64.75	\$215,557	\$21,000	\$76,557	117.8	156.0	0.40	0.40	\$178	\$52,369	\$1.20	112.07	0030		HAWTHORNE VALLEY 007-02	401	FRONT FOOT
007 02 0099 000	7740 CARROUSEL	03/30/22	\$265,000	PTA	03-ARM'S LENGTH	\$265,000	\$101,000	38.11	\$212,626	\$92,251	\$39,877	61.3	115.0	0.16	0.16	\$1,504	\$583,867	\$13.40	60.00	0030		HAWTHORNE VALLEY 007-02	401	FRONT FOOT
007 02 0113 000	7512 CARROUSEL	12/03/21	\$246,000	PTA	03-ARM'S LENGTH	\$246,000	\$86,700	35.24	\$181,620	\$112,068	\$47,688	73.4	158.3	0.22	0.22	\$1,528	\$502,547	\$11.54	61.46	0030		HAWTHORNE VALLEY 007-02	401	FRONT FOOT
007 02 0119 000	7420 CARROUSEL	07/02/20	\$190,500	WD	03-ARM'S LENGTH	\$190,500	\$103,400	54.28	\$251,116	\$10,188	\$70,804	108.9	113.0	0.24	0.24	\$94	\$41,926	\$0.96	186.00	0030		HAWTHORNE VALLEY 007-02	401	FRONT FOOT
007 02 0123 000	30436 LEDGECLIFF	09/24/20	\$170,000	WD	03-ARM'S LENGTH	\$170,000	\$75,700	44.53	\$186,360	\$25,175	\$41,535	63.9	123.9	0.17	0.17	\$394	\$147,222	\$3.38	60.25	0030		HAWTHORNE VALLEY 007-02	401	FRONT FOOT
007 02 0127 000	30372 LEDGECLIFF	07/15/21	\$258,000	PTA	03-ARM'S LENGTH	\$258,000	\$99,300	38.49	\$208,919	\$89,815	\$40,734	62.7	120.0	0.17	0.17	\$1,433	\$544,333	\$12.50	60.00	0030		HAWTHORNE VALLEY 007-02	401	FRONT FOOT
007 02 0142 000	30377 AVON	10/30/20	\$187,600	WD	03-ARM'S LENGTH	\$187,600	\$78,600	41.90	\$193,369	\$40,076	\$45,845	70.5	152.0	0.21	0.21	\$568	\$191,751	\$4.40	60.00	0030		HAWTHORNE VALLEY 007-02	401	FRONT FOOT
007 02 0146 000	30401 AVON	09/03/21	\$249,999	PTA	03-ARM'S LENGTH	\$249,999	\$118,800	47.52	\$249,440	\$52,588	\$52,029	80.0	118.3	0.22	0.22	\$657	\$235,821	\$5.41	82.18	0030		HAWTHORNE VALLEY 007-02	401	FRONT FOOT
007 02 0158 000	30338 AVON	11/12/21	\$240,000	WD	03-ARM'S LENGTH	\$240,000	\$103,500	43.13	\$217,853	\$61,147	\$39,000	60.0	110.0	0.15	0.15	\$1,019	\$402,283	\$9.24	60.00	0030		HAWTHORNE VALLEY 007-02	401	FRONT FOOT
007 02 0162 000	7649 DONNA	05/14/21	\$240,000	PTA	03-ARM'S LENGTH	\$240,000	\$86,300	35.96	\$172,557	\$106,443	\$39,000	60.0	110.0	0.15	0.15	\$1,774	\$700,283	\$16.08	60.00	0030		HAWTHORNE VALLEY 007-02	401	FRONT FOOT
007 02 0180 000	7605 FLAMINGO	09/30/21	\$190,000	PTA	03-ARM'S LENGTH	\$190,000	\$88,400	46.53	\$184,666	\$62,327	\$56,993	87.7	161.5	0.28	0.28	\$711	\$221,804	\$5.09	75.83	0030		HAWTHORNE VALLEY 007-02	401	FRONT FOOT
007 02 0184 000	7649 FLAMINGO	11/18/21	\$285,000	PTA	03-ARM'S LENGTH	\$285,000	\$101,700	35.68	\$213,658	\$117,395	\$46,053	70.9	116.1	0.19	0.19	\$1,657	\$617,868	\$14.18	71.40	0030		HAWTHORNE VALLEY 007-02	401	FRONT FOOT
007 02 0199 000	7662 FLAMINGO	04/15/20	\$165,000	WD	03-ARM'S LENGTH	\$165,000	\$88,000	53.33	\$215,692	\$11,331	\$52,023	80.0	138.1	0.24	0.24	\$17	\$5,616	\$0.13	74.62	0030		HAWTHORNE VALLEY 007-02	401	FRONT FOOT
007 02 0202 000	7743 N HENRY RUFF	07/24/20	\$223,000	WD	03-ARM'S LENGTH	\$223,000	\$90,200	40.45	\$222,508	\$41,696	\$41,204	63.4	121.4	0.17	0.17	\$658	\$248,190	\$5.70	60.42	0030		HAWTHORNE VALLEY 007-02	401	FRONT FOOT
007 02 0208 000	30447 LOUISE	10/14/20	\$198,000	WD	03-ARM'S LENGTH	\$198,000	\$90,800	45.86	\$221,900	\$31,850	\$55,750	85.8	155.0	0.27	0.27	\$371	\$118,401	\$2.72	75.69	0030		HAWTHORNE VALLEY 007-02	401	FRONT FOOT
<b>Totals:</b>			<b>\$4,914,599</b>			<b>\$4,914,599</b>	<b>\$2,076,000</b>		<b>\$4,650,253</b>	<b>\$1,326,244</b>	<b>\$1,061,898</b>	<b>1,633.7</b>		<b>4.49</b>	<b>4.49</b>									
								<b>Sale. Ratio =&gt;</b>	<b>42.24</b>			<b>Average</b>			<b>Average</b>			<b>Average</b>						
								<b>Std. Dev. =&gt;</b>	<b>7.18</b>			<b>per FF=&gt;</b>			<b>per Net Acre=&gt;</b>	<b>295,377.28</b>			<b>per SqFt=&gt;</b>	<b>\$6.78</b>				

MERRI-ANNE SUB 012-02

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1	
012 02 0025 000	7610 TERRI	10/27/21	\$232,000	PTA	03-ARM'S LENGTH	\$232,000	\$86,100	37.11	\$185,322	\$86,495	\$39,817	56.9	123.0	0.16	0.16	\$1,521	\$558,032	\$12.81	55.00	0035	MERRI-ANN SUB 012-02	401	FRONT FOOT		
012 02 0033 000	7514 TERRI	03/12/21	\$183,000	PTA	03-ARM'S LENGTH	\$183,000	\$74,900	40.93	\$204,160	\$19,824	\$40,984	58.5	117.0	0.16	0.16	\$339	\$125,468	\$2.88	58.83	0035	MERRI-ANN SUB 012-02	401	FRONT FOOT		
012 02 0059 000	7615 RITZ	06/30/21	\$189,000	PTA	03-ARM'S LENGTH	\$189,000	\$84,400	44.66	\$177,175	\$53,191	\$41,366	59.1	105.9	0.15	0.15	\$900	\$345,396	\$7.93	63.33	0035	MERRI-ANN SUB 012-02	401	FRONT FOOT		
012 02 0081 000	7764 RITZ	05/22/20	\$182,500	WD	03-ARM'S LENGTH	\$182,500	\$72,600	39.78	\$198,539	\$22,461	\$38,500	55.0	115.0	0.15	0.15	\$408	\$154,903	\$3.56	55.00	0035	MERRI-ANN SUB 012-02	401	FRONT FOOT		
012 02 0087 000	7692 RITZ	03/31/21	\$185,000	PTA	03-ARM'S LENGTH	\$185,000	\$74,500	40.27	\$203,709	\$18,331	\$37,040	52.9	110.4	0.14	0.14	\$346	\$133,803	\$3.07	54.00	0035	MERRI-ANN SUB 012-02	401	FRONT FOOT		
012 02 0091 000	7644 RITZ	08/26/20	\$182,000	WD	03-ARM'S LENGTH	\$182,000	\$72,900	40.05	\$198,920	\$23,829	\$40,749	58.2	114.5	0.16	0.16	\$409	\$152,750	\$3.51	59.21	0035	MERRI-ANN SUB 012-02	401	FRONT FOOT		
012 02 0095 000	7507 TERRI	04/14/20	\$194,900	WD	03-ARM'S LENGTH	\$194,900	\$71,500	36.69	\$194,723	\$41,892	\$41,715	59.6	116.2	0.16	0.16	\$703	\$260,199	\$5.97	60.40	0035	MERRI-ANN SUB 012-02	401	FRONT FOOT		
012 02 0097 000	7535 TERRI	08/12/21	\$200,000	PTA	03-ARM'S LENGTH	\$200,000	\$83,700	41.85	\$175,613	\$62,424	\$38,037	54.3	112.3	0.14	0.14	\$1,149	\$439,606	\$10.09	55.00	0035	MERRI-ANN SUB 012-02	401	FRONT FOOT		
012 02 0111 000	7775 TERRI	01/11/21	\$178,000	WD	03-ARM'S LENGTH	\$178,000	\$68,100	38.26	\$186,007	\$28,781	\$36,788	52.6	105.0	0.13	0.13	\$548	\$216,398	\$4.97	55.00	0035	MERRI-ANN SUB 012-02	401	FRONT FOOT		
012 02 0113 000	7801 TERRI	08/03/21	\$210,000	PTA	03-ARM'S LENGTH	\$210,000	\$86,100	41.00	\$180,706	\$67,794	\$38,500	55.0	115.0	0.15	0.15	\$1,233	\$467,545	\$10.73	55.00	0035	MERRI-ANN SUB 012-02	401	FRONT FOOT		
012 02 0118 000	7861 TERRI	11/15/21	\$175,000	PTA	03-ARM'S LENGTH	\$175,000	\$78,500	44.86	\$168,988	\$44,512	\$38,500	55.0	115.0	0.15	0.15	\$809	\$306,979	\$7.05	55.00	0035	MERRI-ANN SUB 012-02	401	FRONT FOOT		
<b>Totals:</b>			<b>\$2,111,400</b>			<b>\$2,111,400</b>	<b>\$853,300</b>		<b>\$2,073,862</b>	<b>\$469,534</b>	<b>\$431,996</b>	<b>617.1</b>		<b>1.63</b>	<b>1.63</b>										
								<b>Sale. Ratio =&gt;</b>	<b>40.41</b>					<b>Average</b>			<b>Average</b>			<b>Average</b>					
								<b>Std. Dev. =&gt;</b>	<b>2.65</b>					<b>per FF=&gt;</b>	<b>\$761</b>	<b>Average</b>	<b>per Net Acre=&gt;</b>	<b>287,881.05</b>	<b>Average</b>	<b>per SqFt=&gt;</b>	<b>\$6.61</b>				

11-12/15-16 N TONQUISH AREA

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
011 01 0023 000	32935 COWAN	08/26/20	\$163,000	WD	03-ARM'S LENGTH	\$163,000	\$82,400	50.55	\$201,398	\$7,033	\$45,431	82.6	113.5	0.20	0.20	\$85	\$34,990	\$0.80	94.00	0040		11 - 12 / 15 - 16 N. TONQUISH AREA	401	LAND VALUE
011 01 0027 000	7345 N VENOU	08/09/21	\$178,000	PTA	03-ARM'S LENGTH	\$178,000	\$77,700	43.65	\$163,055	\$54,098	\$39,153	71.2	110.0	0.18	0.18	\$760	\$305,638	\$7.02	70.00	0040		11 - 12 / 15 - 16 N. TONQUISH AREA	401	LAND VALUE
011 02 0009 000	7525 N VENOU	08/17/20	\$195,000	WD	03-ARM'S LENGTH	\$195,000	\$82,800	42.46	\$202,307	\$31,846	\$39,153	71.2	110.0	0.18	0.18	\$447	\$179,921	\$4.13	70.00	0040		11 - 12 / 15 - 16 N. TONQUISH AREA	401	LAND VALUE
011 02 0017 000	33120 LYNX	06/16/21	\$210,000	WD	03-ARM'S LENGTH	\$210,000	\$79,400	37.81	\$158,792	\$100,858	\$49,650	90.3	151.7	0.27	0.27	\$1,117	\$376,336	\$8.64	77.06	0040		11 - 12 / 15 - 16 N. TONQUISH AREA	401	LAND VALUE
011 02 0018 000	33128 LYNX	04/13/20	\$195,000	WD	03-ARM'S LENGTH	\$195,000	\$91,100	46.72	\$221,570	\$23,810	\$50,380	91.6	150.6	0.27	0.27	\$260	\$87,216	\$2.00	78.82	0040		11 - 12 / 15 - 16 N. TONQUISH AREA	401	LAND VALUE
011 02 0020 000	33144 LYNX	11/15/21	\$246,000	PTA	03-ARM'S LENGTH	\$246,000	\$96,000	39.02	\$201,764	\$87,169	\$42,933	78.1	140.9	0.22	0.22	\$1,117	\$399,858	\$9.18	67.28	0040		11 - 12 / 15 - 16 N. TONQUISH AREA	401	LAND VALUE
011 02 0028 000	33286 LYNX	10/23/20	\$205,000	WD	03-ARM'S LENGTH	\$205,000	\$82,900	40.44	\$201,694	\$42,589	\$39,283	71.4	141.7	0.20	0.20	\$596	\$218,405	\$5.01	60.00	0040		11 - 12 / 15 - 16 N. TONQUISH AREA	401	LAND VALUE
011 02 0028 000	33312 LYNX	05/04/21	\$190,000	PTA	03-ARM'S LENGTH	\$190,000	\$71,800	37.79	\$143,561	\$84,721	\$38,282	69.6	124.5	0.18	0.18	\$1,217	\$470,672	\$10.81	63.00	0040		11 - 12 / 15 - 16 N. TONQUISH AREA	401	LAND VALUE
011 02 0040 000	33271 LYNX	04/24/20	\$135,000	WD	03-ARM'S LENGTH	\$135,000	\$66,800	49.48	\$163,073	\$9,553	\$37,626	68.4	130.0	0.18	0.18	\$140	\$53,369	\$1.23	60.00	0040		11 - 12 / 15 - 16 N. TONQUISH AREA	401	LAND VALUE
011 03 0004 000	32628 COWAN	01/21/22	\$236,000	PTA	03-ARM'S LENGTH	\$236,000	\$83,500	35.38	\$175,635	\$96,416	\$36,051	65.5	105.0	0.16	0.16	\$1,471	\$614,115	\$14.10	65.00	0040		11 - 12 / 15 - 16 N. TONQUISH AREA	401	LAND VALUE
011 03 0020 000	32749 COMANCHE	01/10/22	\$220,500	PTA	03-ARM'S LENGTH	\$220,500	\$80,400	36.46	\$168,687	\$91,701	\$39,888	72.5	124.3	0.19	0.19	\$1,264	\$485,190	\$11.14	66.36	0040		11 - 12 / 15 - 16 N. TONQUISH AREA	401	LAND VALUE
011 03 0033 000	32658 WINONA	07/13/21	\$212,000	PTA	03-ARM'S LENGTH	\$212,000	\$78,100	36.84	\$163,985	\$86,567	\$38,552	70.1	156.7	0.20	0.20	\$1,235	\$430,682	\$9.89	56.00	0040		11 - 12 / 15 - 16 N. TONQUISH AREA	401	LAND VALUE
011 03 0036 000	32702 WINONA	05/07/21	\$180,000	PTA	03-ARM'S LENGTH	\$180,000	\$79,700	44.28	\$159,254	\$55,385	\$34,639	63.0	110.2	0.15	0.15	\$879	\$364,375	\$8.36	60.00	0040		11 - 12 / 15 - 16 N. TONQUISH AREA	401	LAND VALUE
011 03 0050 000	32823 WINONA	03/11/22	\$255,000	PTA	03-ARM'S LENGTH	\$255,000	\$80,600	31.61	\$169,377	\$120,197	\$34,574	62.9	109.8	0.15	0.15	\$1,912	\$796,007	\$18.27	60.00	0040		11 - 12 / 15 - 16 N. TONQUISH AREA	401	LAND VALUE
011 03 0055 000	32737 WINONA	02/18/22	\$220,000	PTA	03-ARM'S LENGTH	\$220,000	\$83,100	37.77	\$174,256	\$85,601	\$39,857	72.5	81.8	0.16	0.16	\$1,181	\$528,401	\$12.13	86.14	0040		11 - 12 / 15 - 16 N. TONQUISH AREA	401	LAND VALUE
011 03 0059 000	32806 COMANCHE	07/01/20	\$150,000	WD	03-ARM'S LENGTH	\$150,000	\$69,800	46.53	\$171,163	\$15,609	\$36,772	66.9	108.6	0.16	0.16	\$233	\$95,761	\$2.20	65.25	0040		11 - 12 / 15 - 16 N. TONQUISH AREA	401	LAND VALUE
011 04 0012 000	33322 CHIEF	03/08/21	\$185,000	WD	03-ARM'S LENGTH	\$185,000	\$68,700	37.14	\$168,209	\$55,175	\$38,384	69.8	120.0	0.18	0.18	\$791	\$309,972	\$7.12	64.67	0040		11 - 12 / 15 - 16 N. TONQUISH AREA	401	LAND VALUE
011 04 0022 000	7448 COCHISE	08/03/21	\$196,000	PTA	03-ARM'S LENGTH	\$196,000	\$80,200	40.92	\$167,998	\$66,345	\$38,343	69.7	135.0	0.19	0.19	\$952	\$356,694	\$8.19	60.00	0040		11 - 12 / 15 - 16 N. TONQUISH AREA	401	LAND VALUE
011 05 0016 000	33148 CHIEF	07/31/20	\$210,000	WD	03-ARM'S LENGTH	\$210,000	\$95,700	45.57	\$225,259	\$17,741	\$33,000	60.0	100.0	0.14	0.14	\$296	\$128,558	\$2.95	60.00	0040		11 - 12 / 15 - 16 N. TONQUISH AREA	401	LAND VALUE
011 06 0006 000	32689 LONE PINE	02/10/21	\$202,500	WD	03-ARM'S LENGTH	\$202,500	\$74,700	36.89	\$175,149	\$63,501	\$36,150	65.7	120.0	0.17	0.17	\$966	\$384,855	\$8.84	60.00	0040		11 - 12 / 15 - 16 N. TONQUISH AREA	401	LAND VALUE
012 01 0004 000	32250 WARREN	10/16/20	\$235,000	WD	03-ARM'S LENGTH	\$235,000	\$110,900	47.19	\$275,689	\$21,204	\$61,893	112.5	183.9	0.38	0.38	\$188	\$55,800	\$1.28	90.00	0040		11 - 12 / 15 - 16 N. TONQUISH AREA	401	LAND VALUE
015 02 0029 002	33905 COWAN	08/20/20	\$130,000	WD	03-ARM'S LENGTH	\$130,000	\$80,000	61.54	\$194,396	\$20,569	\$84,965	154.5	354.5	0.72	0.72	\$133	\$28,489	\$0.65	88.73	0040		11 - 12 / 15 - 16 N. TONQUISH AREA	401	LAND VALUE
016 01 0002 000	7222 BISON	11/18/21	\$225,000	PTA	03-ARM'S LENGTH	\$225,000	\$75,700	33.64	\$158,931	\$104,088	\$38,019	69.1	125.9	0.18	0.18	\$1,506	\$581,497	\$13.35	62.00	0040		11 - 12 / 15 - 16 N. TONQUISH AREA	401	LAND VALUE
016 01 0004 000	7246 BISON	10/13/20	\$192,000	WD	03-ARM'S LENGTH	\$192,000	\$72,000	37.50	\$176,845	\$52,946	\$37,791	66.7	124.4	0.18	0.18	\$771	\$299,130	\$6.87	62.00	0040		11 - 12 / 15 - 16 N. TONQUISH AREA	401	LAND VALUE
016 01 0037 000	33666 WARREN	10/15/21	\$180,000	PTA	03-ARM'S LENGTH	\$180,000	\$75,500	41.94	\$160,574	\$56,537	\$37,111	67.5	120.0	0.17	0.17	\$838	\$330,626	\$7.59	62.00	0040		11 - 12 / 15 - 16 N. TONQUISH AREA	401	LAND VALUE
016 02 0013 000	33740 YUMA	06/24/20	\$161,000	WD	03-ARM'S LENGTH	\$161,000	\$71,000	44.10	\$174,238	\$22,293	\$35,531	64.6	110.0	0.16	0.16	\$345	\$141,994	\$3.26	62.00	0040		11 - 12 / 15 - 16 N. TONQUISH AREA	401	LAND VALUE
016 02 0028 000	7249 MOHAWK	04/15/20	\$169,900	WD	03-ARM'S LENGTH	\$169,900	\$76,600	45.09	\$187,713	\$26,110	\$43,923	79.9	167.2	0.24	0.24	\$327	\$109,247	\$2.51	62.20	0040		11 - 12 / 15 - 16 N. TONQUISH AREA	401	LAND VALUE
016 02 0042 000	33787 CHIEF	11/18/20	\$181,000	WD	03-ARM'S LENGTH	\$181,000	\$77,300	42.71	\$188,205	\$44,466	\$51,671	93.9	152.4	0.28	0.28	\$473	\$157,124	\$3.61	80.77	0040		11 - 12 / 15 - 16 N. TONQUISH AREA	401	LAND VALUE
016 02 0045 000	33763 CHIEF	11/30/21	\$194,000	PTA	03-ARM'S LENGTH	\$194,000	\$85,100	43.87	\$177,778	\$70,169	\$53,947	98.1	90.1	0.25	0.25	\$715	\$286,404	\$6.57	118.41	0040		11 - 12 / 15 - 16 N. TONQUISH AREA	401	LAND VALUE
016 02 0047 000	33785 YUMA	07/17/20	\$180,000	WD	03-ARM'S LENGTH	\$180,000	\$77,900	43.28	\$190,876	\$33,561	\$44,437	80.8	110.0	0.21	0.21	\$415	\$162,130	\$3.72	82.00	0040		11 - 12 / 15 - 16 N. TONQUISH AREA	401	LAND VALUE
016 02 0050 000	33739 YUMA	01/13/22	\$220,000	PTA	03-ARM'S LENGTH	\$220,000	\$76,100	34.59	\$159,820	\$96,509	\$36,329	66.1	115.0	0.16	0.16	\$1,461	\$588,470	\$13.51	62.00	0040		11 - 12 / 15 - 16 N. TONQUISH AREA	401	LAND VALUE
016 02 0053 000	33701 YUMA	09/16/21	\$192,500	WD	03-ARM'S LENGTH	\$192,500	\$90,700	47.12	\$190,325	\$38,504	\$36,329	66.1	115.0	0.16	0.16	\$583	\$234,780	\$5.39	62.00	0040		11 - 12 / 15 - 16 N. TONQUISH AREA	401	LAND VALUE
016 02 0054 000	33663 YUMA	10/13/20	\$185,000	WD	03-ARM'S LENGTH	\$185,000	\$72,600	39.24	\$178,011	\$43,318	\$36,329	66.1	115.0	0.16	0.16	\$656	\$264,134	\$6.06	62.00	0040		11 - 12 / 15 - 16 N. TONQUISH AREA	401	LAND VALUE
016 03 0001 000	33675 LACROSSE	09/07/21	\$215,000	PTA	03-ARM'S LENGTH	\$215,000	\$71,100	33.07	\$148,768	\$108,385	\$42,153	76.6	88.6	0.18	0.18	\$1,414	\$605,503	\$13.90	87.90	0040		11 - 12 / 15 - 16 N. TONQUISH AREA	401	LAND VALUE
016 03 0012 000	33829 LACROSSE	08/19/20	\$175,000	WD	03-ARM'S LENGTH	\$175,000	\$73,300	41.89	\$180,996	\$39,107	\$45,103	82.0	116.4	0.22	0.22	\$477	\$181,893	\$4.18	80.64	0040		11 - 12 / 15 - 16 N. TONQUISH AREA	401	LAND VALUE
016 03 0022 000	33772 LACROSSE	06/25/21	\$230,000	PTA	03-ARM'S LENGTH	\$230,000	\$74,900	32.57	\$157,346	\$108,153	\$35,499	64.5	109.8	0.16	0.16	\$1,676	\$693,288	\$15.92	62.00	0040		11 - 12 / 15 - 16 N. TONQUISH AREA	401	LAND VALUE
016 04 0022 000	33728 TAWAS	04/14/21	\$170,000	PTA	03-ARM'S LENGTH	\$170,000	\$74,400	43.76	\$148,790	\$56,599	\$35,389	64.3	115.0	0.16	0.16	\$880	\$358,222	\$8.22	60.00	0040		11 - 12 / 15 - 16 N. TONQUISH AREA	401	LAND VALUE
016 04 0050 000	33685 TAWAS	06/25/20	\$162,900	WD	03-ARM'S LENGTH	\$162,900	\$70,800	43.46	\$173,481	\$26,186	\$36,767	66.8	142.5	0.18	0.18	\$392	\$143,093	\$3.28	56.00	0040		11 - 12 / 15 - 16 N. TONQUISH AREA	401	LAND VALUE
016 04 0054 000	7539 BISON	08/06/21	\$210,000	PTA	03-ARM'S LENGTH	\$210,000	\$80,700	38.43	\$168,897	\$89,526	\$48,423	88.0	123.0	0.24	0.24	\$1,017	\$373,025	\$8.56	85.15	0040		11 - 12 / 15 - 16 N. TONQUISH AREA	401	LAND VALUE
016 04 0055 000	7515 BISON	08/19/21	\$210,000	PTA	03-ARM'S LENGTH	\$210,000	\$83,400	39.71	\$174,326	\$48,550	\$84,550	88.												

PAGES 13-15

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
014 02 0014 000	34425 PARKGROVE	08/10/20	\$224,900	WD	03-ARM'S LENGTH	\$224,900	\$73,200	32.55	\$202,845	\$60,358	\$38,303	85.1	167.5	0.33	0.33	\$709	\$184,581	\$4.24	85.00	0045		PAGES 13 - 15	401	FRONT FOOT
014 02 0024 000	34655 PARKGROVE	01/13/21	\$175,000	WD	03-ARM'S LENGTH	\$175,000	\$72,800	41.60	\$205,465	\$11,465	\$41,930	93.2	167.6	0.37	0.37	\$123	\$31,325	\$0.72	95.15	0045		PAGES 13 - 15	401	FRONT FOOT
015 01 0005 003	7910 NANKIN MILL	09/28/21	\$450,000	PTA	03-ARM'S LENGTH	\$450,000	\$232,100	51.58	\$486,315	(\$13,385)	\$22,930	51.0	203.9	0.77	0.77	(\$263)	(\$17,338)	(\$0.40)	0.00	0045		PAGES 13 - 15	401	FRONT FOOT
<b>Totals:</b>			<b>\$849,900</b>			<b>\$849,900</b>	<b>\$378,100</b>		<b>\$894,625</b>	<b>\$58,438</b>	<b>\$103,163</b>	<b>229.3</b>		<b>1.47</b>	<b>1.47</b>									
							<b>Sale. Ratio =&gt;</b>	<b>44.49</b>			<b>Average</b>			<b>Average</b>			<b>Average</b>							
							<b>Std. Dev. =&gt;</b>	<b>9.52</b>			<b>per FF=&gt;</b>	<b>\$255</b>		<b>per Net Acre=&gt;</b>	<b>39,889.42</b>		<b>per SqFt=&gt;</b>	<b>\$0.92</b>						

13 & 14 (BRANDON WOODS #1-3)

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
013 03 0001 000	34396 PARKGROVE	07/31/20	\$225,000	WD	03-ARM'S LENGTH	\$225,000	\$117,400	52.18	\$277,197	\$303	\$52,500	82.7	170.0	0.32	0.32	\$4	\$938	\$0.02	82.71	0050	13 & 14 (BRANDON WOODS #1-3)	401	SITE VALUE	
014 03 0061 000	34435 DEBORAH	05/28/21	\$311,000	PTA	03-ARM'S LENGTH	\$311,000	\$132,800	42.70	\$261,987	\$101,513	\$52,500	82.0	119.2	0.23	0.23	\$1,238	\$451,169	\$10.36	82.03	0050	13 & 14 (BRANDON WOODS #1-3)	401	SITE VALUE	
014 04 0080 300	34484 MARINA	03/04/21	\$306,500	WD	03-ARM'S LENGTH	\$306,500	\$148,500	48.45	\$334,560	\$24,440	\$52,500	85.2	135.8	0.27	0.27	\$287	\$91,880	\$2.11	85.21	0050	13 & 14 (BRANDON WOODS #1-3)	401	SITE VALUE	
014 04 0087 000	34449 MARINA	09/01/21	\$340,300	PTA	03-ARM'S LENGTH	\$340,300	\$157,600	46.31	\$328,145	\$64,655	\$52,500	70.0	152.4	0.25	0.25	\$924	\$263,898	\$6.06	70.00	0050	13 & 14 (BRANDON WOODS #1-3)	401	SITE VALUE	
<b>Totals:</b>			<b>\$1,182,800</b>			<b>\$1,182,800</b>	<b>\$556,300</b>		<b>\$1,201,889</b>	<b>\$190,911</b>	<b>\$210,000</b>	<b>320.0</b>		<b>1.06</b>	<b>1.06</b>									
								<b>Sale. Ratio =&gt;</b>	<b>47.03</b>					<b>Average</b>					<b>Average</b>					
								<b>Std. Dev. =&gt;</b>	<b>3.97</b>					<b>Average</b>	<b>per Net Acre=&gt;</b>	<b>180,274.79</b>	<b>Average</b>	<b>per SqFt=&gt;</b>	<b>\$4.14</b>					

NORRIS FARMS 018-02

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
018 02 0001 000	36572 MCKINNEY	03/16/22	\$465,000	PTA	03-ARM'S LENGTH	\$465,000	\$155,100	33.35	\$322,891	\$202,109	\$60,000	74.0	146.6	0.25	0.25	\$2,733	\$811,683	\$18.63	73.95	0060	NORRIS FARMS 018-02	401	SITE VALUE	
018 02 0018 000	8110 PICKERING	07/16/21	\$380,000	PTA	03-ARM'S LENGTH	\$380,000	\$140,700	37.03	\$301,040	\$138,960	\$60,000	81.2	141.2	0.26	0.26	\$1,711	\$528,365	\$12.13	81.20	0060	NORRIS FARMS 018-02	401	SITE VALUE	
018 02 0038 000	8124 TOM BROWN	10/12/20	\$301,031	WD	03-ARM'S LENGTH	\$301,031	\$132,800	44.12	\$304,031	\$57,000	\$60,000	70.2	122.5	0.20	0.20	\$813	\$289,340	\$6.64	70.15	0060	NORRIS FARMS 018-02	401	SITE VALUE	
018 02 0054 000	36508 TOM BROWN	09/30/21	\$365,000	PTA	03-ARM'S LENGTH	\$365,000	\$147,700	40.47	\$316,141	\$108,859	\$60,000	79.8	122.5	0.22	0.22	\$1,364	\$485,978	\$11.16	79.78	0060	NORRIS FARMS 018-02	401	SITE VALUE	
<b>Totals:</b>			<b>\$1,511,031</b>			<b>\$1,511,031</b>	<b>\$576,300</b>		<b>\$1,244,103</b>	<b>\$506,928</b>	<b>\$240,000</b>	<b>305.1</b>		<b>0.93</b>	<b>0.93</b>									
							<b>Sale. Ratio =&gt;</b>	<b>38.14</b>			<b>Average</b>			<b>Average</b>			<b>Average</b>							
							<b>Std. Dev. =&gt;</b>	<b>4.61</b>			<b>SITE VALUE</b>	<b>\$126,732</b>		<b>per Net Acre=&gt;</b>	<b>543,331.19</b>		<b>per SqFt=&gt;</b>	<b>\$12.47</b>						



FOREST CREEK 022-03

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1			
56 022 03 0003 000	39196 FOREST CREEK	10/14/20	\$329,900	WD	03-ARM'S LENGTH	\$329,900	\$153,400	46.50	\$371,612	\$18,288	\$60,000	70.0	120.0	0.19	0.19	\$261	\$94,756	\$2.18	70.00	0070		FOREST CREEK 022-03	401	SITE VALUE			
56 022 03 0005 000	39172 FOREST CREEK	06/16/20	\$235,000	WD	03-ARM'S LENGTH	\$235,000	\$141,100	60.04	\$341,071	(\$46,071)	\$60,000	88.0	123.4	0.25	0.25	(\$524)	(\$185,024)	(\$4.25)	87.96	0070		FOREST CREEK 022-03	401	SITE VALUE			
56 022 03 0009 000	39124 FOREST CREEK	09/28/20	\$309,500	WD	03-ARM'S LENGTH	\$309,500	\$134,300	43.39	\$321,940	\$47,560	\$60,000	70.0	119.9	0.19	0.19	\$679	\$246,425	\$5.66	70.00	0070		FOREST CREEK 022-03	401	SITE VALUE			
56 022 03 0023 000	8208 PARKSIDE	04/05/21	\$305,000	PTA	03-ARM'S LENGTH	\$305,000	\$127,700	41.87	\$252,771	\$112,229	\$60,000	71.7	137.4	0.23	0.23	\$1,566	\$496,588	\$11.40	71.66	0070		FOREST CREEK 022-03	401	SITE VALUE			
56 022 03 0028 000	8148 PARKSIDE	06/24/21	\$358,000	PTA	03-ARM'S LENGTH	\$358,000	\$150,900	42.15	\$298,506	\$119,494	\$60,000	70.0	120.0	0.19	0.19	\$1,707	\$619,140	\$14.21	70.00	0070		FOREST CREEK 022-03	401	SITE VALUE			
56 022 03 0030 000	8124 PARKSIDE	07/20/21	\$380,000	PTA	03-ARM'S LENGTH	\$380,000	\$147,900	38.92	\$307,978	\$132,022	\$60,000	70.0	120.0	0.19	0.19	\$1,886	\$684,052	\$15.70	70.00	0070		FOREST CREEK 022-03	401	SITE VALUE			
56 022 03 0034 000	39113 HAYWARD	08/27/21	\$355,500	PTA	03-ARM'S LENGTH	\$355,500	\$139,400	39.21	\$290,067	\$125,433	\$60,000	75.1	123.4	0.21	0.21	\$1,670	\$588,887	\$13.52	75.11	0070		FOREST CREEK 022-03	401	SITE VALUE			
56 022 03 0039 000	39173 HAYWARD	04/05/21	\$329,000	PTA	03-ARM'S LENGTH	\$329,000	\$141,900	43.13	\$280,926	\$108,074	\$60,000	70.0	140.9	0.23	0.23	\$1,544	\$478,204	\$10.98	70.00	0070		FOREST CREEK 022-03	401	SITE VALUE			
56 022 03 0040 000	39185 HAYWARD	09/15/21	\$332,500	PTA	03-ARM'S LENGTH	\$332,500	\$130,300	39.19	\$271,051	\$121,449	\$60,000	75.2	128.2	0.22	0.22	\$1,615	\$549,543	\$12.62	75.19	0070		FOREST CREEK 022-03	401	SITE VALUE			
56 022 03 0041 000	39197 HAYWARD	01/25/21	\$330,000	WD	03-ARM'S LENGTH	\$330,000	\$135,900	41.18	\$326,253	\$63,747	\$60,000	86.4	119.9	0.24	0.24	\$738	\$267,845	\$6.15	86.43	0070		FOREST CREEK 022-03	401	SITE VALUE			
56 022 03 0048 000	8167 CREEKSIDE	02/09/22	\$425,000	PTA	03-ARM'S LENGTH	\$425,000	\$157,800	37.13	\$354,032	\$130,968	\$60,000	70.0	184.6	0.30	0.30	\$1,871	\$440,970	\$10.12	70.00	0070		FOREST CREEK 022-03	401	SITE VALUE			
56 022 03 0049 000	8179 CREEKSIDE	03/01/22	\$425,000	PTA	03-ARM'S LENGTH	\$425,000	\$140,000	32.94	\$313,482	\$171,518	\$60,000	70.4	183.8	0.30	0.30	\$2,435	\$577,502	\$13.26	70.43	0070		FOREST CREEK 022-03	401	SITE VALUE			
56 022 03 0050 000	8191 CREEKSIDE	07/01/20	\$245,000	WD	03-ARM'S LENGTH	\$245,000	\$124,200	50.69	\$284,423	\$20,577	\$60,000	70.4	178.2	0.29	0.29	\$292	\$71,448	\$1.64	70.43	0070		FOREST CREEK 022-03	401	SITE VALUE			
56 022 03 0053 000	8227 CREEKSIDE	08/02/21	\$408,000	PTA	03-ARM'S LENGTH	\$408,000	\$149,100	36.54	\$310,511	\$157,489	\$60,000	74.6	138.9	0.24	0.24	\$2,111	\$661,718	\$15.19	74.60	0070		FOREST CREEK 022-03	401	SITE VALUE			
56 022 03 0066 000	39144 HIDDEN CREEK	10/23/20	\$328,900	WD	03-ARM'S LENGTH	\$328,900	\$133,200	40.50	\$319,916	\$68,984	\$60,000	80.0	120.0	0.22	0.22	\$862	\$313,564	\$7.20	80.00	0070		FOREST CREEK 022-03	401	SITE VALUE			
56 022 03 0076 000	8227 PARKSIDE	10/08/20	\$330,000	WD	03-ARM'S LENGTH	\$330,000	\$140,100	42.45	\$338,257	\$51,743	\$60,000	70.3	124.2	0.20	0.20	\$736	\$258,715	\$5.94	70.29	0070		FOREST CREEK 022-03	401	SITE VALUE			
56 022 03 0091 000	8170 ST JOHNS	06/22/20	\$263,000	WD	03-ARM'S LENGTH	\$263,000	\$123,700	47.03	\$304,529	\$18,471	\$60,000	71.3	120.1	0.20	0.20	\$259	\$94,240	\$2.16	71.27	0070		FOREST CREEK 022-03	401	SITE VALUE			
56 022 03 0113 000	8132 CREEKSIDE	06/15/20	\$329,900	WD	03-ARM'S LENGTH	\$329,900	\$149,600	45.35	\$361,564	\$28,336	\$60,000	70.0	122.0	0.20	0.20	\$405	\$144,571	\$3.32	70.00	0070		FOREST CREEK 022-03	401	SITE VALUE			
56 022 03 0116 000	8168 CREEKSIDE	07/15/21	\$337,000	PTA	03-ARM'S LENGTH	\$337,000	\$137,600	40.83	\$286,307	\$110,693	\$60,000	70.0	122.0	0.20	0.20	\$1,581	\$564,760	\$12.97	70.00	0070		FOREST CREEK 022-03	401	SITE VALUE			
<b>Totals:</b>			<b>\$6,356,200</b>			<b>\$6,356,200</b>	<b>\$2,658,100</b>		<b>\$5,935,196</b>	<b>\$1,561,004</b>	<b>\$1,140,000</b>	<b>1,393.4</b>		<b>4.27</b>	<b>4.27</b>												
									<b>Sale. Ratio =&gt;</b>	<b>41.82</b>				<b>Average</b>				<b>Average</b>				<b>Average</b>					
									<b>Std. Dev. =&gt;</b>	<b>5.87</b>				<b>Site Value</b>	<b>\$82,158</b>				<b>per Net Acre=&gt;</b>	<b>365,318.04</b>				<b>per SqFt=&gt;</b>	<b>\$8.39</b>		

BRANDON VALLEY 024-02

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1	
56 024 02 0009 000	7248 CHEYENNE	04/30/21	\$308,000	PTA	03-ARM'S LENGTH	\$308,000	\$129,300	41.98	\$255,688	\$112,312	\$60,000	85.7	120.1	0.24	0.24	\$1,310	\$475,898	\$10.93	85.74	0075	BRANDON VALLEY 024-02	401	SITE VALUE		
56 024 02 0039 000	37582 LARAMIE	04/02/21	\$287,000	PTA	03-ARM'S LENGTH	\$287,000	\$112,600	39.23	\$222,371	\$124,629	\$60,000	70.0	125.0	0.20	0.20	\$1,780	\$620,045	\$14.23	70.00	0075	BRANDON VALLEY 024-02	401	SITE VALUE		
56 024 02 0045 000	37649 LARAMIE	08/23/21	\$270,000	PTA	03-ARM'S LENGTH	\$270,000	\$116,900	43.30	\$242,429	\$87,571	\$60,000	74.0	120.0	0.20	0.20	\$1,183	\$429,270	\$9.85	74.00	0075	BRANDON VALLEY 024-02	401	SITE VALUE		
56 024 02 0048 000	7326 SORREL	09/01/21	\$300,000	PTA	03-ARM'S LENGTH	\$300,000	\$116,000	38.67	\$240,437	\$119,563	\$60,000	75.0	137.0	0.24	0.24	\$1,593	\$506,623	\$11.63	75.04	0075	BRANDON VALLEY 024-02	401	SITE VALUE		
56 024 02 0053 000	7266 SORREL	12/27/21	\$320,000	PTA	03-ARM'S LENGTH	\$320,000	\$127,100	39.72	\$263,822	\$116,178	\$60,000	73.0	120.0	0.20	0.20	\$1,591	\$578,000	\$13.27	73.00	0075	BRANDON VALLEY 024-02	401	SITE VALUE		
<b>Totals:</b>			<b>\$1,485,000</b>			<b>\$1,485,000</b>	<b>\$601,900</b>		<b>\$1,224,747</b>	<b>\$560,253</b>	<b>\$300,000</b>	<b>377.8</b>		<b>1.08</b>	<b>1.08</b>										
								<b>Sale. Ratio =&gt;</b>	<b>40.53</b>					<b>Average</b>			<b>Average</b>			<b>Average</b>					
								<b>Std. Dev. =&gt;</b>	<b>1.97</b>					<b>SITE VALUE</b>	<b>\$112,051</b>	<b>Average</b>	<b>per Net Acre=&gt;</b>	<b>519,715.21</b>	<b>Average</b>	<b>per SqFt=&gt;</b>	<b>\$11.93</b>				

OAKWEST

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1	
56 024 05 0012 000	38234 OAKWEST	03/18/22	\$382,000	PTA	03-ARM'S LENGTH	\$382,000	\$128,200	33.56	\$270,206	\$169,294	\$57,500	113.1	108.7	0.28	0.28	\$1,496	\$600,333	\$13.78	113.14	0085		OAKWEST	401	SITE VALUE	
56 024 05 0026 000	38384 TIMBERLAND	07/15/20	\$310,000	WD	03-ARM'S LENGTH	\$310,000	\$107,600	34.71	\$299,806	\$67,694	\$57,500	77.8	108.1	0.19	0.19	\$870	\$350,746	\$8.05	77.78	0085		OAKWEST	401	SITE VALUE	
56 024 05 0039 000	38379 BURKLAND	03/31/22	\$455,000	PTA	03-ARM'S LENGTH	\$455,000	\$146,500	32.20	\$305,754	\$206,746	\$57,500	68.1	103.5	0.16	0.16	\$3,036	\$1,276,210	\$29.30	68.10	0085		OAKWEST	401	SITE VALUE	
56 024 06 0068 000	7667 CHERRYWOOD	09/25/20	\$310,000	WD	03-ARM'S LENGTH	\$310,000	\$113,700	36.68	\$319,438	\$48,062	\$57,500	70.0	120.0	0.19	0.19	\$687	\$249,026	\$5.72	70.00	0085		OAKWEST	401	SITE VALUE	
56 024 06 0073 000	7727 CHERRYWOOD	10/25/21	\$315,000	PTA	03-ARM'S LENGTH	\$315,000	\$133,600	42.41	\$281,616	\$90,884	\$57,500	70.0	120.0	0.19	0.19	\$1,298	\$470,902	\$10.81	70.00	0085		OAKWEST	401	SITE VALUE	
56 024 06 0083 000	7680 MAPLE	12/14/20	\$302,500	WD	03-ARM'S LENGTH	\$302,500	\$128,500	42.48	\$311,635	\$48,365	\$57,500	70.0	120.0	0.19	0.19	\$691	\$250,596	\$5.75	70.00	0085		OAKWEST	401	SITE VALUE	
56 024 06 0090 000	7725 MAPLE	08/24/21	\$365,000	PTA	03-ARM'S LENGTH	\$365,000	\$155,000	42.47	\$322,936	\$99,564	\$57,500	70.0	120.0	0.19	0.19	\$1,422	\$515,876	\$11.84	70.00	0085		OAKWEST	401	SITE VALUE	
56 024 07 0096 000	7584 MAPLE	02/10/22	\$352,500	PTA	03-ARM'S LENGTH	\$352,500	\$140,000	39.72	\$295,453	\$114,547	\$57,500	71.6	124.8	0.21	0.21	\$1,599	\$558,766	\$12.83	71.63	0085		OAKWEST	401	SITE VALUE	
56 024 07 0107 000	7566 CHERRYWOOD	10/09/20	\$325,000	WD	03-ARM'S LENGTH	\$325,000	\$160,300	49.32	\$387,786	(\$5,286)	\$57,500	71.1	123.1	0.20	0.20	(\$74)	(\$26,299)	(\$0.60)	71.13	0085		OAKWEST	401	SITE VALUE	
<b>Totals:</b>			<b>\$3,117,000</b>			<b>\$3,117,000</b>	<b>\$1,213,400</b>		<b>\$2,794,630</b>	<b>\$839,870</b>	<b>\$517,500</b>	<b>681.8</b>		<b>1.82</b>	<b>1.82</b>										
								<b>Sale. Ratio =&gt;</b>	<b>38.93</b>					<b>Average</b>					<b>Average</b>						
								<b>Std. Dev. =&gt;</b>	<b>5.50</b>					<b>SITE VALUE</b>	<b>\$93,319</b>	<b>Average</b>	<b>per Net Acre=&gt;</b>	<b>462,738.29</b>	<b>Average</b>	<b>per SqFt=&gt;</b>	<b>\$10.62</b>				

PAGES 25/PT 26 TO 28-99

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1	
56 028 99 0010 000	38495 WARREN	11/05/20	\$235,000	PTA	03-ARM'S LENGTH	\$235,000	\$116,600	49.62	\$280,341	(\$14,086)	\$31,255	124.7	486.0	0.89	0.89	(\$113)	(\$15,774)	(\$0.36)	80.00	0090		PAGES 25/ PT 26 TO 28-99	401	FRONT FOOT	
56 028 99 0011 002	38535 WARREN	08/23/21	\$305,000	PTA	03-ARM'S LENGTH	\$305,000	\$95,300	31.25	\$199,584	\$156,856	\$51,440	0.0	0.0	1.96	1.96	#DIV/0!	\$80,029	\$1.84	0.00	0090		PAGES 25/ PT 26 TO 28-99	401	FRONT FOOT	
56 028 01 0007 004	37434 BEECHWOOD	10/22/21	\$110,000	PTA	03-ARM'S LENGTH	\$110,000	\$37,500	34.09	\$78,401	\$52,735	\$21,136	44.5	110.0	0.15	0.15	\$1,185	\$346,941	\$7.96	60.00	0090		PAGES 25/ PT 26 TO 28-99	401	FRONT FOOT	
56 028 01 0040 000	5704 HUFF	07/22/20	\$82,000	WD	03-ARM'S LENGTH	\$82,000	\$52,500	64.02	\$133,493	(\$3,993)	\$47,500	100.0	200.0	0.46	0.46	(\$40)	(\$8,699)	(\$0.20)	100.00	0090		PAGES 25/ PT 26 TO 28-99	401	FRONT FOOT	
56 028 99 0018 000	6211 N NEWBURGH	08/24/21	\$260,000	PTA	03-ARM'S LENGTH	\$260,000	\$65,900	25.35	\$138,730	\$145,420	\$24,150	154.6	189.0	0.69	0.69	\$941	\$210,449	\$4.83	159.00	0090		PAGES 25/ PT 26 TO 28-99	401	FRONT FOOT	
56 028 99 0023 701	6035 HUFF	10/12/21	\$140,000	PTA	03-ARM'S LENGTH	\$140,000	\$72,500	51.79	\$151,606	\$32,794	\$44,400	0.0	0.0	1.47	1.47	#DIV/0!	\$22,309	\$0.51	0.00	0090		PAGES 25/ PT 26 TO 28-99	401	FRONT FOOT	
56 028 99 0024 002	6078 HUFF	04/01/20	\$85,000	WD	03-ARM'S LENGTH	\$85,000	\$49,400	58.12	\$123,866	(\$21,191)	\$17,675	110.0	200.0	0.51	0.51	(\$193)	(\$41,962)	(\$0.96)	110.00	0090		PAGES 25/ PT 26 TO 28-99	401	FRONT FOOT	
56 028 99 0024 003	6134 HUFF	10/08/21	\$261,000	PTA	03-ARM'S LENGTH	\$261,000	\$91,800	35.17	\$191,561	\$87,114	\$17,675	110.0	200.0	0.51	0.51	\$792	\$172,503	\$3.96	110.00	0090		PAGES 25/ PT 26 TO 28-99	401	FRONT FOOT	
56 028 99 0031 701	6006 HUFF	12/08/21	\$190,000	PTA	03-ARM'S LENGTH	\$190,000	\$83,600	44.00	\$174,263	\$41,862	\$26,125	55.0	200.0	0.25	0.25	\$761	\$165,462	\$3.80	55.00	0090		PAGES 25/ PT 26 TO 28-99	401	FRONT FOOT	
<b>Totals:</b>			<b>\$1,668,000</b>			<b>\$1,668,000</b>	<b>\$665,100</b>		<b>\$1,471,845</b>	<b>\$477,511</b>	<b>\$281,356</b>	<b>698.8</b>		<b>6.89</b>	<b>6.89</b>										
								<b>Sale. Ratio =&gt;</b>	<b>39.87</b>					<b>Average</b>			<b>Average</b>			<b>Average</b>					
								<b>Std. Dev. =&gt;</b>	<b>13.13</b>					<b>per FF=&gt;</b>	<b>\$683</b>	<b>Average</b>	<b>per Net Acre=&gt;</b>	<b>69,325.06</b>	<b>Average</b>	<b>per SqFt=&gt;</b>	<b>\$1.59</b>				

31-32 & 35-01

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1	
56 031 01 0138 000	6185 N GLOBE	01/28/22	\$125,000	PTA	03-ARM'S LENGTH	\$125,000	\$81,400	65.12	\$176,157	(\$7,448)	\$43,709	79.5	125.0	0.28	0.28	(\$94)	(\$26,225)	(\$0.60)	99.00	0095		31 - 32 & 35-01	(CENTRAL CITY)	401	FRONT FOOT
56 031 01 0165 000	5759 N GLOBE	04/03/20	\$170,000	WD	03-ARM'S LENGTH	\$170,000	\$69,600	40.94	\$189,951	\$17,637	\$37,588	68.3	130.0	0.24	0.24	\$258	\$73,795	\$1.69	80.00	0095		31 - 32 & 35-01	(CENTRAL CITY)	401	FRONT FOOT
56 031 01 0167 000	5725 N GLOBE	01/21/21	\$177,000	WD	03-ARM'S LENGTH	\$177,000	\$69,900	39.49	\$190,380	\$24,208	\$37,588	68.3	130.0	0.24	0.24	\$354	\$101,289	\$2.33	80.00	0095		31 - 32 & 35-01	(CENTRAL CITY)	401	FRONT FOOT
56 031 01 0169 301	5705 N GLOBE	05/28/21	\$192,500	PTA	03-ARM'S LENGTH	\$192,500	\$84,200	43.74	\$176,720	\$37,369	\$21,589	39.3	130.0	0.12	0.12	\$952	\$314,025	\$7.21	40.00	0095		31 - 32 & 35-01	(CENTRAL CITY)	401	FRONT FOOT
56 031 01 0179 300	5716 N GLOBE	04/27/20	\$129,000	WD	03-ARM'S LENGTH	\$129,000	\$39,000	37.44	\$130,152	\$36,436	\$37,588	68.3	130.0	0.24	0.24	\$533	\$152,452	\$3.50	80.00	0095		31 - 32 & 35-01	(CENTRAL CITY)	401	FRONT FOOT
56 031 01 0206 000	6060 N GLOBE	07/15/21	\$160,000	PTA	19-MULTI PARCEL ARM'S LENGTH	\$160,000	\$51,700	32.31	\$116,537	\$71,798	\$28,335	54.0	260.0	0.16	0.12	\$1,330	\$437,793	\$10.05	55.00	0095	56 031 01 0205 002	31 - 32 & 35-01	(CENTRAL CITY)	401	FRONT FOOT
56 031 01 0211 000	6122 N GLOBE	04/07/20	\$127,000	WD	03-ARM'S LENGTH	\$127,000	\$44,400	34.96	\$119,460	\$29,294	\$21,754	39.6	130.0	0.12	0.12	\$741	\$242,099	\$5.56	40.00	0095		31 - 32 & 35-01	(CENTRAL CITY)	401	FRONT FOOT
56 031 01 0231 303	6015 WILMER	02/02/22	\$124,000	WD	03-ARM'S LENGTH	\$124,000	\$42,900	34.60	\$92,373	\$65,407	\$33,780	61.4	130.0	0.21	0.21	\$1,065	\$312,952	\$7.18	70.00	0095		31 - 32 & 35-01	(CENTRAL CITY)	401	FRONT FOOT
56 031 01 0237 000	5923 WILMER	08/24/20	\$140,000	WD	03-ARM'S LENGTH	\$140,000	\$73,100	52.21	\$196,505	(\$18,917)	\$37,588	68.3	130.0	0.24	0.24	(\$277)	(\$79,151)	(\$1.82)	80.00	0095		31 - 32 & 35-01	(CENTRAL CITY)	401	FRONT FOOT
56 031 01 0242 000	5869 WILMER	09/01/20	\$150,000	WD	03-ARM'S LENGTH	\$150,000	\$58,300	38.87	\$156,656	\$23,205	\$29,861	54.3	130.0	0.18	0.18	\$427	\$129,637	\$2.98	60.00	0095		31 - 32 & 35-01	(CENTRAL CITY)	401	FRONT FOOT
56 031 01 0253 000	5711 WILMER	02/15/21	\$139,500	WD	03-ARM'S LENGTH	\$139,500	\$44,700	32.04	\$119,620	\$41,469	\$21,589	39.3	130.0	0.12	0.12	\$1,056	\$348,479	\$8.00	40.00	0095		31 - 32 & 35-01	(CENTRAL CITY)	401	FRONT FOOT
56 031 01 0253 000	5711 WILMER	01/14/22	\$166,000	PTA	03-ARM'S LENGTH	\$166,000	\$50,800	30.60	\$110,156	\$77,433	\$21,589	39.3	130.0	0.12	0.12	\$1,973	\$650,697	\$14.94	40.00	0095		31 - 32 & 35-01	(CENTRAL CITY)	401	FRONT FOOT
56 031 01 0280 000	5922 WILMER	10/15/20	\$145,000	WD	03-ARM'S LENGTH	\$145,000	\$50,000	34.48	\$134,719	\$31,870	\$21,589	39.3	130.0	0.12	0.12	\$812	\$267,815	\$6.15	40.00	0095		31 - 32 & 35-01	(CENTRAL CITY)	401	FRONT FOOT
56 031 01 0327 002	5841 HERBERT	07/12/21	\$165,000	PTA	03-ARM'S LENGTH	\$165,000	\$54,200	32.85	\$115,122	\$71,467	\$21,589	39.3	130.0	0.12	0.12	\$1,821	\$600,563	\$13.79	40.00	0095		31 - 32 & 35-01	(CENTRAL CITY)	401	FRONT FOOT
56 031 01 0344 002	5674 HERBERT	04/15/20	\$140,000	WD	03-ARM'S LENGTH	\$140,000	\$48,600	34.71	\$131,196	\$30,310	\$21,506	39.1	129.0	0.12	0.12	\$775	\$256,864	\$5.90	40.00	0095		31 - 32 & 35-01	(CENTRAL CITY)	401	FRONT FOOT
56 031 01 0356 002	5826 HERBERT	11/03/20	\$154,000	WD	03-ARM'S LENGTH	\$154,000	\$52,700	34.22	\$142,357	\$36,526	\$24,883	45.2	129.0	0.14	0.14	\$807	\$257,225	\$5.91	48.00	0095		31 - 32 & 35-01	(CENTRAL CITY)	401	FRONT FOOT
56 031 01 0364 000	5934 HERBERT	05/21/21	\$153,000	PTA	03-ARM'S LENGTH	\$153,000	\$51,000	30.72	\$99,629	\$90,814	\$37,443	68.1	129.0	0.24	0.24	\$1,334	\$383,181	\$8.80	80.00	0095		31 - 32 & 35-01	(CENTRAL CITY)	401	FRONT FOOT
56 031 01 0372 000	6042 HERBERT	08/06/21	\$121,000	PTA	03-ARM'S LENGTH	\$121,000	\$51,200	42.31	\$108,510	\$42,236	\$29,746	54.1	129.0	0.18	0.18	\$781	\$237,281	\$5.45	60.00	0095		31 - 32 & 35-01	(CENTRAL CITY)	401	FRONT FOOT
56 031 01 0400 000	5981 N DOWLING	02/08/22	\$146,000	PTA	03-ARM'S LENGTH	\$146,000	\$68,800	47.12	\$149,191	\$21,465	\$24,656	44.8	131.0	0.14	0.14	\$479	\$152,234	\$3.49	47.00	0095		31 - 32 & 35-01	(CENTRAL CITY)	401	FRONT FOOT
56 031 01 0401 002	5967 N DOWLING	02/07/22	\$138,000	PTA	03-ARM'S LENGTH	\$138,000	\$43,600	31.59	\$94,132	\$69,360	\$25,492	46.3	131.0	0.15	0.15	\$1,496	\$471,837	\$10.83	49.00	0095		31 - 32 & 35-01	(CENTRAL CITY)	401	FRONT FOOT
56 032 01 0001 000	5971 N LINVILLE	04/30/20	\$105,000	WD	03-ARM'S LENGTH	\$105,000	\$40,400	38.48	\$108,448	\$30,202	\$33,650	61.2	129.0	0.21	0.21	\$494	\$145,903	\$3.35	70.00	0095		31 - 32 & 35-01	(CENTRAL CITY)	401	FRONT FOOT
56 032 01 0004 000	5941 N LINVILLE	11/22/21	\$125,000	PTA	03-ARM'S LENGTH	\$125,000	\$49,200	39.36	\$106,751	\$39,755	\$21,506	39.1	129.0	0.12	0.12	\$1,017	\$336,907	\$7.73	40.00	0095		31 - 32 & 35-01	(CENTRAL CITY)	401	FRONT FOOT
56 032 01 0009 000	5865 N LINVILLE	02/14/22	\$140,000	PTA	03-ARM'S LENGTH	\$140,000	\$46,500	33.21	\$99,224	\$62,282	\$21,506	39.1	129.0	0.12	0.12	\$1,593	\$527,814	\$12.12	40.00	0095		31 - 32 & 35-01	(CENTRAL CITY)	401	FRONT FOOT
56 032 01 0063 000	5954 N WALTON	06/25/21	\$190,000	PTA	03-ARM'S LENGTH	\$190,000	\$82,800	43.58	\$170,107	\$41,893	\$22,000	40.0	135.0	0.12	0.12	\$1,047	\$337,847	\$7.76	40.00	0095		31 - 32 & 35-01	(CENTRAL CITY)	401	FRONT FOOT
56 032 01 0082 000	5733 N WALTON	10/21/20	\$145,000	WD	03-ARM'S LENGTH	\$145,000	\$41,000	28.90	\$113,239	\$58,061	\$26,300	47.8	135.0	0.16	0.16	\$1,214	\$374,587	\$8.60	50.00	0095		31 - 32 & 35-01	(CENTRAL CITY)	401	FRONT FOOT
56 032 01 0091 000	5633 N WALTON	05/12/21	\$60,000	PTA	03-ARM'S LENGTH	\$60,000	\$29,800	49.67	\$62,980	\$23,320	\$26,300	47.8	135.0	0.16	0.16	\$488	\$150,452	\$3.45	50.00	0095		31 - 32 & 35-01	(CENTRAL CITY)	401	FRONT FOOT
56 032 01 0116 000	5806 N BERRY	11/12/21	\$118,000	PTA	03-ARM'S LENGTH	\$118,000	\$48,200	40.85	\$103,859	\$36,141	\$22,000	40.0	135.0	0.12	0.12	\$904	\$291,460	\$6.69	40.00	0095		31 - 32 & 35-01	(CENTRAL CITY)	401	FRONT FOOT
56 032 01 0122 000	5876 N BERRY	03/25/22	\$200,000	PTA	03-ARM'S LENGTH	\$200,000	\$69,400	34.70	\$150,153	\$88,151	\$38,304	69.6	135.0	0.25	0.25	\$1,266	\$355,448	\$8.16	80.00	0095		31 - 32 & 35-01	(CENTRAL CITY)	401	FRONT FOOT
56 032 01 0134 301	5941 N BERRY	09/14/21	\$210,000	PTA	03-ARM'S LENGTH	\$210,000	\$79,800	38.00	\$169,347	\$78,957	\$38,304	69.6	135.0	0.25	0.25	\$1,134	\$318,375	\$7.31	80.00	0095		31 - 32 & 35-01	(CENTRAL CITY)	401	FRONT FOOT
56 032 01 0141 000	5847 N BERRY	08/24/21	\$164,000	PTA	03-ARM'S LENGTH	\$164,000	\$50,500	30.79	\$105,302	\$80,698	\$22,000	40.0	135.0	0.12	0.12	\$2,017	\$650,790	\$14.94	40.00	0095		31 - 32 & 35-01	(CENTRAL CITY)	401	FRONT FOOT
56 032 01 0146 301	5769 N BERRY	06/08/21	\$150,000	PTA	03-ARM'S LENGTH	\$150,000	\$95,100	63.40	\$199,768	(\$14,169)	\$35,599	64.7	135.0	0.23	0.23	(\$219)	(\$62,695)	(\$1.44)	73.00	0095		31 - 32 & 35-01	(CENTRAL CITY)	401	FRONT FOOT
56 032 01 0156 000	5625 N BERRY	10/29/21	\$120,000	PTA	03-ARM'S LENGTH	\$120,000	\$58,000	48.33	\$126,784	\$19,516	\$26,300	47.8	135.0	0.16	0.16	\$408	\$125,910	\$2.89	50.00	0095		31 - 32 & 35-01	(CENTRAL CITY)	401	FRONT FOOT
56 032 01 0179 003	5746 N CROWN	05/14/21	\$130,000	PTA	03-ARM'S LENGTH	\$130,000	\$64,500	49.62	\$136,586	\$43,905	\$50,494	91.8	135.0	0.35	0.35	\$478	\$125,451	\$2.88	113.00	0095		31 - 32 & 35-01	(CENTRAL CITY)	401	FRONT FOOT
56 032 01 0196 000	5975 N CROWN	10/02/20	\$118,000	WD	03-ARM'S LENGTH	\$118,000	\$38,200	32.37	\$101,426	\$39,995	\$23,421	42.6	153.0	0.14	0.14	\$939	\$285,679	\$6.56	40.00	0095		31 - 32 & 35-01	(CENTRAL CITY)	401	FRONT FOOT
56 032 01 0196 000	5975 N CROWN	03/17/22	\$153,000	PTA	03-ARM'S LENGTH	\$153,000	\$43,400	28.37	\$93,895	\$82,526	\$23,421	42.6	153.0	0.14	0.14	\$1,938	\$589,471	\$13.53	40.00	0095		31 - 32 & 35-01	(CENTRAL CITY)	401	FRONT FOOT
56 032 01 0279 000	5940 N CARLSON	10/07/20	\$110,000	WD	03-ARM'S LENGTH	\$110,000	\$48,300	43.91	\$125,536	\$4,323	\$19,859	36.1	110.0	0.10	0.10	\$120	\$42,802	\$0.98	40.00	0095		31 - 32 & 35-01	(CENTRAL CITY)	401	FRONT FOOT
56 032 02 0343 000	6007 N BERRY	12/14/21	\$105,000	PTA	03-ARM'S LENGTH	\$105,000	\$65,400	62.29	\$139,669	(\$8,369)	\$26,300	47.8	135.0	0.16	0.16	(\$175)	(\$53,994)	(\$1.24)	50.00	0095		31 - 32 & 35-01	(CENTRAL CITY)	401	FRONT FOOT
56 032 02 0346 000	6031 N BERRY	09/02/21	\$138,000	PTA	03-ARM'S LENGTH	\$138,000	\$50,300	36.45	\$105,146	\$54,854	\$22,000	40.0	135.0	0.12	0.12	\$1,371	\$442,371	\$10.16	40.00	0095		31 - 32 & 35-01	(CENTRAL CITY)	401	FRONT FOOT
56 032 02 0388 000	6130 N WALTON	06/10/21	\$155,000	PTA	03-ARM'S LENGTH	\$155,000	\$53,100	34.26	\$112,676	\$64,324	\$22,000	40.0	135.0	0.1											

**NEWBERRY ESTATES**

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1	
56 031 06 0005 000	36717 NEWBERRY ESTATES	02/16/22	\$370,000	PTA	03-ARM'S LENGTH	\$370,000	\$146,300	39.54	\$305,198	\$119,802	\$55,000	70.4	118.8	0.19	0.19	\$1,702	\$623,969	\$14.32	70.39	0097		NEWBERRY ESTATES	401	SITE VALUE	
56 031 06 0022 000	36493 NEWBERRY ESTATES	01/26/21	\$306,300	WD	03-ARM'S LENGTH	\$306,300	\$140,000	45.71	\$320,856	\$40,444	\$55,000	65.0	120.0	0.18	0.18	\$622	\$225,944	\$5.19	65.00	0097		NEWBERRY ESTATES	401	SITE VALUE	
56 031 06 0043 000	5905 NEWBERRY ESTATES	09/30/21	\$310,000	PTA	03-ARM'S LENGTH	\$310,000	\$127,800	41.23	\$266,274	\$98,726	\$55,000	65.0	133.4	0.20	0.20	\$1,519	\$496,111	\$11.39	65.00	0097		NEWBERRY ESTATES	401	SITE VALUE	
56 031 06 0046 000	5839 NEWBERRY ESTATES	01/20/21	\$330,000	WD	03-ARM'S LENGTH	\$330,000	\$138,200	41.88	\$317,454	\$67,546	\$55,000	67.5	149.3	0.23	0.23	\$1,001	\$292,407	\$6.71	67.47	0097		NEWBERRY ESTATES	401	SITE VALUE	
56 031 06 0058 000	5948 DOWLING	02/14/22	\$355,000	PTA	03-ARM'S LENGTH	\$355,000	\$158,600	44.68	\$331,108	\$78,892	\$55,000	65.0	120.0	0.18	0.18	\$1,214	\$440,737	\$10.12	65.00	0097		NEWBERRY ESTATES	401	SITE VALUE	
<b>Totals:</b>			<b>\$1,671,300</b>			<b>\$1,671,300</b>	<b>\$710,900</b>		<b>\$1,540,890</b>	<b>\$405,410</b>	<b>\$275,000</b>	<b>332.9</b>		<b>0.98</b>	<b>0.98</b>										
							<b>Sale. Ratio =&gt;</b>	<b>42.54</b>		<b>Average</b>		<b>Average</b>		<b>Average</b>											
							<b>Std. Dev. =&gt;</b>	<b>2.54</b>		<b>SITE VALUE</b>	<b>\$81,082</b>	<b>per Net Acre=&gt;</b>	<b>413,683.67</b>				<b>Average</b>	<b>per SqFt=&gt;</b>	<b>\$9.50</b>						

33-34/36-38 (TONQUISH AREA)

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effic. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
56 033 01 0052 001	6740 N FARMINGTON	10/16/20	\$235,000	WD	03-ARM'S LENGTH	\$235,000	\$127,500	54.26	\$304,252	\$15,748	\$85,000	228.1	298.0	1.10	1.10	\$69	\$14,382	\$0.33	160.00	0100	33 - 34 / 36 - 38	(TONQUISH AREA)	401	LAND VALUE
56 033 01 0053 302	6720 N FARMINGTON	08/04/21	\$305,000	PTA	03-ARM'S LENGTH	\$305,000	\$173,200	56.79	\$362,243	(\$9,575)	\$47,668	76.3	125.0	0.20	0.20	(\$126)	(\$47,637)	(\$1,09)	140.00	0100	33 - 34 / 36 - 38	(TONQUISH AREA)	401	LAND VALUE
56 033 01 0056 307	6550 N FARMINGTON	08/07/20	\$315,000	WD	03-ARM'S LENGTH	\$315,000	\$179,900	57.11	\$425,343	(\$25,343)	\$85,000	210.5	300.0	0.99	0.99	(\$120)	(\$25,547)	(\$0,59)	174.11	0100	33 - 34 / 36 - 38	(TONQUISH AREA)	401	LAND VALUE
56 033 02 0010 002	6545 N FARMINGTON	08/03/21	\$337,000	PTA	03-ARM'S LENGTH	\$337,000	\$144,900	43.00	\$302,960	\$119,040	\$85,000	219.3	326.0	1.08	1.08	\$543	\$110,427	\$2.54	144.00	0100	33 - 34 / 36 - 38	(TONQUISH AREA)	401	LAND VALUE
56 033 02 0061 000	7018 BISON	06/22/20	\$157,000	WD	03-ARM'S LENGTH	\$157,000	\$72,400	46.11	\$183,248	\$14,854	\$41,102	65.8	110.0	0.16	0.16	\$226	\$93,421	\$2.14	63.00	0100	33 - 34 / 36 - 38	(TONQUISH AREA)	401	LAND VALUE
56 033 02 0012 000	6973 CHIRREWA	03/26/21	\$220,000	PTA	03-ARM'S LENGTH	\$220,000	\$81,300	36.95	\$206,408	\$55,799	\$42,207	67.5	98.0	0.16	0.16	\$826	\$355,408	\$8.16	70.00	0100	33 - 34 / 36 - 38	(TONQUISH AREA)	401	LAND VALUE
56 033 02 0028 000	33736 PAWNEE	05/28/21	\$176,000	PTA	03-ARM'S LENGTH	\$176,000	\$72,700	41.31	\$145,173	\$69,820	\$38,993	62.4	99.0	0.14	0.14	\$1,119	\$488,252	\$11.21	63.00	0100	33 - 34 / 36 - 38	(TONQUISH AREA)	401	LAND VALUE
56 033 03 0015 000	33634 BLACKFOOT	10/16/20	\$170,000	WD	03-ARM'S LENGTH	\$170,000	\$65,100	38.29	\$164,919	\$44,074	\$38,993	62.4	99.0	0.14	0.14	\$706	\$308,210	\$7.08	63.00	0100	33 - 34 / 36 - 38	(TONQUISH AREA)	401	LAND VALUE
56 033 03 0028 000	33837 ARROWHEAD	05/06/21	\$205,000	PTA	03-ARM'S LENGTH	\$205,000	\$70,700	34.49	\$141,480	\$102,513	\$38,993	62.4	99.0	0.14	0.14	\$1,643	\$716,874	\$16.46	63.00	0100	33 - 34 / 36 - 38	(TONQUISH AREA)	401	LAND VALUE
56 033 03 0059 000	33793 WARREN	10/26/20	\$185,000	WD	03-ARM'S LENGTH	\$185,000	\$68,700	37.14	\$173,298	\$50,695	\$38,993	62.4	99.0	0.14	0.14	\$813	\$354,510	\$8.14	63.00	0100	33 - 34 / 36 - 38	(TONQUISH AREA)	401	LAND VALUE
56 033 04 0015 000	34208 BLACKFOOT	03/08/21	\$183,000	WD	03-ARM'S LENGTH	\$183,000	\$72,900	39.84	\$184,048	\$48,271	\$49,319	78.9	168.7	0.24	0.24	\$612	\$205,409	\$4.72	60.56	0100	33 - 34 / 36 - 38	(TONQUISH AREA)	401	LAND VALUE
56 033 04 0017 000	34137 SEQUOIA	02/02/22	\$205,000	PTA	03-ARM'S LENGTH	\$205,000	\$76,800	37.46	\$160,736	\$89,319	\$45,055	72.1	100.0	0.17	0.17	\$1,239	\$519,297	\$11.92	75.00	0100	33 - 34 / 36 - 38	(TONQUISH AREA)	401	LAND VALUE
56 033 04 0022 000	34061 SEQUOIA	08/24/20	\$200,000	WD	03-ARM'S LENGTH	\$200,000	\$77,900	38.95	\$197,938	\$40,424	\$38,362	61.4	103.8	0.14	0.14	\$659	\$282,685	\$6.49	59.94	0100	33 - 34 / 36 - 38	(TONQUISH AREA)	401	LAND VALUE
56 033 04 0040 000	34131 BLACKFOOT	09/11/20	\$180,000	WD	03-ARM'S LENGTH	\$180,000	\$68,500	38.06	\$173,050	\$52,453	\$45,503	72.8	102.0	0.18	0.18	\$720	\$298,028	\$6.84	75.00	0100	33 - 34 / 36 - 38	(TONQUISH AREA)	401	LAND VALUE
56 033 04 0044 000	34021 BLACKFOOT	07/06/21	\$205,000	WD	03-ARM'S LENGTH	\$205,000	\$74,000	36.10	\$155,173	\$89,314	\$39,487	63.2	99.0	0.15	0.15	\$1,414	\$615,959	\$14.14	64.00	0100	33 - 34 / 36 - 38	(TONQUISH AREA)	401	LAND VALUE
56 033 05 0001 000	34183 WARREN	09/17/20	\$142,000	WD	03-ARM'S LENGTH	\$142,000	\$62,600	44.08	\$157,427	\$23,070	\$38,497	61.6	99.0	0.14	0.14	\$375	\$163,617	\$3.76	62.00	0100	33 - 34 / 36 - 38	(TONQUISH AREA)	401	LAND VALUE
56 033 05 0003 000	34169 WARREN	06/12/20	\$152,000	WD	03-ARM'S LENGTH	\$152,000	\$62,500	41.12	\$157,269	\$33,228	\$38,497	61.6	99.0	0.14	0.14	\$539	\$235,660	\$5.41	62.00	0100	33 - 34 / 36 - 38	(TONQUISH AREA)	401	LAND VALUE
56 033 05 0028 000	34102 ARROWHEAD	12/01/20	\$155,000	WD	03-ARM'S LENGTH	\$155,000	\$67,000	43.23	\$170,313	\$23,184	\$38,497	61.6	99.0	0.14	0.14	\$376	\$164,426	\$3.77	62.00	0100	33 - 34 / 36 - 38	(TONQUISH AREA)	401	LAND VALUE
56 033 05 0033 000	34219 ARROWHEAD	11/15/21	\$226,500	PTA	03-ARM'S LENGTH	\$226,500	\$73,300	32.36	\$153,650	\$111,347	\$38,497	61.6	99.0	0.14	0.14	\$1,808	\$789,695	\$18.13	62.00	0100	33 - 34 / 36 - 38	(TONQUISH AREA)	401	LAND VALUE
56 033 05 0037 000	34117 ARROWHEAD	09/25/20	\$183,500	WD	03-ARM'S LENGTH	\$183,500	\$66,900	36.46	\$169,677	\$52,816	\$38,993	62.4	99.0	0.14	0.14	\$847	\$369,343	\$8.48	63.00	0100	33 - 34 / 36 - 38	(TONQUISH AREA)	401	LAND VALUE
56 033 06 0007 000	7004 N WILDWOOD	09/01/20	\$174,000	WD	03-ARM'S LENGTH	\$174,000	\$72,900	41.90	\$183,606	\$35,449	\$45,055	72.1	100.0	0.17	0.17	\$492	\$206,099	\$4.73	75.00	0100	33 - 34 / 36 - 38	(TONQUISH AREA)	401	LAND VALUE
56 033 06 0015 000	6904 N WILDWOOD	07/15/20	\$190,000	WD	03-ARM'S LENGTH	\$190,000	\$81,300	42.79	\$205,984	\$29,930	\$45,914	73.5	117.2	0.19	0.19	\$407	\$160,053	\$3.67	69.54	0100	33 - 34 / 36 - 38	(TONQUISH AREA)	401	LAND VALUE
56 033 06 0020 000	6961 N WILDWOOD	09/04/20	\$177,500	WD	03-ARM'S LENGTH	\$177,500	\$71,900	40.51	\$181,617	\$36,064	\$40,181	64.3	100.0	0.15	0.15	\$561	\$242,400	\$5.56	65.00	0100	33 - 34 / 36 - 38	(TONQUISH AREA)	401	LAND VALUE
56 033 06 0050 000	34524 BLACKFOOT	08/27/21	\$205,000	PTA	03-ARM'S LENGTH	\$205,000	\$73,200	35.71	\$153,408	\$90,704	\$39,112	62.6	94.1	0.14	0.14	\$1,449	\$643,291	\$14.77	65.27	0100	33 - 34 / 36 - 38	(TONQUISH AREA)	401	LAND VALUE
56 033 06 0054 000	7043 N WILDWOOD	11/17/21	\$153,000	PTA	03-ARM'S LENGTH	\$153,000	\$80,200	52.42	\$168,056	\$24,721	\$39,777	63.6	107.1	0.15	0.15	\$388	\$163,715	\$3.76	61.48	0100	33 - 34 / 36 - 38	(TONQUISH AREA)	401	LAND VALUE
56 033 06 0060 000	7141 N WILDWOOD	07/02/21	\$183,000	PTA	03-ARM'S LENGTH	\$183,000	\$71,900	39.29	\$150,186	\$45,947	\$73,054	73.5	104.0	0.18	0.18	\$1,071	\$440,006	\$10.10	75.00	0100	33 - 34 / 36 - 38	(TONQUISH AREA)	401	LAND VALUE
56 033 07 0007 000	6679 BISON	12/20/21	\$214,900	PTA	03-ARM'S LENGTH	\$214,900	\$77,800	36.20	\$163,284	\$89,305	\$37,689	60.3	100.0	0.14	0.14	\$1,481	\$647,138	\$14.86	60.00	0100	33 - 34 / 36 - 38	(TONQUISH AREA)	401	LAND VALUE
56 033 07 0026 000	6960 BISON	02/10/21	\$177,000	WD	03-ARM'S LENGTH	\$177,000	\$65,200	36.84	\$164,985	\$52,690	\$47,775	65.1	100.0	0.15	0.15	\$81	\$346,645	\$7.96	66.00	0100	33 - 34 / 36 - 38	(TONQUISH AREA)	401	LAND VALUE
56 033 07 0027 000	6948 BISON	04/27/21	\$198,000	PTA	03-ARM'S LENGTH	\$198,000	\$71,400	36.06	\$142,884	\$92,805	\$37,689	60.3	100.0	0.14	0.14	\$1,539	\$672,500	\$15.44	60.00	0100	33 - 34 / 36 - 38	(TONQUISH AREA)	401	LAND VALUE
56 033 07 0028 000	6930 BISON	02/25/21	\$196,000	WD	03-ARM'S LENGTH	\$196,000	\$77,700	39.64	\$197,053	\$36,636	\$37,689	60.3	100.0	0.14	0.14	\$608	\$265,478	\$6.09	60.00	0100	33 - 34 / 36 - 38	(TONQUISH AREA)	401	LAND VALUE
56 033 07 0032 000	6854 BISON	05/10/21	\$208,000	PTA	03-ARM'S LENGTH	\$208,000	\$78,300	37.64	\$156,351	\$89,338	\$37,689	60.3	100.0	0.14	0.14	\$1,482	\$647,377	\$14.86	60.00	0100	33 - 34 / 36 - 38	(TONQUISH AREA)	401	LAND VALUE
56 033 07 0033 000	6842 BISON	12/28/21	\$170,000	PTA	03-ARM'S LENGTH	\$170,000	\$71,600	42.12	\$150,154	\$57,535	\$37,689	60.3	100.0	0.14	0.14	\$954	\$416,920	\$9.57	60.00	0100	33 - 34 / 36 - 38	(TONQUISH AREA)	401	LAND VALUE
56 033 07 0035 000	6818 BISON	12/17/21	\$170,000	PTA	03-ARM'S LENGTH	\$170,000	\$73,100	43.00	\$153,203	\$54,486	\$37,689	60.3	100.0	0.14	0.14	\$904	\$394,826	\$9.06	60.00	0100	33 - 34 / 36 - 38	(TONQUISH AREA)	401	LAND VALUE
56 033 08 0018 000	34307 SHAWNEE	11/16/21	\$180,000	PTA	03-ARM'S LENGTH	\$180,000	\$80,600	44.78	\$169,213	\$48,786	\$37,999	60.8	99.0	0.14	0.14	\$802	\$350,978	\$8.06	61.00	0100	33 - 34 / 36 - 38	(TONQUISH AREA)	401	LAND VALUE
56 033 08 0021 000	34334 SHAWNEE	11/03/20	\$160,000	WD	03-ARM'S LENGTH	\$160,000	\$69,600	43.50	\$176,818	\$21,181	\$37,999	60.8	99.0	0.14	0.14	\$348	\$152,381	\$3.50	61.00	0100	33 - 34 / 36 - 38	(TONQUISH AREA)	401	LAND VALUE
56 033 08 0032 000	33024 SHAWNEE	01/13/21	\$190,000	WD	03-ARM'S LENGTH	\$190,000	\$75,100	39.53	\$190,581	\$46,832	\$47,451	74.9	104.8	0.18	0.18	\$617	\$251,364	\$5.77	76.42	0100	33 - 34 / 36 - 38	(TONQUISH AREA)	401	LAND VALUE
56 033 08 0033 000	33915 SEQUOIA	01/27/22	\$210,000	PTA	03-ARM'S LENGTH	\$210,000	\$82,300	39.19	\$172,364	\$85,087	\$47,451	75.9	70.0	0.16	0.16	\$1,121	\$528,491	\$12.13	100.00	0100	33 - 34 / 36 - 38	(TONQUISH AREA)	401	LAND VALUE
56 033 08 0036 000	33957 SEQUOIA	01/08/21	\$197,000	WD	03-ARM'S LENGTH	\$197,000	\$76,800	38.98	\$195,090	\$37,999	\$37,999	60.3	100.0	0.14	0.14	\$656	\$287,115	\$6.59	61.00	0100	33 - 34 / 36 - 38	(TONQUISH AREA)	401	LAND VALUE
56 033 08 0037 000	34011 SEQUOIA	09/07/21	\$190,000	PTA	03-ARM'S LENGTH	\$190,000	\$79,100	41.63	\$165,824	\$62,175	\$37,999	60.8	99.0	0.14	0.14	\$1,023	\$447,302	\$10.27	61.00	0100	33 - 34 / 36 - 38	(TONQUISH AREA)	401	LAND VALUE
56 033 08 0057 000	33013 SHAWNEE	03/14/22	\$212,000	PTA	03-ARM'S LENGTH	\$212,000	\$86,400																	

56 034 04 0002 000	6864 REDMAN	09/17/21	\$189,900	PTA	03-ARM'S LENGTH	\$189,900	\$81,000	42.65	\$172,029	\$60,961	\$43,090	68.9	115.0	0.17	0.17	\$884	\$354,424	\$8.14	65.00	0100	33 - 34 / 36 - 38 (TONQUISH AREA)	401	LAND VALUE
56 034 04 0003 000	6852 REDMAN	09/17/20	\$181,000	WD	03-ARM'S LENGTH	\$181,000	\$68,100	37.62	\$172,175	\$51,915	\$43,090	68.9	115.0	0.17	0.17	\$753	\$301,831	\$6.93	65.00	0100	33 - 34 / 36 - 38 (TONQUISH AREA)	401	LAND VALUE
56 034 04 0021 000	6810 CARIBOU	05/25/21	\$180,000	PTA	03-ARM'S LENGTH	\$180,000	\$69,000	38.33	\$137,895	\$79,794	\$37,689	60.3	100.0	0.14	0.14	\$1,323	\$578,217	\$13.27	60.00	0100	33 - 34 / 36 - 38 (TONQUISH AREA)	401	LAND VALUE
56 034 04 0025 000	6734 CARIBOU	09/10/21	\$135,000	WD	03-ARM'S LENGTH	\$135,000	\$66,800	49.48	\$139,984	\$32,705	\$37,689	60.3	100.0	0.14	0.14	\$542	\$236,993	\$5.44	60.00	0100	33 - 34 / 36 - 38 (TONQUISH AREA)	401	LAND VALUE
56 034 04 0032 000	6641 CARIBOU	09/18/20	\$157,000	WD	03-ARM'S LENGTH	\$157,000	\$63,000	40.13	\$158,417	\$36,272	\$37,689	60.3	100.0	0.14	0.14	\$602	\$262,841	\$6.03	60.00	0100	33 - 34 / 36 - 38 (TONQUISH AREA)	401	LAND VALUE
56 034 04 0042 000	6839 CARIBOU	10/02/20	\$183,000	WD	03-ARM'S LENGTH	\$183,000	\$64,100	35.03	\$161,181	\$61,505	\$39,686	63.5	100.0	0.15	0.15	\$969	\$418,401	\$9.61	64.00	0100	33 - 34 / 36 - 38 (TONQUISH AREA)	401	LAND VALUE
56 034 05 0006 000	6793 GERONIMO	09/21/21	\$215,000	PTA	03-ARM'S LENGTH	\$215,000	\$86,200	40.09	\$183,743	\$68,946	\$37,689	60.3	100.0	0.14	0.14	\$1,143	\$499,609	\$11.47	60.00	0100	33 - 34 / 36 - 38 (TONQUISH AREA)	401	LAND VALUE
56 034 05 0010 000	6737 GERONIMO	11/05/21	\$170,000	PTA	03-ARM'S LENGTH	\$170,000	\$71,300	41.94	\$151,530	\$56,159	\$37,689	60.3	100.0	0.14	0.14	\$931	\$406,949	\$9.34	60.00	0100	33 - 34 / 36 - 38 (TONQUISH AREA)	401	LAND VALUE
56 034 05 0013 000	6589 GERONIMO	07/13/21	\$237,000	PTA	03-ARM'S LENGTH	\$237,000	\$78,000	32.91	\$163,738	\$110,951	\$37,689	60.3	100.0	0.14	0.14	\$1,840	\$803,993	\$18.46	60.00	0100	33 - 34 / 36 - 38 (TONQUISH AREA)	401	LAND VALUE
56 034 05 0032 000	6768 GERONIMO	05/21/21	\$209,000	PTA	03-ARM'S LENGTH	\$209,000	\$71,900	34.40	\$143,755	\$102,934	\$37,689	60.3	100.0	0.14	0.14	\$1,707	\$745,899	\$17.12	60.00	0100	33 - 34 / 36 - 38 (TONQUISH AREA)	401	LAND VALUE
56 036 02 0032 000	6350 N RADCLIFFE	11/30/20	\$197,000	WD	03-ARM'S LENGTH	\$197,000	\$72,100	36.60	\$174,371	\$65,719	\$43,090	68.9	115.0	0.17	0.17	\$953	\$382,087	\$8.77	65.00	0100	33 - 34 / 36 - 38 (TONQUISH AREA)	401	LAND VALUE
56 036 02 0057 000	33495 HUNTER	09/24/21	\$240,000	PTA	03-ARM'S LENGTH	\$240,000	\$90,400	37.67	\$189,359	\$92,477	\$41,836	66.9	120.0	0.17	0.17	\$1,382	\$550,458	\$12.64	61.00	0100	33 - 34 / 36 - 38 (TONQUISH AREA)	401	LAND VALUE
56 036 02 0065 000	33448 BALMORAL	03/10/22	\$190,000	PTA	03-ARM'S LENGTH	\$190,000	\$77,900	41.00	\$158,271	\$75,520	\$43,791	70.1	135.0	0.19	0.19	\$1,078	\$406,022	\$9.32	60.00	0100	33 - 34 / 36 - 38 (TONQUISH AREA)	401	LAND VALUE
56 036 02 0071 000	6321 BALMORAL	10/30/20	\$159,800	WD	03-ARM'S LENGTH	\$159,800	\$78,200	48.94	\$188,853	\$25,355	\$54,408	87.1	129.3	0.24	0.24	\$291	\$105,646	\$2.43	80.86	0100	33 - 34 / 36 - 38 (TONQUISH AREA)	401	LAND VALUE
56 036 02 0074 000	6316 WESTLAND	12/28/21	\$205,000	PTA	03-ARM'S LENGTH	\$205,000	\$95,200	46.44	\$196,338	\$62,599	\$53,937	86.3	126.4	0.24	0.24	\$725	\$266,379	\$6.12	81.12	0100	33 - 34 / 36 - 38 (TONQUISH AREA)	401	LAND VALUE
56 036 02 0092 000	33500 FARMINGTON	11/10/21	\$195,000	PTA	03-ARM'S LENGTH	\$195,000	\$79,000	40.51	\$165,361	\$69,139	\$39,500	63.2	106.7	0.15	0.15	\$1,094	\$460,927	\$10.58	61.09	0100	33 - 34 / 36 - 38 (TONQUISH AREA)	401	LAND VALUE
56 036 02 0099 000	33440 LANCASHIRE	09/22/20	\$159,500	WD	03-ARM'S LENGTH	\$159,500	\$71,200	44.64	\$171,791	\$31,328	\$43,619	69.8	115.0	0.17	0.17	\$449	\$180,046	\$4.13	66.00	0100	33 - 34 / 36 - 38 (TONQUISH AREA)	401	LAND VALUE
56 036 02 0108 000	6202 OAK POINTE	06/30/20	\$195,000	WD	03-ARM'S LENGTH	\$195,000	\$88,000	45.13	\$213,044	\$24,885	\$42,929	68.7	120.0	0.17	0.17	\$362	\$143,017	\$3.28	63.00	0100	33 - 34 / 36 - 38 (TONQUISH AREA)	401	LAND VALUE
56 037 01 0046 000	33334 HUNTER	07/03/21	\$219,000	PTA	03-ARM'S LENGTH	\$219,000	\$85,100	38.86	\$175,659	\$85,478	\$42,137	67.4	125.0	0.17	0.17	\$1,288	\$496,965	\$11.41	60.00	0100	33 - 34 / 36 - 38 (TONQUISH AREA)	401	LAND VALUE
56 037 02 0011 000	33130 YORKDALE	12/30/21	\$170,000	PTA	03-ARM'S LENGTH	\$170,000	\$78,300	46.06	\$161,803	\$50,857	\$42,660	68.3	110.0	0.17	0.17	\$745	\$304,533	\$6.99	66.00	0100	33 - 34 / 36 - 38 (TONQUISH AREA)	401	LAND VALUE
56 037 02 0013 000	33110 YORKDALE	06/28/20	\$165,000	WD	03-ARM'S LENGTH	\$165,000	\$89,100	54.00	\$215,902	\$6,020	\$56,922	91.1	148.1	0.27	0.27	\$66	\$22,547	\$0.52	78.59	0100	33 - 34 / 36 - 38 (TONQUISH AREA)	401	LAND VALUE
56 037 02 0027 000	6781 EMILY	10/08/20	\$175,000	WD	03-ARM'S LENGTH	\$175,000	\$69,900	39.94	\$169,038	\$51,074	\$45,112	72.2	111.8	0.18	0.18	\$708	\$283,744	\$6.51	70.08	0100	33 - 34 / 36 - 38 (TONQUISH AREA)	401	LAND VALUE
56 037 02 0038 000	33341 YORKDALE	08/28/20	\$189,000	WD	03-ARM'S LENGTH	\$189,000	\$89,000	47.09	\$215,280	\$22,325	\$48,605	77.8	150.0	0.22	0.22	\$287	\$101,477	\$2.33	64.00	0100	33 - 34 / 36 - 38 (TONQUISH AREA)	401	LAND VALUE
56 038 02 0001 000	32914 HAMPSHIRE	08/18/21	\$220,000	PTA	03-ARM'S LENGTH	\$220,000	\$86,100	39.14	\$177,518	\$88,004	\$45,522	72.8	114.0	0.18	0.18	\$1,208	\$480,896	\$11.04	70.00	0100	33 - 34 / 36 - 38 (TONQUISH AREA)	401	LAND VALUE
56 038 02 0005 000	6373 N VENOY	08/27/21	\$130,000	PTA	03-ARM'S LENGTH	\$130,000	\$71,800	55.23	\$149,937	\$21,349	\$41,286	66.1	120.0	0.17	0.17	\$323	\$129,388	\$2.97	60.00	0100	33 - 34 / 36 - 38 (TONQUISH AREA)	401	LAND VALUE
56 038 02 0013 000	33015 HUNTER	10/18/21	\$255,000	PTA	03-ARM'S LENGTH	\$255,000	\$99,700	39.10	\$208,238	\$96,646	\$49,884	79.8	123.0	0.21	0.21	\$1,211	\$458,038	\$10.52	74.83	0100	33 - 34 / 36 - 38 (TONQUISH AREA)	401	LAND VALUE
56 038 02 0024 000	6350 GLASTONBURY	08/26/20	\$183,000	WD	03-ARM'S LENGTH	\$183,000	\$66,800	36.50	\$163,975	\$60,311	\$41,286	66.1	120.0	0.17	0.17	\$913	\$365,521	\$8.39	60.00	0100	33 - 34 / 36 - 38 (TONQUISH AREA)	401	LAND VALUE
56 038 02 0028 000	33064 HAMPSHIRE	01/20/21	\$192,500	WD	03-ARM'S LENGTH	\$192,500	\$74,200	38.55	\$184,365	\$49,401	\$41,286	66.1	120.0	0.17	0.17	\$748	\$299,400	\$6.87	60.00	0100	33 - 34 / 36 - 38 (TONQUISH AREA)	401	LAND VALUE
56 038 02 0037 000	6360 HAMPSHIRE	08/27/20	\$180,000	WD	03-ARM'S LENGTH	\$180,000	\$74,500	41.39	\$182,684	\$26,773	\$29,457	47.1	111.0	0.11	0.11	\$568	\$236,929	\$5.44	44.51	0100	33 - 34 / 36 - 38 (TONQUISH AREA)	401	LAND VALUE
56 038 02 0059 000	33157 LANCASHIRE	11/05/21	\$217,400	PTA	03-ARM'S LENGTH	\$217,400	\$84,500	38.87	\$177,327	\$75,375	\$35,302	56.5	107.2	0.13	0.13	\$1,334	\$562,500	\$12.91	54.28	0100	33 - 34 / 36 - 38 (TONQUISH AREA)	401	LAND VALUE
56 038 03 0076 000	6360 N FARMINGTON	05/12/21	\$180,000	PTA	03-ARM'S LENGTH	\$180,000	\$80,400	44.67	\$158,431	\$62,855	\$41,286	66.1	120.0	0.17	0.17	\$952	\$380,939	\$8.75	60.00	0100	33 - 34 / 36 - 38 (TONQUISH AREA)	401	LAND VALUE
56 038 03 0092 000	33297 LANCASHIRE	08/24/20	\$186,000	WD	03-ARM'S LENGTH	\$186,000	\$74,100	39.84	\$181,721	\$48,295	\$44,016	70.4	120.0	0.18	0.18	\$686	\$269,804	\$6.19	65.00	0100	33 - 34 / 36 - 38 (TONQUISH AREA)	401	LAND VALUE
<b>Totals:</b>			<b>\$21,477,000</b>			<b>\$21,477,000</b>	<b>\$8,927,600</b>		<b>\$20,006,775</b>	<b>\$6,280,358</b>	<b>\$4,810,133</b>	<b>7,946.2</b>		<b>20.85</b>	<b>20.85</b>						<b>Average</b>		<b>Average</b>
								<b>Sale. Ratio =&gt;</b>	<b>41.57</b>		<b>Average</b>										<b>per Net Acre=&gt;</b>	<b>301,288.46</b>	
								<b>Std. Dev. =&gt;</b>	<b>7.67</b>		<b>per FF=&gt;</b>	<b>\$790</b>									<b>per SqFt=&gt;</b>	<b>\$6.92</b>	

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1				
56 034 01 0023 000	35330 WEBSTER	12/17/21	\$95,000	PTA	03-ARMS LENGTH	\$95,000	\$31,800	33.47	\$75,363	\$48,273	\$28,636	57.3	123.0	0.17	0.17	\$843	\$285,639	\$6.56	60.00	0105	PAGE 34 (-01 & -02) (NW CORNER)	401	FRONT FOOT					
56 034 01 0029 000	35234 WEBSTER	02/12/21	\$147,500	WD	03-ARMS LENGTH	\$147,500	\$49,400	33.49	\$125,699	\$50,437	\$28,636	57.3	123.0	0.17	0.17	\$881	\$298,444	\$6.85	60.00	0105	PAGE 34 (-01 & -02) (NW CORNER)	401	FRONT FOOT					
56 034 01 0038 000	34934 WEBSTER	03/23/21	\$80,000	PTA	03-ARMS LENGTH	\$80,000	\$40,500	50.63	\$108,529	\$4,603	\$33,132	66.3	123.0	0.20	0.20	\$69	\$22,675	\$0.52	72.00	0105	PAGE 34 (-01 & -02) (NW CORNER)	401	FRONT FOOT					
56 034 01 0044 000	34991 WEBSTER	01/22/21	\$155,000	WD	03-ARMS LENGTH	\$155,000	\$77,000	49.68	\$200,218	(\$15,218)	\$30,000	60.0	135.0	0.19	0.19	(\$254)	(\$81,817)	(\$1.88)	60.00	0105	PAGE 34 (-01 & -02) (NW CORNER)	401	FRONT FOOT					
56 034 01 0047 000	35127 WEBSTER	01/22/21	\$146,200	WD	03-ARMS LENGTH	\$146,200	\$39,700	27.15	\$105,570	\$70,630	\$30,000	60.0	135.0	0.19	0.19	\$1,177	\$379,731	\$8.72	60.00	0105	PAGE 34 (-01 & -02) (NW CORNER)	401	FRONT FOOT					
56 034 01 0049 000	35145 WEBSTER	02/11/22	\$162,000	WD	03-ARMS LENGTH	\$162,000	\$38,400	23.70	\$91,173	\$104,764	\$33,937	67.9	135.0	0.22	0.22	\$1,543	\$482,783	\$11.08	70.00	0105	PAGE 34 (-01 & -02) (NW CORNER)	401	FRONT FOOT					
56 034 01 0050 000	35207 WEBSTER	10/27/21	\$117,500	PTA	03-ARMS LENGTH	\$117,500	\$44,600	37.96	\$105,422	\$54,676	\$42,598	85.2	135.0	0.29	0.29	\$642	\$189,847	\$4.36	93.00	0105	PAGE 34 (-01 & -02) (NW CORNER)	401	FRONT FOOT					
56 034 01 0053 000	35241 WEBSTER	11/05/20	\$200,000	WD	03-ARMS LENGTH	\$200,000	\$82,200	41.10	\$195,910	\$34,090	\$30,000	60.0	135.0	0.19	0.19	\$568	\$183,280	\$4.21	60.00	0105	PAGE 34 (-01 & -02) (NW CORNER)	401	FRONT FOOT					
56 034 01 0089 000	35253 BAKEWELL	10/27/20	\$173,000	WD	03-ARMS LENGTH	\$173,000	\$46,500	28.88	\$118,438	\$82,371	\$27,809	55.6	116.0	0.16	0.16	\$1,481	\$514,819	\$11.82	60.00	0105	PAGE 34 (-01 & -02) (NW CORNER)	401	FRONT FOOT					
56 034 02 0011 302	35280 LEWIS	04/29/21	\$180,000	PTA	03-ARMS LENGTH	\$180,000	\$77,700	43.17	\$168,810	\$45,001	\$33,811	67.6	134.0	0.22	0.22	\$665	\$209,307	\$4.81	70.00	0105	PAGE 34 (-01 & -02) (NW CORNER)	401	FRONT FOOT					
<b>Totals:</b>			<b>\$1,456,200</b>			<b>\$1,456,200</b>	<b>\$527,800</b>		<b>\$1,295,132</b>	<b>\$479,627</b>	<b>\$318,559</b>	<b>637.1</b>		<b>1.98</b>	<b>1.98</b>													
							<b>Sale. Ratio =&gt;</b>	<b>36.25</b>								<b>Average</b>												
							<b>Std. Dev. =&gt;</b>	<b>9.44</b>								<b>per FF=&gt;</b>	<b>\$753</b>	<b>Average</b>	<b>per Net Acre=&gt;</b>	<b>242,358.26</b>	<b>Average</b>	<b>per SqFt=&gt;</b>	<b>\$5.56</b>					

35-04->36 (EXC 02) & 38 FORD HUNTER E

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
56 035 04 0019 303	34819 STACY	01/25/22	\$215,000	PTA	03-ARM'S LENGTH	\$215,000	\$69,500	32.33	\$162,284	\$122,251	\$69,535	120.9	463.9	0.77	0.77	\$1,011	\$159,389	\$3.66	72.00	0110	35-04->36(EXC 02) &38 FORD HUNTER E	401	FRONT FOOT	
56 035 06 0654 307	34759 BLOCK	12/07/20	\$192,500	WD	03-ARM'S LENGTH	\$192,500	\$102,700	53.35	\$259,264	(\$35,539)	\$31,225	54.3	135.0	0.18	0.18	(\$654)	(\$200,785)	(\$4.61)	57.25	0110	35-04->36(EXC 02) &38 FORD HUNTER E	401	FRONT FOOT	
56 036 01 0054 000	33447 KRAUTER	11/13/20	\$127,000	WD	03-ARM'S LENGTH	\$127,000	\$49,100	38.66	\$119,560	\$32,517	\$25,077	43.6	128.0	0.13	0.13	\$746	\$246,341	\$5.66	45.00	0110	35-04->36(EXC 02) &38 FORD HUNTER E	401	FRONT FOOT	
56 036 01 0071 000	33721 KRAUTER	06/17/21	\$150,300	PTA	03-ARM'S LENGTH	\$150,300	\$49,100	32.67	\$104,811	\$68,311	\$22,822	39.7	128.0	0.12	0.12	\$1,721	\$578,907	\$13.29	40.00	0110	35-04->36(EXC 02) &38 FORD HUNTER E	401	FRONT FOOT	
56 036 01 0085 000	33732 KRAUTER	10/16/20	\$126,900	WD	03-ARM'S LENGTH	\$126,900	\$45,500	35.86	\$111,454	\$38,446	\$23,000	40.0	130.0	0.12	0.12	\$961	\$323,076	\$7.42	40.00	0110	35-04->36(EXC 02) &38 FORD HUNTER E	401	FRONT FOOT	
56 036 01 0141 000	33636 BEECHWOOD	12/10/21	\$71,000	PTA	03-ARM'S LENGTH	\$71,000	\$42,100	59.30	\$97,302	(\$3,302)	\$23,000	40.0	130.0	0.12	0.12	(\$83)	(\$27,748)	(\$0.64)	40.00	0110	35-04->36(EXC 02) &38 FORD HUNTER E	401	FRONT FOOT	
56 036 01 0142 000	33632 BEECHWOOD	03/16/22	\$127,000	PTA	03-ARM'S LENGTH	\$127,000	\$38,000	29.92	\$88,051	\$61,949	\$23,000	40.0	130.0	0.12	0.12	\$1,549	\$520,580	\$11.95	40.00	0110	35-04->36(EXC 02) &38 FORD HUNTER E	401	FRONT FOOT	
56 036 01 0145 000	33606 BEECHWOOD	03/09/21	\$89,750	WD	03-ARM'S LENGTH	\$89,750	\$30,500	33.98	\$78,724	\$34,026	\$23,000	40.0	130.0	0.12	0.12	\$851	\$285,933	\$6.56	40.00	0110	35-04->36(EXC 02) &38 FORD HUNTER E	401	FRONT FOOT	
<b>Totals:</b>			<b>\$1,099,450</b>			<b>\$1,099,450</b>	<b>\$426,500</b>		<b>\$1,021,450</b>	<b>\$318,659</b>	<b>\$240,659</b>	<b>418.5</b>		<b>1.67</b>	<b>1.67</b>									
								<b>Sale. Ratio =&gt;</b>	<b>38.79</b>		<b>Average</b>			<b>Average</b>		<b>Average</b>								
								<b>Std. Dev. =&gt;</b>	<b>10.81</b>		<b>per FF=&gt;</b>	<b>\$761</b>		<b>per Net Acre=&gt;</b>	<b>190,813.77</b>	<b>per SqFt=&gt;</b>	<b>\$4.38</b>							

40-43-02 & 043-99

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
56 041 01 0827 001	34228 MARQUETTE	07/30/21	\$130,000	PTA	03-ARM'S LENGTH	\$130,000	\$49,000	37.69	\$101,427	\$75,772	\$47,199	94.4	232.0	0.35	0.35	\$903	\$218,994	\$5.03	65.00	0115	40 - 43-02 & 043-99	401	FRONT FOOT	
56 041 01 0830 301	1132 N WILDWOOD	08/31/20	\$160,000	WD	03-ARM'S LENGTH	\$160,000	\$68,600	42.88	\$169,974	\$21,620	\$31,594	63.2	122.0	0.17	0.17	\$342	\$128,690	\$2.95	60.00	0115	40 - 43-02 & 043-99	401	FRONT FOOT	
56 041 01 0836 000	1520 N WILDWOOD	04/08/21	\$120,000	PTA	03-ARM'S LENGTH	\$120,000	\$75,600	63.00	\$151,114	\$75,494	\$106,608	213.2	287.0	0.87	0.87	\$354	\$86,775	\$1.99	132.00	0115	40 - 43-02 & 043-99	401	FRONT FOOT	
56 042 01 0044 000	34628 PARDO	07/15/20	\$175,000	WD	03-ARM'S LENGTH	\$175,000	\$53,700	30.69	\$138,429	\$79,720	\$43,149	86.3	128.0	0.24	0.24	\$924	\$339,234	\$7.79	80.00	0115	40 - 43-02 & 043-99	401	FRONT FOOT	
56 042 01 0106 300	34712 JOHN HAUK	05/14/21	\$127,500	PTA	03-ARM'S LENGTH	\$127,500	\$75,200	58.98	\$148,285	\$22,700	\$43,485	87.0	130.0	0.24	0.24	\$261	\$94,979	\$2.18	80.00	0115	40 - 43-02 & 043-99	401	FRONT FOOT	
56 042 01 0108 300	34728 JOHN HAUK	05/14/21	\$127,500	PTA	03-ARM'S LENGTH	\$127,500	\$75,000	58.82	\$147,917	\$23,068	\$43,485	87.0	130.0	0.24	0.24	\$265	\$96,519	\$2.22	80.00	0115	40 - 43-02 & 043-99	401	FRONT FOOT	
56 042 01 0120 002	34854 JOHN HAUK	04/15/20	\$135,500	WD	03-ARM'S LENGTH	\$135,500	\$42,600	31.44	\$108,033	\$73,669	\$46,202	92.4	130.0	0.25	0.25	\$797	\$290,035	\$6.66	85.00	0115	40 - 43-02 & 043-99	401	FRONT FOOT	
56 042 01 0154 000	34456 DONNELLY	12/23/20	\$144,000	WD	03-ARM'S LENGTH	\$144,000	\$46,100	32.01	\$117,162	\$70,323	\$43,485	87.0	130.0	0.24	0.24	\$809	\$294,238	\$6.75	80.00	0115	40 - 43-02 & 043-99	401	FRONT FOOT	
56 042 01 0162 000	34622 DONNELLY	10/13/20	\$165,000	WD	03-ARM'S LENGTH	\$165,000	\$53,800	32.61	\$136,529	\$71,956	\$43,485	87.0	130.0	0.24	0.24	\$827	\$301,071	\$6.91	80.00	0115	40 - 43-02 & 043-99	401	FRONT FOOT	
56 042 01 0179 000	34942 DONNELLY	02/25/21	\$126,000	WD	03-ARM'S LENGTH	\$126,000	\$30,300	24.05	\$76,900	\$70,842	\$21,742	43.5	130.0	0.12	0.12	\$1,629	\$595,311	\$13.67	40.00	0115	40 - 43-02 & 043-99	401	FRONT FOOT	
56 042 01 0189 000	34895 DONNELLY	10/20/21	\$155,000	PTA	03-ARM'S LENGTH	\$155,000	\$63,300	40.84	\$133,239	\$55,606	\$33,845	67.7	140.0	0.19	0.19	\$821	\$288,114	\$6.61	60.00	0115	40 - 43-02 & 043-99	401	FRONT FOOT	
56 042 01 0196 000	34643 DONNELLY	07/02/20	\$142,000	WD	03-ARM'S LENGTH	\$142,000	\$55,700	39.23	\$141,910	\$39,575	\$39,485	79.0	140.0	0.23	0.23	\$501	\$175,889	\$4.04	70.00	0115	40 - 43-02 & 043-99	401	FRONT FOOT	
56 042 01 0199 000	34617 DONNELLY	10/13/21	\$175,000	PTA	03-ARM'S LENGTH	\$175,000	\$53,600	30.63	\$113,519	\$84,044	\$22,563	45.1	140.0	0.13	0.13	\$1,862	\$651,504	\$14.96	40.00	0115	40 - 43-02 & 043-99	401	FRONT FOOT	
56 042 01 0209 301	34417 DONNELLY	03/05/21	\$132,500	WD	03-ARM'S LENGTH	\$132,500	\$66,700	50.34	\$165,106	\$11,178	\$43,784	87.6	140.0	0.25	0.25	\$128	\$44,892	\$1.03	77.62	0115	40 - 43-02 & 043-99	401	FRONT FOOT	
56 042 01 0233 000	34768 BOCK	10/04/21	\$140,000	PTA	03-ARM'S LENGTH	\$140,000	\$40,500	28.93	\$85,144	\$78,289	\$23,433	46.9	151.0	0.14	0.14	\$1,671	\$563,230	\$12.93	40.00	0115	40 - 43-02 & 043-99	401	FRONT FOOT	
56 042 01 0240 000	34852 BOCK	10/22/21	\$170,000	PTA	03-ARM'S LENGTH	\$170,000	\$59,600	35.06	\$124,694	\$86,313	\$41,007	82.0	151.0	0.24	0.24	\$1,052	\$355,198	\$8.15	70.00	0115	40 - 43-02 & 043-99	401	FRONT FOOT	
56 042 02 0248 002	35086 BOCK	06/11/21	\$138,225	PTA	03-ARM'S LENGTH	\$138,225	\$46,400	33.57	\$96,645	\$76,961	\$35,381	70.8	153.0	0.21	0.21	\$1,088	\$364,744	\$8.37	60.00	0115	40 - 43-02 & 043-99	401	FRONT FOOT	
56 042 02 0262 000	1758 IMPERIAL	12/17/20	\$130,000	WD	03-ARM'S LENGTH	\$130,000	\$45,200	34.77	\$114,871	\$47,742	\$32,613	65.2	130.0	0.18	0.18	\$732	\$266,715	\$6.12	60.00	0115	40 - 43-02 & 043-99	401	FRONT FOOT	
56 042 02 0282 303	35030 DONNELLY	04/20/21	\$192,000	PTA	03-ARM'S LENGTH	\$192,000	\$90,300	47.03	\$178,832	\$46,325	\$33,157	66.3	130.0	0.18	0.18	\$699	\$254,533	\$5.84	61.00	0115	40 - 43-02 & 043-99	401	FRONT FOOT	
56 042 02 0293 300	1832 IMPERIAL	08/09/21	\$127,500	PTA	03-ARM'S LENGTH	\$127,500	\$59,600	46.75	\$124,819	\$35,294	\$32,613	65.2	130.0	0.18	0.18	\$541	\$197,173	\$4.53	60.00	0115	40 - 43-02 & 043-99	401	FRONT FOOT	
56 042 02 0299 000	35095 JOHN HAUK	03/08/21	\$117,000	WD	03-ARM'S LENGTH	\$117,000	\$68,100	58.21	\$175,816	\$265	\$59,081	118.2	86.8	0.26	0.26	\$2	\$1,004	\$0.02	134.47	0115	40 - 43-02 & 043-99	401	FRONT FOOT	
56 042 02 0306 004	35017 JOHN HAUK	02/10/22	\$92,800	PTA	03-ARM'S LENGTH	\$92,800	\$48,700	52.48	\$104,445	\$10,097	\$21,742	43.5	130.0	0.12	0.12	\$232	\$84,849	\$1.95	40.00	0115	40 - 43-02 & 043-99	401	FRONT FOOT	
56 042 03 0853 002	1237 N WILDWOOD	10/12/20	\$135,000	WD	03-ARM'S LENGTH	\$135,000	\$57,900	42.89	\$146,770	\$41,534	\$53,304	106.6	287.0	0.44	0.44	\$390	\$95,480	\$2.19	66.00	0115	40 - 43-02 & 043-99	401	FRONT FOOT	
56 042 03 0859 000	34342 MARQUETTE	10/04/21	\$121,000	PTA	03-ARM'S LENGTH	\$121,000	\$39,600	32.73	\$82,477	\$81,046	\$42,523	85.0	221.0	0.30	0.30	\$953	\$266,599	\$6.12	60.00	0115	40 - 43-02 & 043-99	401	FRONT FOOT	
56 042 03 0860 000	34350 MARQUETTE	09/02/20	\$139,900	WD	03-ARM'S LENGTH	\$139,900	\$39,200	28.02	\$100,644	\$83,196	\$43,940	87.9	221.0	0.32	0.32	\$947	\$264,114	\$6.06	62.00	0115	40 - 43-02 & 043-99	401	FRONT FOOT	
56 042 03 0863 000	34604 MARQUETTE	06/17/21	\$77,000	PTA	03-ARM'S LENGTH	\$77,000	\$50,600	65.71	\$105,603	\$6,833	\$35,436	70.9	221.0	0.25	0.25	\$96	\$26,902	\$0.62	50.00	0115	40 - 43-02 & 043-99	401	FRONT FOOT	
56 042 03 0865 310	34650 MARQUETTE	05/19/21	\$245,000	WD	03-ARM'S LENGTH	\$245,000	\$105,000	42.86	\$208,388	\$100,052	\$63,440	253.8	262.4	0.99	0.99	\$394	\$101,063	\$2.32	164.29	0115	40 - 43-02 & 043-99	401	FRONT FOOT	
56 042 03 0873 301	34611 BOCK	08/04/21	\$127,500	PTA	03-ARM'S LENGTH	\$127,500	\$69,400	54.43	\$142,859	\$61,310	\$76,669	153.3	95.0	0.36	0.36	\$400	\$170,306	\$3.91	165.00	0115	40 - 43-02 & 043-99	401	FRONT FOOT	
56 042 03 0877 302	1593 N HANLON	03/25/21	\$204,000	PTA	03-ARM'S LENGTH	\$204,000	\$108,500	53.19	\$255,934	\$16,061	\$67,995	136.0	467.0	0.71	0.71	\$118	\$22,685	\$0.52	66.00	0115	40 - 43-02 & 043-99	401	FRONT FOOT	
56 042 07 0004 000	35187 BOCK	04/08/21	\$200,000	PTA	03-ARM'S LENGTH	\$200,000	\$69,700	34.85	\$137,903	\$95,332	\$33,235	66.5	135.0	0.19	0.19	\$1,434	\$512,538	\$11.77	60.00	0115	40 - 43-02 & 043-99	401	FRONT FOOT	
<b>Totals:</b>			<b>\$4,371,925</b>			<b>\$4,371,925</b>	<b>\$1,807,500</b>		<b>\$4,035,388</b>	<b>\$1,642,217</b>	<b>\$1,305,680</b>	<b>2,738.2</b>		<b>8.81</b>	<b>8.81</b>									
							<b>Sale. Ratio =&gt;</b>	<b>41.34</b>						<b>Average</b>										
							<b>Std. Dev. =&gt;</b>	<b>11.64</b>						<b>per FF=&gt;</b>	<b>\$600</b>	<b>Average</b>								
														<b>per Net Acre=&gt;</b>	<b>186,361.44</b>	<b>per SqFt=&gt;</b>								
																<b>\$4.28</b>								

PG 43 W1/2 (43-01 & 43-02)

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1					
56 043 01 0079 000	35058 BARTON	10/14/20	\$89,000	WD	03-ARM'S LENGTH	\$89,000	\$28,800	32.36	\$73,850	\$33,578	\$18,428	43.4	141.0	0.13	0.13	\$774	\$260,295	\$5.98	40.00	0120		PG 43 W1/2 (43-01 & 43-02)	401	FRONT FOOT					
56 043 01 0110 000	35245 BARTON	08/26/20	\$125,900	WD	03-ARM'S LENGTH	\$125,900	\$51,700	41.06	\$130,624	\$31,070	\$35,794	84.2	133.0	0.24	0.24	\$369	\$127,336	\$2.92	80.00	0120		PG 43 W1/2 (43-01 & 43-02)	401	FRONT FOOT					
56 043 01 0115 000	35323 BARTON	04/23/21	\$150,000	PTA	03-ARM'S LENGTH	\$150,000	\$45,800	30.53	\$91,527	\$76,370	\$17,897	42.1	133.0	0.12	0.12	\$1,814	\$625,984	\$14.37	40.00	0120		PG 43 W1/2 (43-01 & 43-02)	401	FRONT FOOT					
56 043 01 0120 000	938 N WAYNE	05/04/21	\$134,700	PTA	03-ARM'S LENGTH	\$134,700	\$46,200	34.30	\$92,370	\$66,744	\$24,414	57.4	110.0	0.15	0.15	\$1,162	\$439,105	\$10.08	60.00	0120		PG 43 W1/2 (43-01 & 43-02)	401	FRONT FOOT					
56 043 01 0123 000	926 N WAYNE	04/09/21	\$110,000	PTA	03-ARM'S LENGTH	\$110,000	\$42,800	38.91	\$85,531	\$48,883	\$24,414	57.4	110.0	0.15	0.15	\$851	\$321,599	\$7.38	60.00	0120		PG 43 W1/2 (43-01 & 43-02)	401	FRONT FOOT					
56 043 01 0160 000	34975 SHERIDAN	03/16/22	\$167,000	WD	03-ARM'S LENGTH	\$167,000	\$58,800	35.21	\$127,391	\$57,403	\$35,794	84.2	133.0	0.24	0.24	\$895	\$309,029	\$7.09	80.00	0120		PG 43 W1/2 (43-01 & 43-02)	401	FRONT FOOT					
56 043 01 0201 301	35264 ROSSLYN	08/18/21	\$175,000	PTA	03-ARM'S LENGTH	\$175,000	\$53,400	30.51	\$111,888	\$89,653	\$26,541	62.4	130.0	0.18	0.18	\$1,436	\$500,855	\$11.50	60.00	0120		PG 43 W1/2 (43-01 & 43-02)	401	FRONT FOOT					
56 043 01 0226 002	34975 ROSSLYN	11/30/20	\$140,000	WD	03-ARM'S LENGTH	\$140,000	\$46,700	33.36	\$117,308	\$60,195	\$37,503	88.2	146.0	0.27	0.27	\$682	\$224,608	\$5.16	80.00	0120		PG 43 W1/2 (43-01 & 43-02)	401	FRONT FOOT					
56 043 01 0235 300	35205 ROSSLYN	01/24/22	\$211,000	PTA	03-ARM'S LENGTH	\$211,000	\$65,200	30.90	\$142,278	\$99,235	\$30,513	71.8	142.0	0.22	0.22	\$1,382	\$461,558	\$10.60	66.00	0120		PG 43 W1/2 (43-01 & 43-02)	401	FRONT FOOT					
56 043 02 0216 003	35139 FLORENCE	04/16/21	\$90,000	PTA	03-ARM'S LENGTH	\$90,000	\$30,300	33.67	\$60,564	\$47,666	\$18,230	42.9	138.0	0.13	0.13	\$1,111	\$375,323	\$8.62	40.00	0120		PG 43 W1/2 (43-01 & 43-02)	401	FRONT FOOT					
56 043 02 0220 000	35041 FLORENCE	02/18/22	\$114,000	PTA	03-ARM'S LENGTH	\$114,000	\$50,300	44.12	\$107,231	\$51,772	\$45,003	105.9	143.0	0.32	0.32	\$489	\$162,805	\$3.74	97.00	0120		PG 43 W1/2 (43-01 & 43-02)	401	FRONT FOOT					
56 043 02 0236 300	35221 UNIVERSITY	01/11/21	\$135,000	WD	03-ARM'S LENGTH	\$135,000	\$67,600	50.07	\$168,828	\$48,801	\$82,629	194.4	140.0	0.58	0.58	\$251	\$84,285	\$1.93	180.00	0120		PG 43 W1/2 (43-01 & 43-02)	401	FRONT FOOT					
56 043 02 0248 002	35208 COLLEGE	08/10/21	\$110,000	PTA	03-ARM'S LENGTH	\$110,000	\$44,200	40.18	\$96,981	\$30,463	\$17,444	41.0	140.0	0.12	0.12	\$742	\$249,697	\$5.73	38.00	0120		PG 43 W1/2 (43-01 & 43-02)	401	FRONT FOOT					
56 043 02 0257 002	35285 COLLEGE	12/18/20	\$149,000	WD	03-ARM'S LENGTH	\$149,000	\$53,900	36.17	\$136,209	\$40,334	\$27,543	64.8	140.0	0.19	0.19	\$622	\$208,984	\$4.80	60.00	0120		PG 43 W1/2 (43-01 & 43-02)	401	FRONT FOOT					
56 043 02 0259 001	35221 COLLEGE	01/31/22	\$62,000	PTA	03-ARM'S LENGTH	\$62,000	\$36,600	59.03	\$78,634	\$10,909	\$27,543	64.8	140.0	0.19	0.19	\$168	\$56,523	\$1.30	60.00	0120		PG 43 W1/2 (43-01 & 43-02)	401	FRONT FOOT					
56 043 02 0263 001	34937 COLLEGE	11/15/21	\$120,000	PTA	03-ARM'S LENGTH	\$120,000	\$42,600	35.50	\$91,869	\$55,674	\$27,543	64.8	140.0	0.19	0.19	\$859	\$288,466	\$6.62	60.00	0120		PG 43 W1/2 (43-01 & 43-02)	401	FRONT FOOT					
56 043 02 0264 002	241 N CHRISTINE	05/25/21	\$175,000	PTA	03-ARM'S LENGTH	\$175,000	\$48,400	27.66	\$96,750	\$105,678	\$27,428	64.5	102.0	0.16	0.16	\$1,637	\$644,378	\$14.79	70.00	0120		PG 43 W1/2 (43-01 & 43-02)	401	FRONT FOOT					
56 043 02 0278 001	35327 SCHOOL	09/15/20	\$149,900	WD	03-ARM'S LENGTH	\$149,900	\$54,500	36.36	\$137,103	\$44,931	\$32,134	75.6	140.0	0.23	0.23	\$594	\$199,693	\$4.58	70.00	0120		PG 43 W1/2 (43-01 & 43-02)	401	FRONT FOOT					
56 043 02 0285 302	34927 SCHOOL	12/06/21	\$160,000	PTA	03-ARM'S LENGTH	\$160,000	\$54,900	34.31	\$119,633	\$67,910	\$27,543	64.8	140.0	0.19	0.19	\$1,048	\$351,865	\$8.08	60.00	0120		PG 43 W1/2 (43-01 & 43-02)	401	FRONT FOOT					
56 043 02 0295 003	35052 CHERRY HILL	03/02/21	\$60,000	WD	03-ARM'S LENGTH	\$60,000	\$36,800	61.00	\$93,657	(\$9,466)	\$24,191	56.9	108.0	0.15	0.15	(\$166)	(\$63,530)	(\$1.46)	60.00	0120		PG 43 W1/2 (43-01 & 43-02)	401	FRONT FOOT					
56 043 99 0020 000	202 N CHRISTINE	11/12/21	\$210,000	PTA	03-ARM'S LENGTH	\$210,000	\$67,800	32.29	\$146,363	\$108,721	\$45,084	106.1	310.0	0.47	0.47	\$1,025	\$231,321	\$5.31	66.00	0120		PG 43 W1/2 (43-01 & 43-02)	401	FRONT FOOT					
<b>Totals:</b>			<b>\$2,837,500</b>			<b>\$2,837,500</b>	<b>\$1,027,100</b>		<b>\$2,306,589</b>	<b>\$1,184,524</b>	<b>\$653,613</b>	<b>1,537.9</b>		<b>4.63</b>	<b>4.63</b>														
							<b>Sale. Ratio =&gt;</b>	<b>36.20</b>								<b>Average</b>			<b>Average</b>										
							<b>Std. Dev. =&gt;</b>	<b>8.92</b>								<b>per FF=&gt;</b>	<b>\$770</b>	<b>Average</b>	<b>per Net Acre=&gt;</b>	<b>255,781.47</b>	<b>per SqFt=&gt;</b>	<b>\$5.87</b>							

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effic. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
56 043 04 0001 000	34446 CHERRY HILL	08/12/21	\$215,000	PTA	03-ARM'S LENGTH	\$215,000	\$68,400	31.81	\$146,498	\$100,219	\$31,717	50.7	100.0	0.12	0.12	\$1,975	\$842,176	\$19.33	52.00	0125	PAGES 43 (E1/2) & 44	401	FRONT FOOT	
56 043 04 0014 000	34603 SCHOOL	12/20/21	\$217,500	PTA	03-ARM'S LENGTH	\$217,500	\$69,300	31.86	\$149,599	\$103,085	\$35,184	56.3	110.0	0.14	0.14	\$1,831	\$741,619	\$17.03	55.00	0125	PAGES 43 (E1/2) & 44	401	FRONT FOOT	
56 043 04 0021 000	203 N DOBSON	04/13/20	\$170,000	WD	03-ARM'S LENGTH	\$170,000	\$70,900	41.71	\$175,376	\$32,908	\$38,284	61.3	100.0	0.34	0.17	\$537	\$96,788	\$2.22	40.00	0125	PAGES 43 (E1/2) & 44	401	FRONT FOOT	
56 043 04 0024 000	239 N DOBSON	09/04/20	\$115,000	WD	03-ARM'S LENGTH	\$115,000	\$59,700	51.91	\$148,377	(\$673)	\$32,704	52.3	115.0	0.13	0.13	(\$13)	(\$5,098)	(\$0.22)	50.00	0125	PAGES 43 (E1/2) & 44	401	FRONT FOOT	
56 043 04 0033 000	34733 UNIVERSITY	12/17/21	\$220,000	PTA	03-ARM'S LENGTH	\$220,000	\$87,000	39.55	\$187,820	\$68,110	\$35,930	57.5	119.0	0.15	0.15	\$1,185	\$460,203	\$10.56	54.00	0125	PAGES 43 (E1/2) & 44	401	FRONT FOOT	
56 043 04 0036 000	34829 UNIVERSITY	10/20/20	\$195,000	WD	03-ARM'S LENGTH	\$195,000	\$86,200	44.21	\$212,980	\$15,770	\$33,750	54.0	105.0	0.13	0.13	\$292	\$121,308	\$2.78	54.00	0125	PAGES 43 (E1/2) & 44	401	FRONT FOOT	
56 043 04 0059 000	238 N DOBSON	07/15/20	\$161,900	WD	03-ARM'S LENGTH	\$161,900	\$59,700	36.87	\$147,626	\$46,978	\$32,704	52.3	115.0	0.13	0.13	\$898	\$355,894	\$8.17	50.00	0125	PAGES 43 (E1/2) & 44	401	FRONT FOOT	
56 043 04 0069 000	34436 SCHOOL	09/23/21	\$210,000	PTA	03-ARM'S LENGTH	\$210,000	\$91,900	43.76	\$196,816	\$60,978	\$47,794	76.5	125.0	0.34	0.17	\$797	\$178,298	\$4.09	91.08	0125	PAGES 43 (E1/2) & 44	401	FRONT FOOT	
56 043 05 0100 000	257 N BYFIELD	07/17/20	\$145,000	WD	03-ARM'S LENGTH	\$145,000	\$60,600	41.79	\$148,668	\$34,457	\$38,125	61.0	105.0	0.15	0.15	\$565	\$234,401	\$5.38	61.00	0125	PAGES 43 (E1/2) & 44	401	FRONT FOOT	
56 043 05 0102 000	417 N BYFIELD	07/14/21	\$156,000	PTA	03-ARM'S LENGTH	\$156,000	\$58,800	37.69	\$126,006	\$67,494	\$37,500	60.0	105.0	0.15	0.15	\$1,125	\$465,476	\$10.69	60.00	0125	PAGES 43 (E1/2) & 44	401	FRONT FOOT	
56 043 05 0103 000	429 N BYFIELD	06/02/21	\$165,000	PTA	03-ARM'S LENGTH	\$165,000	\$64,900	39.33	\$139,106	\$63,394	\$37,500	60.0	105.0	0.15	0.15	\$1,057	\$437,200	\$10.04	60.00	0125	PAGES 43 (E1/2) & 44	401	FRONT FOOT	
56 043 05 0130 000	427 N HANLON	03/19/21	\$120,000	WD	03-ARM'S LENGTH	\$120,000	\$72,500	60.42	\$179,673	(\$23,849)	\$35,824	57.3	110.0	0.14	0.14	(\$416)	(\$169,142)	(\$3.88)	56.00	0125	PAGES 43 (E1/2) & 44	401	FRONT FOOT	
56 043 05 0130 000	427 N HANLON	10/26/21	\$210,000	PTA	03-ARM'S LENGTH	\$210,000	\$76,900	36.62	\$170,081	\$75,743	\$35,824	57.3	110.0	0.14	0.14	\$1,321	\$537,184	\$12.33	56.00	0125	PAGES 43 (E1/2) & 44	401	FRONT FOOT	
56 043 05 0141 000	34701 FLORENCE	01/15/21	\$107,500	WD	03-ARM'S LENGTH	\$107,500	\$59,400	55.26	\$147,602	(\$7,135)	\$32,967	52.7	104.0	0.13	0.13	(\$135)	(\$56,181)	(\$1.29)	53.00	0125	PAGES 43 (E1/2) & 44	401	FRONT FOOT	
56 043 05 0144 000	34739 FLORENCE	09/24/20	\$144,900	WD	03-ARM'S LENGTH	\$144,900	\$58,900	40.65	\$146,231	\$31,014	\$32,345	51.8	104.0	0.12	0.12	\$599	\$250,113	\$5.74	52.00	0125	PAGES 43 (E1/2) & 44	401	FRONT FOOT	
56 043 05 0145 000	34807 FLORENCE	10/15/21	\$165,000	PTA	03-ARM'S LENGTH	\$165,000	\$59,800	36.24	\$132,251	\$65,094	\$32,345	51.8	104.0	0.12	0.12	\$1,258	\$524,952	\$12.05	52.00	0125	PAGES 43 (E1/2) & 44	401	FRONT FOOT	
56 043 05 0146 000	34819 FLORENCE	10/29/20	\$150,000	WD	03-ARM'S LENGTH	\$150,000	\$58,300	38.87	\$153,071	\$29,274	\$32,345	51.8	104.0	0.12	0.12	\$566	\$236,081	\$5.42	52.00	0125	PAGES 43 (E1/2) & 44	401	FRONT FOOT	
56 043 06 0285 000	1043 N WILDWOOD	08/07/21	\$175,000	WD	03-ARM'S LENGTH	\$175,000	\$80,000	45.71	\$171,299	\$48,270	\$44,569	71.3	103.0	0.17	0.17	\$677	\$283,941	\$6.52	72.00	0125	PAGES 43 (E1/2) & 44	401	FRONT FOOT	
56 043 06 0286 000	34411 MARQUETTE	07/13/20	\$143,000	WD	03-ARM'S LENGTH	\$143,000	\$68,700	48.04	\$173,114	\$6,846	\$36,960	59.1	102.0	0.14	0.14	\$116	\$48,900	\$1.12	60.00	0125	PAGES 43 (E1/2) & 44	401	FRONT FOOT	
56 043 06 0308 000	631 N WILDWOOD	03/26/21	\$205,000	PTA	03-ARM'S LENGTH	\$205,000	\$72,300	35.27	\$179,191	\$65,054	\$39,245	62.8	115.0	0.16	0.16	\$1,036	\$411,734	\$9.45	60.00	0125	PAGES 43 (E1/2) & 44	401	FRONT FOOT	
56 043 06 0309 000	34418 FLORENCE	01/12/21	\$172,000	WD	03-ARM'S LENGTH	\$172,000	\$72,100	41.92	\$179,223	\$40,962	\$48,185	77.1	100.0	0.18	0.18	\$531	\$226,309	\$5.20	79.00	0125	PAGES 43 (E1/2) & 44	401	FRONT FOOT	
56 043 06 0311 000	34448 FLORENCE	06/03/20	\$134,999	WD	03-ARM'S LENGTH	\$134,999	\$67,300	49.85	\$167,207	\$16,587	\$48,795	78.1	100.0	0.18	0.18	\$212	\$90,147	\$2.07	80.00	0125	PAGES 43 (E1/2) & 44	401	FRONT FOOT	
56 043 06 0317 000	744 N BYFIELD	08/31/21	\$215,000	PTA	03-ARM'S LENGTH	\$215,000	\$78,900	36.70	\$168,452	\$85,793	\$39,245	62.8	115.0	0.16	0.16	\$1,366	\$452,994	\$12.47	60.00	0125	PAGES 43 (E1/2) & 44	401	FRONT FOOT	
56 044 02 0009 000	34143 MARQUETTE	09/23/21	\$181,000	PTA	03-ARM'S LENGTH	\$181,000	\$65,100	35.97	\$139,532	\$85,633	\$44,165	70.7	107.0	0.17	0.17	\$1,212	\$497,866	\$11.43	70.00	0125	PAGES 43 (E1/2) & 44	401	FRONT FOOT	
56 044 02 0029 000	706 VANSULL	05/23/20	\$147,000	WD	03-ARM'S LENGTH	\$147,000	\$71,800	48.84	\$176,415	\$8,440	\$37,855	60.6	107.0	0.15	0.15	\$139	\$57,415	\$1.32	60.00	0125	PAGES 43 (E1/2) & 44	401	FRONT FOOT	
56 044 02 0035 002	558 VANSULL	11/12/20	\$172,000	WD	03-ARM'S LENGTH	\$172,000	\$62,200	36.16	\$154,783	\$51,755	\$34,538	55.3	106.0	0.13	0.13	\$937	\$386,231	\$8.87	55.00	0125	PAGES 43 (E1/2) & 44	401	FRONT FOOT	
56 044 02 0058 002	207 VANSULL	12/30/21	\$210,000	PTA	03-ARM'S LENGTH	\$210,000	\$68,200	32.48	\$147,320	\$99,143	\$36,463	58.3	110.0	0.14	0.14	\$1,699	\$688,493	\$15.81	57.00	0125	PAGES 43 (E1/2) & 44	401	FRONT FOOT	
56 044 02 0060 002	231 VANSULL	05/04/20	\$170,000	WD	03-ARM'S LENGTH	\$170,000	\$63,300	37.24	\$157,307	\$49,156	\$36,463	58.3	110.0	0.14	0.14	\$843	\$341,361	\$7.84	57.00	0125	PAGES 43 (E1/2) & 44	401	FRONT FOOT	
56 044 02 0076 002	544 N HAWTHORN	10/08/21	\$197,500	PTA	03-ARM'S LENGTH	\$197,500	\$68,600	34.73	\$151,846	\$82,757	\$37,103	59.4	110.0	0.15	0.15	\$1,394	\$566,829	\$13.01	58.00	0125	PAGES 43 (E1/2) & 44	401	FRONT FOOT	
56 044 02 0102 002	253 N HAWTHORN	09/22/20	\$165,000	WD	03-ARM'S LENGTH	\$165,000	\$57,600	34.91	\$143,265	\$59,152	\$37,417	59.9	120.0	0.15	0.15	\$988	\$384,104	\$8.82	56.00	0125	PAGES 43 (E1/2) & 44	401	FRONT FOOT	
56 044 02 0117 002	34227 FLORENCE	01/14/22	\$155,000	PTA	03-ARM'S LENGTH	\$155,000	\$65,000	41.94	\$140,282	\$53,471	\$38,753	62.0	120.0	0.16	0.16	\$862	\$334,194	\$7.67	58.00	0125	PAGES 43 (E1/2) & 44	401	FRONT FOOT	
56 044 02 0122 002	34329 FLORENCE	03/12/21	\$170,000	WD	03-ARM'S LENGTH	\$170,000	\$66,500	39.12	\$167,616	\$41,137	\$38,753	62.0	120.0	0.16	0.16	\$663	\$257,106	\$5.90	58.00	0125	PAGES 43 (E1/2) & 44	401	FRONT FOOT	
56 044 02 0131 002	34252 FLORENCE	12/29/21	\$185,000	PTA	03-ARM'S LENGTH	\$185,000	\$62,500	33.78	\$135,048	\$86,202	\$36,250	58.0	105.0	0.14	0.14	\$1,486	\$615,729	\$14.14	58.00	0125	PAGES 43 (E1/2) & 44	401	FRONT FOOT	
56 044 02 0132 002	34240 FLORENCE	04/17/20	\$164,000	WD	03-ARM'S LENGTH	\$164,000	\$57,000	34.76	\$141,731	\$58,519	\$36,250	58.0	105.0	0.14	0.14	\$1,009	\$417,993	\$9.60	58.00	0125	PAGES 43 (E1/2) & 44	401	FRONT FOOT	
56 044 02 0133 002	34228 FLORENCE	02/04/21	\$165,000	WD	03-ARM'S LENGTH	\$165,000	\$77,000	46.67	\$191,572	\$9,678	\$36,250	58.0	105.0	0.14	0.14	\$167	\$69,129	\$1.59	58.00	0125	PAGES 43 (E1/2) & 44	401	FRONT FOOT	
56 044 02 0134 002	34216 FLORENCE	10/28/21	\$205,000	PTA	03-ARM'S LENGTH	\$205,000	\$65,300	31.85	\$144,163	\$97,087	\$36,250	58.0	105.0	0.14	0.14	\$1,674	\$693,479	\$15.92	58.00	0125	PAGES 43 (E1/2) & 44	401	FRONT FOOT	
56 044 02 0135 002	34204 FLORENCE	06/07/21	\$190,000	PTA	03-ARM'S LENGTH	\$190,000	\$63,800	33.58	\$136,591	\$89,659	\$36,250	58.0	105.0	0.14	0.14	\$1,546	\$640,421	\$14.70	58.00	0125	PAGES 43 (E1/2) & 44	401	FRONT FOOT	
56 044 02 0149 002	34143 FRANCES	01/21/22	\$156,000	PTA	03-ARM'S LENGTH	\$156,000	\$67,700	43.40	\$146,220	\$46,030	\$36,250	58.0	105.0	0.02	0.14	\$794	\$2,301,500	\$52.84	58.00	0125	PAGES 43 (E1/2) & 44	401	FRONT FOOT	
56 044 02 0160 002	34353 FRANCES	10/29/20	\$165,000	WD	03-ARM'S LENGTH	\$165,000	\$66,800	40.48	\$165,580	\$36,940	\$37,500	60.0	105.0	0.15	0.15	\$616	\$254,759	\$5.85	60.00	0125	PAGES 43 (E1/2) & 44	401	FRONT FOOT	
56 044 02 0162 002	34330 FRANCES	07/28/20	\$170,000	WD	03-ARM'S LENGTH	\$170,000	\$60,500	35.59	\$149,825	\$54,840	\$34,665	55.5	103.0	0.13	0.13	\$989	\$415,455	\$9.54	56.00	0125	PAGES 43 (E1/2) & 44	401	FRONT FOOT	
56 044 02 0184 002	34345 ROSSLYN	08/05/20	\$147,000	WD	03-ARM'S LENGTH																			

45-48/57-01/57-02

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1				
56 045 01 0325 000	1978 N CARLSON	05/15/20	\$148,000	WD	03-ARM'S LENGTH	\$148,000	\$53,900	36.42	\$119,852	\$53,648	\$25,500	60.0	128.0	0.18	0.18	\$894	\$304,818	\$7.00	60.00	0130		45 - 48 / 57-01 / 57-02	401	FRONT FOOT				
56 045 01 0329 000	1842 N CARLSON	12/17/21	\$88,500	PTA	03-ARM'S LENGTH	\$88,500	\$50,500	57.06	\$109,809	\$13,966	\$35,275	83.0	128.0	0.24	0.24	\$168	\$57,238	\$1.31	83.00	0130		45 - 48 / 57-01 / 57-02	401	FRONT FOOT				
56 045 01 0371 000	1915 N BERRY	10/22/21	\$151,000	PTA	03-ARM'S LENGTH	\$151,000	\$52,300	34.64	\$113,816	\$77,134	\$39,950	94.0	135.0	0.29	0.29	\$821	\$265,065	\$6.09	94.00	0130		45 - 48 / 57-01 / 57-02	401	FRONT FOOT				
56 045 01 0407 303	1941 N WALTON	08/13/21	\$255,000	PTA	03-ARM'S LENGTH	\$255,000	\$101,600	39.84	\$215,691	\$64,809	\$25,500	60.0	135.0	0.19	0.19	\$1,080	\$348,435	\$8.00	60.00	0130		45 - 48 / 57-01 / 57-02	401	FRONT FOOT				
56 045 01 0411 000	2037 N WALTON	05/04/21	\$163,000	PTA	03-ARM'S LENGTH	\$163,000	\$54,800	33.62	\$116,407	\$72,093	\$25,500	60.0	135.0	0.19	0.19	\$1,202	\$387,597	\$8.90	60.00	0130		45 - 48 / 57-01 / 57-02	401	FRONT FOOT				
56 045 01 0412 000	2045 N WALTON	03/18/22	\$132,500	PTA	03-ARM'S LENGTH	\$132,500	\$32,500	24.53	\$70,826	\$87,174	\$25,500	60.0	135.0	0.19	0.19	\$1,453	\$468,677	\$10.76	60.00	0130		45 - 48 / 57-01 / 57-02	401	FRONT FOOT				
56 045 01 0423 000	1916 N WALTON	11/20/20	\$130,000	WD	03-ARM'S LENGTH	\$130,000	\$47,000	36.15	\$109,493	\$46,007	\$25,500	60.0	135.0	0.19	0.19	\$767	\$247,349	\$5.68	60.00	0130		45 - 48 / 57-01 / 57-02	401	FRONT FOOT				
56 045 01 0426 000	1808 N WALTON	05/20/21	\$161,000	PTA	03-ARM'S LENGTH	\$161,000	\$58,300	36.21	\$126,317	\$69,533	\$34,850	82.0	135.0	0.25	0.25	\$848	\$273,752	\$6.28	82.00	0130		45 - 48 / 57-01 / 57-02	401	FRONT FOOT				
56 045 01 0427 301	1794 N WALTON	05/10/21	\$27,000	PTA	03-ARM'S LENGTH	\$27,000	\$13,500	50.00	\$30,600	\$27,000	\$30,600	72.0	135.0	0.22	0.22	\$375	\$121,076	\$2.78	72.00	0130		45 - 48 / 57-01 / 57-02	401	FRONT FOOT				
56 045 01 0428 301	1776 N WALTON	06/17/21	\$170,000	PTA	03-ARM'S LENGTH	\$170,000	\$60,800	35.76	\$131,180	\$77,920	\$39,100	92.0	135.0	0.29	0.29	\$847	\$273,404	\$6.28	92.00	0130		45 - 48 / 57-01 / 57-02	401	FRONT FOOT				
56 045 02 0007 000	1866 N PARENT	05/04/21	\$130,000	PTA	03-ARM'S LENGTH	\$130,000	\$52,100	40.08	\$113,189	\$52,086	\$35,275	83.0	135.0	0.26	0.26	\$628	\$202,669	\$4.65	83.00	0130		45 - 48 / 57-01 / 57-02	401	FRONT FOOT				
56 045 02 0009 000	1830 N PARENT	10/15/21	\$135,000	PTA	03-ARM'S LENGTH	\$135,000	\$49,000	36.30	\$106,443	\$63,832	\$35,275	83.0	135.0	0.26	0.26	\$769	\$248,374	\$5.70	83.00	0130		45 - 48 / 57-01 / 57-02	401	FRONT FOOT				
56 045 02 0017 000	2045 N PARENT	10/18/21	\$152,600	PTA	03-ARM'S LENGTH	\$152,600	\$57,900	37.94	\$125,602	\$62,273	\$35,275	83.0	135.0	0.26	0.26	\$750	\$242,307	\$5.56	83.00	0130		45 - 48 / 57-01 / 57-02	401	FRONT FOOT				
56 045 02 0020 000	35623 FORD	07/29/21	\$115,000	PTA	03-ARM'S LENGTH	\$115,000	\$39,900	34.70	\$86,806	\$57,094	\$28,900	68.0	120.0	0.19	0.19	\$840	\$305,316	\$7.01	68.00	0130		45 - 48 / 57-01 / 57-02	401	FRONT FOOT				
56 045 05 0007 000	1728 N LINVILLE	11/13/20	\$155,000	WD	03-ARM'S LENGTH	\$155,000	\$85,500	55.16	\$193,137	(\$6,262)	\$31,875	75.0	120.0	0.21	0.21	(\$83)	(\$30,251)	(\$0.69)	75.00	0130		45 - 48 / 57-01 / 57-02	401	FRONT FOOT				
56 045 99 0030 002	1671 N BERRY	06/16/21	\$215,000	PTA	03-ARM'S LENGTH	\$215,000	\$80,800	37.58	\$172,269	\$78,006	\$35,275	83.0	165.0	0.31	0.31	\$940	\$248,427	\$5.70	83.00	0130		45 - 48 / 57-01 / 57-02	401	FRONT FOOT				
56 045 99 0035 703	1702 N WALTON	01/25/21	\$218,000	WD	03-ARM'S LENGTH	\$218,000	\$89,800	41.19	\$211,072	\$41,991	\$35,063	82.5	165.0	0.31	0.31	\$509	\$134,157	\$3.08	82.50	0130		45 - 48 / 57-01 / 57-02	401	FRONT FOOT				
56 045 99 0035 707	1713 N LINVILLE	01/15/21	\$220,000	WD	03-ARM'S LENGTH	\$220,000	\$90,300	41.05	\$213,174	\$41,889	\$35,063	82.5	165.0	0.31	0.31	\$508	\$133,831	\$3.07	82.50	0130		45 - 48 / 57-01 / 57-02	401	FRONT FOOT				
56 046 04 0016 000	2130 WILMER	07/24/20	\$150,500	WD	03-ARM'S LENGTH	\$150,500	\$85,200	56.61	\$191,489	(\$24,414)	\$16,575	39.0	135.0	0.12	0.12	(\$626)	(\$201,769)	(\$4.63)	39.00	0130		45 - 48 / 57-01 / 57-02	401	FRONT FOOT				
56 048 01 0008 002	430 N LINVILLE	11/12/21	\$55,000	PTA	03-ARM'S LENGTH	\$55,000	\$32,600	59.27	\$71,210	\$11,840	\$28,050	66.0	136.0	0.21	0.21	\$179	\$57,476	\$1.32	66.00	0130		45 - 48 / 57-01 / 57-02	401	FRONT FOOT				
56 048 01 0012 002	164 N LINVILLE	10/08/21	\$130,000	PTA	03-ARM'S LENGTH	\$130,000	\$41,300	31.77	\$89,607	\$68,443	\$28,050	66.0	137.0	0.21	0.21	\$1,037	\$329,053	\$7.55	66.00	0130		45 - 48 / 57-01 / 57-02	401	FRONT FOOT				
56 048 01 0041 001	232 N KARLE	09/21/20	\$190,000	WD	03-ARM'S LENGTH	\$190,000	\$63,800	33.58	\$147,168	\$70,882	\$28,050	66.0	140.0	0.21	0.21	\$1,074	\$334,349	\$7.68	66.00	0130		45 - 48 / 57-01 / 57-02	401	FRONT FOOT				
56 048 01 0050 304	219 N PARENT	05/13/21	\$54,000	PTA	03-ARM'S LENGTH	\$54,000	\$21,800	40.37	\$47,915	\$33,455	\$27,370	64.4	140.0	0.21	0.21	\$519	\$161,618	\$3.71	64.40	0130		45 - 48 / 57-01 / 57-02	401	FRONT FOOT				
56 048 01 0053 002	445 N PARENT	07/28/21	\$115,000	PTA	03-ARM'S LENGTH	\$115,000	\$31,800	27.65	\$69,566	\$76,034	\$30,600	72.0	140.0	0.23	0.23	\$1,056	\$329,152	\$7.56	72.00	0130		45 - 48 / 57-01 / 57-02	401	FRONT FOOT				
56 048 01 0057 000	613 N PARENT	04/10/20	\$122,500	WD	03-ARM'S LENGTH	\$122,500	\$49,800	40.65	\$115,256	\$44,219	\$36,975	87.0	140.0	0.28	0.28	\$508	\$157,925	\$3.63	87.00	0130		45 - 48 / 57-01 / 57-02	401	FRONT FOOT				
56 048 01 0063 002	624 N PARENT	06/28/21	\$123,000	PTA	03-ARM'S LENGTH	\$123,000	\$37,300	30.33	\$81,038	\$67,462	\$25,500	60.0	140.0	0.19	0.19	\$1,124	\$349,544	\$8.02	60.00	0130		45 - 48 / 57-01 / 57-02	401	FRONT FOOT				
56 048 01 0065 000	546 N PARENT	08/17/20	\$131,000	WD	03-ARM'S LENGTH	\$131,000	\$69,400	52.98	\$155,205	\$19,145	\$43,350	102.0	140.0	0.33	0.33	\$188	\$58,369	\$1.34	102.00	0130		45 - 48 / 57-01 / 57-02	401	FRONT FOOT				
56 048 01 0088 304	625 N HARVEY	06/01/20	\$207,500	WD	03-ARM'S LENGTH	\$207,500	\$94,700	45.64	\$224,900	\$8,950	\$26,350	62.0	140.0	0.39	0.20	\$144	\$23,187	\$0.53	62.00	0130		45 - 48 / 57-01 / 57-02	401	FRONT FOOT				
56 048 01 0119 000	539 N WAYNE	11/12/20	\$157,000	WD	19-MULTI PARCEL ARM'S LENGTH	\$157,000	\$50,600	32.23	\$104,330	\$75,170	\$22,500	60.0	122.0	0.17	0.17	\$1,253	\$447,440	\$10.27	60.00	0130	56 048 01 0120 000	45 - 48 / 57-01 / 57-02	401	FRONT FOOT				
56 048 99 0030 000	1003 N WAYNE	07/08/21	\$163,000	PTA	03-ARM'S LENGTH	\$163,000	\$64,400	39.51	\$140,041	\$69,709	\$46,750	110.0	396.0	1.00	1.00	\$634	\$69,709	\$1.60	110.00	0130		45 - 48 / 57-01 / 57-02	401	FRONT FOOT				
56 048 99 0040 001	864 N KARLE	01/28/22	\$125,000	PTA	03-ARM'S LENGTH	\$125,000	\$67,500	54.00	\$147,292	\$45,708	\$68,000	160.0	147.5	0.54	0.54	\$286	\$84,644	\$1.94	160.00	0130		45 - 48 / 57-01 / 57-02	401	FRONT FOOT				
56 057 01 0017 000	188 S PARENT	12/09/21	\$142,000	PTA	03-ARM'S LENGTH	\$142,000	\$70,900	49.93	\$150,371	\$10,754	\$19,125	45.0	135.0	0.14	0.14	\$239	\$77,367	\$1.78	45.00	0130		45 - 48 / 57-01 / 57-02	401	FRONT FOOT				
<b>Totals:</b>			<b>\$4,632,100</b>			<b>\$4,632,100</b>	<b>\$1,851,600</b>		<b>\$4,101,071</b>	<b>\$1,557,550</b>	<b>\$1,026,521</b>	<b>2,422.4</b>		<b>8.54</b>	<b>8.36</b>													
									Sale. Ratio =>	39.97						Average												
									Std. Dev. =>	9.13						per FF=>	\$643	Average per Net Acre=>		182,361.55	Average per SqFt=>		\$4.19					

WESTLAND WOODS 047-10

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
56 047 10 0001 000	36877 RAVENWOOD	10/21/20	\$235,000	WD	03-ARM'S LENGTH	\$235,000	\$116,900	49.74	\$252,691	\$24,809	\$42,500	80.0	140.0	0.26	0.26	\$310	\$96,533	\$2.22	80.00	0135		WESTLAND WOODS 047-10	401	SITE VALUE
56 047 10 0041 000	290 LARCHMONT	11/19/21	\$261,500	PTA	03-ARM'S LENGTH	\$261,500	\$94,500	36.14	\$201,469	\$102,531	\$42,500	65.0	120.0	0.18	0.18	\$1,577	\$572,799	\$13.15	65.00	0135		WESTLAND WOODS 047-10	401	SITE VALUE
56 047 10 0048 000	36852 RAVENWOOD	12/14/20	\$189,000	WD	03-ARM'S LENGTH	\$189,000	\$95,500	50.53	\$231,552	(\$52)	\$42,500	80.0	120.0	0.22	0.22	(\$1)	(\$236)	(\$0.01)	80.00	0135		WESTLAND WOODS 047-10	401	SITE VALUE
56 047 10 0053 000	321 BEDFORD	06/23/21	\$265,000	PTA	03-ARM'S LENGTH	\$265,000	\$106,100	40.04	\$209,745	\$97,755	\$42,500	65.0	120.0	0.18	0.18	\$1,504	\$546,117	\$12.54	65.00	0135		WESTLAND WOODS 047-10	401	SITE VALUE
56 047 10 0054 000	351 BEDFORD	06/04/20	\$238,900	WD	03-ARM'S LENGTH	\$238,900	\$123,900	51.86	\$267,754	\$13,646	\$42,500	65.0	120.0	0.18	0.18	\$210	\$76,235	\$1.75	65.00	0135		WESTLAND WOODS 047-10	401	SITE VALUE
56 047 10 0060 000	541 BEDFORD	11/25/20	\$243,000	WD	03-ARM'S LENGTH	\$243,000	\$98,000	40.33	\$247,100	\$38,400	\$42,500	66.6	119.7	0.18	0.18	\$576	\$209,836	\$4.82	66.65	0135		WESTLAND WOODS 047-10	401	SITE VALUE
56 047 10 0063 000	613 BEDFORD	10/20/21	\$280,000	PTA	03-ARM'S LENGTH	\$280,000	\$110,100	39.32	\$228,926	\$93,574	\$42,500	60.0	126.0	0.17	0.17	\$1,560	\$537,782	\$12.35	60.00	0135		WESTLAND WOODS 047-10	401	SITE VALUE
56 047 10 0066 000	649 BEDFORD	06/11/21	\$324,500	PTA	03-ARM'S LENGTH	\$324,500	\$115,100	35.47	\$227,321	\$139,679	\$42,500	61.8	119.1	0.19	0.19	\$2,259	\$723,725	\$16.61	44.51	0135		WESTLAND WOODS 047-10	401	SITE VALUE
56 047 10 0089 300	420 LANSLOWNE	08/12/21	\$255,000	PTA	03-ARM'S LENGTH	\$255,000	\$107,700	42.24	\$224,084	\$73,416	\$42,500	60.0	135.0	0.19	0.19	\$1,224	\$394,710	\$9.06	60.00	0135		WESTLAND WOODS 047-10	401	SITE VALUE
56 047 10 0092 300	330 LANSLOWNE	09/23/21	\$278,000	PTA	03-ARM'S LENGTH	\$278,000	\$111,000	39.93	\$237,359	\$83,141	\$42,500	66.1	120.5	0.20	0.20	\$1,259	\$413,637	\$9.50	53.13	0135		WESTLAND WOODS 047-10	401	SITE VALUE
56 047 10 0098 000	36767 DOVER	02/25/21	\$250,000	WD	03-ARM'S LENGTH	\$250,000	\$98,000	39.20	\$239,697	\$52,803	\$42,500	60.0	120.0	0.17	0.17	\$880	\$320,018	\$7.35	60.00	0135		WESTLAND WOODS 047-10	401	SITE VALUE
56 047 10 0115 000	421 LANSLOWNE	08/28/20	\$220,000	WD	03-ARM'S LENGTH	\$220,000	\$84,400	42.91	\$229,957	\$32,543	\$42,500	65.0	120.0	0.18	0.18	\$501	\$181,804	\$4.17	65.00	0135		WESTLAND WOODS 047-10	401	SITE VALUE
56 047 10 0126 000	600 DARTMOUTH CRESCENT	05/07/21	\$264,000	PTA	03-ARM'S LENGTH	\$264,000	\$104,200	39.47	\$205,857	\$100,643	\$42,500	71.5	115.2	0.19	0.19	\$1,408	\$526,927	\$12.10	70.12	0135		WESTLAND WOODS 047-10	401	SITE VALUE
56 047 10 0140 000	470 BEDFORD	06/16/20	\$200,000	WD	03-ARM'S LENGTH	\$200,000	\$86,700	43.35	\$218,126	\$24,374	\$42,500	60.2	131.6	0.18	0.18	\$405	\$133,923	\$3.07	60.02	0135		WESTLAND WOODS 047-10	401	SITE VALUE
56 047 10 0142 000	410 BEDFORD	03/01/21	\$235,000	WD	03-ARM'S LENGTH	\$235,000	\$93,200	39.66	\$227,213	\$50,287	\$42,500	65.0	120.0	0.18	0.18	\$774	\$280,933	\$6.45	65.00	0135		WESTLAND WOODS 047-10	401	SITE VALUE
56 047 10 0151 000	130 BEDFORD	08/13/21	\$253,000	PTA	03-ARM'S LENGTH	\$253,000	\$94,100	37.19	\$195,393	\$100,107	\$42,500	66.6	113.0	0.17	0.17	\$1,504	\$582,017	\$13.36	67.33	0135		WESTLAND WOODS 047-10	401	SITE VALUE
<b>Totals:</b>			<b>\$3,991,900</b>			<b>\$3,991,900</b>	<b>\$1,649,400</b>		<b>\$3,644,244</b>	<b>\$1,027,656</b>	<b>\$680,000</b>	<b>1,057.7</b>		<b>3.02</b>	<b>3.02</b>									
								<b>Sale. Ratio =&gt;</b>	<b>41.32</b>															
								<b>Std. Dev. =&gt;</b>	<b>4.96</b>	<b>Average</b>	<b>\$64,229</b>	<b>Average</b>	<b>per Net Acre=&gt;</b>	<b>340,396.16</b>	<b>Average</b>	<b>per SqFt=&gt;</b>	<b>\$7.81</b>							
									<b>SITE VALUE</b>	<b>\$64,229</b>	<b>per Net Acre=&gt;</b>	<b>340,396.16</b>	<b>per SqFt=&gt;</b>	<b>\$7.81</b>										

47/57/58/59/77

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
56 047 01 0031 303	441 PATTINGILL	06/25/20	\$189,000	WD	03-ARM'S LENGTH	\$189,000	\$90,200	47.72	\$215,841	\$8,651	\$35,492	61.7	127.0	0.18	0.18	\$140	\$49,434	\$1.13	60.00	0140		47/57/58/59/77	401	FRONT FOOT
56 047 01 0055 304	300 PATTINGILL	05/25/21	\$203,000	PTA	03-ARM'S LENGTH	\$203,000	\$89,400	44.04	\$176,617	\$63,514	\$37,131	64.6	139.0	0.19	0.19	\$984	\$332,534	\$7.63	60.00	0140		47/57/58/59/77	401	FRONT FOOT
56 047 01 0059 303	240 PATTINGILL	01/14/22	\$210,000	PTA	03-ARM'S LENGTH	\$210,000	\$90,100	42.90	\$185,677	\$61,587	\$37,264	64.8	140.0	0.19	0.19	\$950	\$319,104	\$7.33	60.00	0140		47/57/58/59/77	401	FRONT FOOT
56 057 03 0016 000	35947 AVONDALE	09/15/20	\$130,000	WD	03-ARM'S LENGTH	\$130,000	\$65,000	50.00	\$163,385	(\$55)	\$33,330	58.0	112.0	0.15	0.15	(\$1)	(\$357)	(\$0.01)	60.00	0140		47/57/58/59/77	401	FRONT FOOT
56 057 03 0024 000	35815 THAMES	10/30/20	\$147,500	WD	03-ARM'S LENGTH	\$147,500	\$57,900	39.25	\$142,126	\$42,707	\$37,333	64.9	105.3	0.17	0.17	\$658	\$245,443	\$5.63	71.86	0140		47/57/58/59/77	401	FRONT FOOT
56 057 03 0029 000	35739 THAMES	03/22/22	\$141,000	PTA	03-ARM'S LENGTH	\$141,000	\$62,000	43.97	\$128,971	\$45,192	\$33,163	57.7	100.0	0.15	0.15	\$784	\$307,429	\$7.06	64.00	0140		47/57/58/59/77	401	FRONT FOOT
56 057 03 0044 000	35563 THAMES	10/15/21	\$157,000	PTA	03-ARM'S LENGTH	\$157,000	\$63,600	40.51	\$133,310	\$56,721	\$33,031	57.4	110.0	0.15	0.15	\$987	\$373,164	\$8.57	60.00	0140		47/57/58/59/77	401	FRONT FOOT
56 057 03 0056 000	35646 THAMES	07/15/20	\$125,001	WD	03-ARM'S LENGTH	\$125,001	\$56,000	44.80	\$137,761	\$20,817	\$33,577	58.4	100.0	0.15	0.15	\$356	\$139,711	\$3.21	65.00	0140		47/57/58/59/77	401	FRONT FOOT
56 057 03 0069 000	35753 FAIRCHILD	10/21/20	\$160,000	WD	03-ARM'S LENGTH	\$160,000	\$92,100	57.56	\$227,987	(\$34,410)	\$33,577	58.4	100.0	0.15	0.15	(\$589)	(\$230,940)	(\$5.30)	65.00	0140		47/57/58/59/77	401	FRONT FOOT
56 057 03 0074 000	35691 FAIRCHILD	03/18/22	\$155,000	PTA	03-ARM'S LENGTH	\$155,000	\$61,200	39.48	\$127,252	\$31,494	\$31,494	54.8	100.0	0.14	0.14	\$1,082	\$429,290	\$9.86	60.00	0140		47/57/58/59/77	401	FRONT FOOT
56 057 03 0105 000	35744 AVONDALE	12/18/20	\$130,000	WD	03-ARM'S LENGTH	\$130,000	\$53,100	40.85	\$130,619	\$30,875	\$31,494	54.8	100.0	0.14	0.14	\$564	\$223,732	\$5.14	60.00	0140		47/57/58/59/77	401	FRONT FOOT
56 057 03 0120 000	36040 AVONDALE	09/17/21	\$158,000	PTA	03-ARM'S LENGTH	\$158,000	\$60,700	38.42	\$127,201	\$62,293	\$31,494	54.8	100.0	0.14	0.14	\$1,137	\$451,399	\$10.36	60.00	0140		47/57/58/59/77	401	FRONT FOOT
56 057 03 0121 000	36052 AVONDALE	07/02/21	\$157,000	PTA	03-ARM'S LENGTH	\$157,000	\$61,700	39.30	\$129,422	\$59,072	\$31,494	54.8	100.0	0.14	0.14	\$1,079	\$428,058	\$9.83	60.00	0140		47/57/58/59/77	401	FRONT FOOT
56 057 03 0136 000	36077 ROLF	04/09/20	\$180,000	WD	03-ARM'S LENGTH	\$180,000	\$73,400	40.78	\$181,188	\$41,043	\$42,229	73.4	113.1	0.21	0.21	\$559	\$197,322	\$4.53	80.18	0140		47/57/58/59/77	401	FRONT FOOT
56 057 03 0141 000	36025 ROLF	09/03/20	\$142,800	WD	03-ARM'S LENGTH	\$142,800	\$74,700	52.31	\$185,407	(\$11,113)	\$31,494	54.8	100.0	0.14	0.14	(\$203)	(\$80,529)	(\$1.85)	60.00	0140		47/57/58/59/77	401	FRONT FOOT
56 057 03 0160 000	35522 AVONDALE	09/17/21	\$160,000	PTA	03-ARM'S LENGTH	\$160,000	\$62,200	38.88	\$130,477	\$61,017	\$31,494	54.8	100.0	0.14	0.14	\$1,114	\$442,152	\$10.15	60.00	0140		47/57/58/59/77	401	FRONT FOOT
56 057 03 0167 000	35688 ROLF	02/07/22	\$188,000	WD	03-ARM'S LENGTH	\$188,000	\$61,900	32.93	\$131,010	\$88,484	\$31,494	54.8	100.0	0.14	0.14	\$1,615	\$641,188	\$14.72	60.00	0140		47/57/58/59/77	401	FRONT FOOT
56 057 03 0190 000	36003 FLORANE	02/26/21	\$154,900	WD	03-ARM'S LENGTH	\$154,900	\$56,600	36.54	\$139,942	\$46,452	\$31,494	54.8	100.0	0.14	0.14	\$848	\$336,609	\$7.73	60.00	0140		47/57/58/59/77	401	FRONT FOOT
56 057 03 0227 000	35674 FLORANE	11/01/21	\$193,000	PTA	03-ARM'S LENGTH	\$193,000	\$84,600	43.83	\$181,661	\$43,252	\$31,913	55.5	100.0	0.14	0.14	\$779	\$308,943	\$7.09	61.00	0140		47/57/58/59/77	401	FRONT FOOT
56 057 03 0233 000	35752 FLORANE	12/20/21	\$202,500	PTA	03-ARM'S LENGTH	\$202,500	\$69,500	34.32	\$144,738	\$89,675	\$31,913	55.5	100.0	0.14	0.14	\$1,616	\$640,536	\$14.70	61.00	0140		47/57/58/59/77	401	FRONT FOOT
56 057 03 0242 000	36020 FLORANE	04/15/21	\$180,500	PTA	03-ARM'S LENGTH	\$180,500	\$69,900	38.73	\$139,713	\$72,700	\$31,913	55.5	100.0	0.14	0.14	\$1,310	\$519,286	\$11.92	61.00	0140		47/57/58/59/77	401	FRONT FOOT
56 057 03 0257 000	36234 FLORANE	10/15/21	\$201,000	PTA	03-ARM'S LENGTH	\$201,000	\$70,000	34.83	\$147,106	\$85,388	\$31,494	54.8	100.0	0.14	0.14	\$1,559	\$618,754	\$14.20	60.00	0140		47/57/58/59/77	401	FRONT FOOT
56 057 03 0260 000	36322 AVONDALE	10/12/21	\$150,000	PTA	03-ARM'S LENGTH	\$150,000	\$62,300	41.53	\$133,434	\$49,597	\$33,031	57.4	100.0	0.15	0.15	\$863	\$326,296	\$7.49	60.00	0140		47/57/58/59/77	401	FRONT FOOT
56 057 04 0010 000	230 S CARLSON	05/24/21	\$165,000	PTA	03-ARM'S LENGTH	\$165,000	\$59,000	35.76	\$117,925	\$81,861	\$34,786	60.5	122.0	0.17	0.17	\$1,353	\$487,268	\$11.19	60.00	0140		47/57/58/59/77	401	FRONT FOOT
56 057 04 0061 000	35624 CANYON	07/17/20	\$188,500	WD	03-ARM'S LENGTH	\$188,500	\$62,400	33.10	\$153,977	\$66,330	\$31,807	55.3	102.0	0.14	0.14	\$1,199	\$473,786	\$10.88	60.00	0140		47/57/58/59/77	401	FRONT FOOT
56 057 04 0073 000	35916 CANYON	12/30/21	\$229,900	PTA	03-ARM'S LENGTH	\$229,900	\$83,900	36.49	\$174,939	\$89,203	\$34,242	59.6	104.0	0.16	0.16	\$1,498	\$575,503	\$13.21	65.00	0140		47/57/58/59/77	401	FRONT FOOT
56 057 04 0084 000	36208 CANYON	03/10/21	\$170,000	WD	03-ARM'S LENGTH	\$170,000	\$57,500	33.82	\$141,884	\$60,234	\$32,118	55.9	104.0	0.14	0.14	\$1,078	\$421,217	\$9.67	60.00	0140		47/57/58/59/77	401	FRONT FOOT
56 057 04 0085 000	36220 CANYON	06/10/20	\$165,000	WD	03-ARM'S LENGTH	\$165,000	\$70,600	42.79	\$174,812	\$22,306	\$32,118	55.9	104.0	0.14	0.14	\$399	\$155,986	\$3.58	60.00	0140		47/57/58/59/77	401	FRONT FOOT
56 057 04 0101 000	35953 SOMERSET	07/07/21	\$230,000	PTA	03-ARM'S LENGTH	\$230,000	\$77,400	33.65	\$162,880	\$99,238	\$32,118	55.9	104.0	0.14	0.14	\$1,777	\$693,972	\$15.93	60.00	0140		47/57/58/59/77	401	FRONT FOOT
56 057 04 0106 000	35867 SOMERSET	09/17/20	\$160,000	WD	03-ARM'S LENGTH	\$160,000	\$66,400	41.50	\$163,633	\$30,609	\$34,242	59.6	104.0	0.16	0.16	\$514	\$197,477	\$4.53	65.00	0140		47/57/58/59/77	401	FRONT FOOT
56 057 04 0125 000	35722 SOMERSET	05/21/21	\$180,000	PTA	03-ARM'S LENGTH	\$180,000	\$77,400	43.00	\$154,727	\$57,391	\$32,118	55.9	104.0	0.14	0.14	\$1,027	\$401,336	\$9.21	60.00	0140		47/57/58/59/77	401	FRONT FOOT
56 057 04 0135 000	35906 SOMERSET	06/03/20	\$189,000	WD	03-ARM'S LENGTH	\$189,000	\$72,700	38.47	\$179,820	\$43,422	\$34,242	59.6	104.0	0.16	0.16	\$729	\$280,142	\$6.43	65.00	0140		47/57/58/59/77	401	FRONT FOOT
56 057 04 0143 000	36128 SOMERSET	06/04/21	\$178,000	PTA	03-ARM'S LENGTH	\$178,000	\$91,500	51.40	\$182,917	\$27,201	\$32,118	55.9	104.0	0.14	0.14	\$487	\$190,217	\$4.37	60.00	0140		47/57/58/59/77	401	FRONT FOOT
56 057 04 0175 000	35755 FERNWOOD	06/16/20	\$157,000	WD	03-ARM'S LENGTH	\$157,000	\$59,000	37.58	\$145,855	\$43,263	\$32,118	55.9	104.0	0.14	0.14	\$775	\$302,538	\$6.95	60.00	0140		47/57/58/59/77	401	FRONT FOOT
56 057 04 0193 000	35558 FERNWOOD	12/17/21	\$202,000	PTA	03-ARM'S LENGTH	\$202,000	\$76,200	37.72	\$158,638	\$80,035	\$36,673	63.8	126.7	0.18	0.18	\$1,255	\$439,753	\$10.10	62.61	0140		47/57/58/59/77	401	FRONT FOOT
56 057 04 0225 000	36112 FERNWOOD	03/23/22	\$170,000	PTA	03-ARM'S LENGTH	\$170,000	\$76,500	45.00	\$159,324	\$46,269	\$35,593	61.9	106.6	0.16	0.16	\$747	\$283,859	\$6.52	67.96	0140		47/57/58/59/77	401	FRONT FOOT
56 057 04 0226 000	36124 FERNWOOD	06/17/21	\$185,000	PTA	03-ARM'S LENGTH	\$185,000	\$75,600	40.86	\$151,106	\$69,051	\$35,157	61.1	102.0	0.16	0.16	\$1,129	\$434,283	\$9.97	68.00	0140		47/57/58/59/77	401	FRONT FOOT
56 057 99 0009 000	35670 OAKWOOD	03/31/21	\$242,500	WD	03-ARM'S LENGTH	\$242,500	\$110,500	45.57	\$268,730	\$82,069	\$108,299	188.3	329.0	1.02	1.02	\$436	\$60,539	\$1.85	131.00	0140		47/57/58/59/77	401	FRONT FOOT
56 057 99 0034 000	35775 OAKWOOD	12/04/20	\$204,000	WD	03-ARM'S LENGTH	\$204,000	\$99,300	48.68	\$240,202	\$69,660	\$105,862	184.1	320.0	0.97	0.97	\$378	\$71,814	\$1.65	132.00	0140		47/57/58/59/77	401	FRONT FOOT
56 058 01 0006 002	1447 S CARLSON	03/25/22	\$125,000	PTA	03-ARM'S LENGTH	\$125,000	\$56,900	45.52	\$117,995	\$42,422	\$35,417	61.6	120.0	0.17	0.17	\$689	\$248,082	\$5.70	62.00	0140				

56 077 01 0855 000	2596 TREADWELL	07/21/20	\$162,500	WD	03-ARM'S LENGTH	\$162,500	\$63,400	39.02	\$156,488	\$43,276	\$37,264	64.8	140.0	0.19	0.19	\$668	\$224,228	\$5.15	60.00	0140	47/57/58/59/77	401	FRONT FOOT
56 077 01 0860 000	37017 GILCHRIST	05/26/20	\$191,500	WD	03-ARM'S LENGTH	\$191,500	\$71,400	37.28	\$175,771	\$54,490	\$38,761	67.4	121.3	0.19	0.19	\$808	\$283,802	\$6.52	68.95	0140	47/57/58/59/77	401	FRONT FOOT
56 077 01 0873 000	37145 GILCHRIST	02/05/21	\$183,500	WD	03-ARM'S LENGTH	\$183,500	\$56,100	30.57	\$140,351	\$76,923	\$33,774	58.7	115.0	0.16	0.16	\$1,310	\$486,854	\$11.18	60.00	0140	47/57/58/59/77	401	FRONT FOOT
56 077 01 0883 000	37256 GILCHRIST	11/04/21	\$158,000	PTA	03-ARM'S LENGTH	\$158,000	\$66,000	41.77	\$141,165	\$54,875	\$38,040	66.2	114.0	0.18	0.18	\$829	\$299,863	\$6.88	70.00	0140	47/57/58/59/77	401	FRONT FOOT
56 077 01 0887 000	37208 GILCHRIST	09/10/21	\$184,900	PTA	03-ARM'S LENGTH	\$184,900	\$67,300	36.40	\$141,169	\$77,357	\$33,626	58.5	114.0	0.16	0.16	\$1,323	\$492,720	\$11.31	60.00	0140	47/57/58/59/77	401	FRONT FOOT
56 077 01 0897 000	37092 GILCHRIST	03/26/21	\$183,000	PTA	03-ARM'S LENGTH	\$183,000	\$57,600	31.48	\$141,090	\$75,536	\$33,626	58.5	114.0	0.16	0.16	\$1,292	\$481,121	\$11.05	60.00	0140	47/57/58/59/77	401	FRONT FOOT
56 077 01 0911 000	37061 VINCENT	03/10/22	\$220,000	WD	03-ARM'S LENGTH	\$220,000	\$87,400	39.73	\$182,421	\$71,205	\$33,626	58.5	114.0	0.16	0.16	\$1,218	\$453,535	\$10.41	60.00	0140	47/57/58/59/77	401	FRONT FOOT
56 077 01 0923 000	37205 VINCENT	11/17/21	\$172,000	PTA	03-ARM'S LENGTH	\$172,000	\$66,000	38.37	\$137,332	\$68,294	\$33,626	58.5	114.0	0.16	0.16	\$1,168	\$434,994	\$9.99	60.00	0140	47/57/58/59/77	401	FRONT FOOT
56 077 01 0935 000	37168 VINCENT	01/04/22	\$210,000	PTA	03-ARM'S LENGTH	\$210,000	\$75,800	36.10	\$157,902	\$86,618	\$34,520	60.0	114.0	0.16	0.16	\$1,443	\$534,679	\$12.27	62.00	0140	47/57/58/59/77	401	FRONT FOOT
56 077 01 0946 000	2354 TREADWELL	11/19/21	\$180,000	PTA	03-ARM'S LENGTH	\$180,000	\$71,800	39.89	\$149,227	\$70,559	\$39,786	69.2	120.5	0.20	0.20	\$1,020	\$356,359	\$8.18	71.51	0140	47/57/58/59/77	401	FRONT FOOT
56 077 01 0956 000	36726 GILCHRIST	03/09/22	\$200,000	PTA	03-ARM'S LENGTH	\$200,000	\$71,100	35.55	\$147,926	\$87,983	\$35,909	62.4	130.0	0.18	0.18	\$1,409	\$491,525	\$11.28	60.00	0140	47/57/58/59/77	401	FRONT FOOT
56 077 01 0978 000	2614 WILSHIRE	03/02/22	\$149,900	PTA	03-ARM'S LENGTH	\$149,900	\$65,700	43.83	\$136,659	\$48,200	\$34,959	60.8	120.0	0.17	0.17	\$793	\$286,905	\$6.59	61.00	0140	47/57/58/59/77	401	FRONT FOOT
56 077 01 0984 000	2688 WILSHIRE	11/05/20	\$173,000	WD	03-ARM'S LENGTH	\$173,000	\$63,800	36.88	\$157,371	\$56,872	\$41,243	71.7	120.0	0.21	0.21	\$793	\$274,744	\$6.31	75.00	0140	47/57/58/59/77	401	FRONT FOOT
56 077 01 0986 000	2675 WILSHIRE	09/15/20	\$174,900	WD	03-ARM'S LENGTH	\$174,900	\$72,800	41.62	\$178,494	\$50,810	\$54,404	94.6	276.0	0.40	0.40	\$537	\$127,343	\$2.92	63.00	0140	47/57/58/59/77	401	FRONT FOOT
56 077 01 0989 000	2639 WILSHIRE	07/01/20	\$168,000	WD	03-ARM'S LENGTH	\$168,000	\$66,800	39.76	\$163,676	\$56,646	\$52,322	91.0	276.0	0.38	0.38	\$623	\$149,068	\$3.42	60.00	0140	47/57/58/59/77	401	FRONT FOOT
56 077 02 1009 000	2310 TREADWELL	01/26/21	\$173,000	WD	03-ARM'S LENGTH	\$173,000	\$68,400	39.54	\$168,163	\$46,080	\$41,243	71.7	120.0	0.21	0.21	\$642	\$222,609	\$5.11	75.00	0140	47/57/58/59/77	401	FRONT FOOT
56 077 02 1018 000	37143 NORENE	09/27/21	\$205,000	PTA	03-ARM'S LENGTH	\$205,000	\$70,800	34.54	\$148,594	\$90,480	\$34,074	59.3	114.0	0.16	0.16	\$1,527	\$565,500	\$12.98	61.00	0140	47/57/58/59/77	401	FRONT FOOT
56 077 03 1044 000	2128 TREADWELL	07/23/21	\$200,000	PTA	03-ARM'S LENGTH	\$200,000	\$87,100	43.55	\$183,245	\$52,918	\$36,163	62.9	116.0	0.17	0.17	\$841	\$305,884	\$7.02	65.00	0140	47/57/58/59/77	401	FRONT FOOT
56 077 03 1045 000	2116 TREADWELL	03/25/22	\$180,000	PTA	03-ARM'S LENGTH	\$180,000	\$67,700	37.61	\$140,735	\$75,428	\$36,163	62.9	116.0	0.17	0.17	\$1,199	\$436,000	\$10.01	65.00	0140	47/57/58/59/77	401	FRONT FOOT
56 077 03 1076 000	2263 MINERVA	07/06/20	\$202,000	WD	03-ARM'S LENGTH	\$202,000	\$70,300	34.80	\$174,078	\$62,422	\$34,500	60.0	120.0	0.17	0.17	\$1,040	\$378,315	\$8.68	60.00	0140	47/57/58/59/77	401	FRONT FOOT
56 077 04 1125 000	1822 WILSHIRE	10/08/21	\$224,500	PTA	03-ARM'S LENGTH	\$224,500	\$82,000	36.53	\$172,195	\$90,359	\$38,054	66.2	146.0	0.20	0.20	\$1,365	\$449,547	\$10.32	60.00	0140	47/57/58/59/77	401	FRONT FOOT
56 077 04 1133 000	1930 WILSHIRE	09/10/21	\$145,000	PTA	03-ARM'S LENGTH	\$145,000	\$87,500	60.34	\$180,850	\$5,334	\$41,184	71.6	171.0	0.24	0.24	\$74	\$22,602	\$0.52	60.00	0140	47/57/58/59/77	401	FRONT FOOT
56 077 05 1159 000	1807 S GLOBE	11/19/20	\$187,000	WD	03-ARM'S LENGTH	\$187,000	\$63,000	33.69	\$155,152	\$70,876	\$39,028	67.9	120.0	0.19	0.19	\$1,044	\$367,233	\$8.43	70.00	0140	47/57/58/59/77	401	FRONT FOOT
56 077 05 1163 000	1855 S GLOBE	09/03/20	\$205,000	WD	03-ARM'S LENGTH	\$205,000	\$82,900	40.44	\$200,154	\$47,991	\$43,145	75.0	106.9	0.21	0.21	\$640	\$229,622	\$5.27	85.27	0140	47/57/58/59/77	401	FRONT FOOT
56 077 05 1171 000	37204 BOOTH	11/24/21	\$245,000	PTA	03-ARM'S LENGTH	\$245,000	\$93,900	38.33	\$195,453	\$93,837	\$44,290	77.0	129.9	0.23	0.23	\$1,218	\$402,734	\$9.25	78.02	0140	47/57/58/59/77	401	FRONT FOOT
56 077 05 1176 000	37251 BOOTH	12/06/21	\$204,900	PTA	03-ARM'S LENGTH	\$204,900	\$78,300	38.21	\$163,237	\$76,163	\$34,500	60.0	120.0	0.17	0.17	\$1,269	\$461,594	\$10.60	60.00	0140	47/57/58/59/77	401	FRONT FOOT
56 077 05 1181 000	37324 BOOTH	05/14/21	\$230,500	PTA	03-ARM'S LENGTH	\$230,500	\$84,600	36.70	\$169,104	\$100,643	\$39,247	68.3	100.0	0.18	0.18	\$1,474	\$556,039	\$12.76	79.00	0140	47/57/58/59/77	401	FRONT FOOT
56 077 05 1185 000	1916 S GLOBE	03/18/22	\$216,500	PTA	03-ARM'S LENGTH	\$216,500	\$79,400	36.67	\$165,400	\$88,997	\$37,897	65.9	102.7	0.18	0.18	\$1,350	\$508,554	\$11.67	74.36	0140	47/57/58/59/77	401	FRONT FOOT
56 077 99 0010 702	2121 S NEWBURGH	12/02/21	\$420,000	PTA	03-ARM'S LENGTH	\$420,000	\$157,900	37.60	\$324,046	\$256,332	\$160,378	278.9	334.0	1.66	1.66	\$919	\$154,790	\$3.55	216.00	0140	47/57/58/59/77	401	FRONT FOOT
<b>Totals:</b>			<b>\$19,377,150</b>			<b>\$19,377,150</b>	<b>\$7,690,800</b>		<b>\$17,059,238</b>	<b>\$6,427,250</b>	<b>\$4,109,338</b>	<b>7,146.7</b>			<b>22.59</b>	<b>22.59</b>							
							<b>Sale. Ratio =&gt;</b>	<b>39.69</b>			<b>Average</b>			<b>Average</b>			<b>Average</b>						
							<b>Std. Dev. =&gt;</b>	<b>5.53</b>			<b>per FF=&gt;</b>	<b>\$899</b>		<b>per Net Acre=&gt;</b>	<b>284,479.71</b>		<b>per SqFt=&gt;</b>	<b>\$6.53</b>					

PAGES 49-52 FORD-CHERRY W NBRGH

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
56 049 05 0965 001	38149 FORD	05/20/21	\$130,000	PTA	03-ARM'S LENGTH	\$130,000	\$62,100	47.77	\$124,112	\$50,888	\$45,000	100.0	270.0	0.62	0.62	\$609	\$82,077	\$1.88	100.00	0145	PAGES 49 - 52 FORD - CHERRY W NBRGH	401	FRONT FOOT	
56 049 05 0965 001	38149 FORD	02/16/22	\$145,000	PTA	03-ARM'S LENGTH	\$145,000	\$62,100	42.83	\$129,307	\$60,693	\$45,000	100.0	270.0	0.62	0.62	\$607	\$97,892	\$2.25	100.00	0145	PAGES 49 - 52 FORD - CHERRY W NBRGH	401	FRONT FOOT	
56 050 01 0069 000	1849 N NORMA	04/06/21	\$195,000	PTA	03-ARM'S LENGTH	\$195,000	\$73,000	37.44	\$143,907	\$87,093	\$36,000	80.0	135.0	0.25	0.25	\$1,089	\$351,181	\$8.06	80.00	0145	PAGES 49 - 52 FORD - CHERRY W NBRGH	401	FRONT FOOT	
56 050 01 0082 301	2131 N NORMA	06/19/20	\$239,000	WD	03-ARM'S LENGTH	\$239,000	\$111,500	46.65	\$264,795	\$19,205	\$45,000	100.0	135.0	0.31	0.31	\$192	\$61,952	\$1.42	100.00	0145	PAGES 49 - 52 FORD - CHERRY W NBRGH	401	FRONT FOOT	
56 050 02 0009 000	2233 N HIX	08/07/20	\$165,000	WD	03-ARM'S LENGTH	\$165,000	\$95,500	57.88	\$227,264	(\$26,264)	\$36,000	80.0	129.0	0.24	0.24	(\$328)	(\$110,819)	(\$2.54)	80.00	0145	PAGES 49 - 52 FORD - CHERRY W NBRGH	401	FRONT FOOT	
56 051 99 0019 000	38550 FLORENCE	05/14/21	\$185,000	PTA	03-ARM'S LENGTH	\$185,000	\$43,300	23.41	\$86,669	\$127,581	\$29,250	65.0	843.0	1.26	1.26	\$1,963	\$101,416	\$2.33	65.00	0145	PAGES 49 - 52 FORD - CHERRY W NBRGH	401	FRONT FOOT	
56 051 99 0023 000	38620 FLORENCE	02/02/21	\$185,000	PTA	03-ARM'S LENGTH	\$185,000	\$67,400	36.43	\$155,257	\$88,243	\$58,500	130.0	843.0	2.52	2.52	\$679	\$35,073	\$0.81	130.00	0145	PAGES 49 - 52 FORD - CHERRY W NBRGH	401	FRONT FOOT	
56 051 99 0040 000	38655 FLORENCE	05/27/21	\$130,000	PTA	03-ARM'S LENGTH	\$130,000	\$38,200	29.38	\$76,384	\$80,616	\$27,000	60.0	663.0	0.91	0.91	\$1,344	\$88,298	\$2.03	60.00	0145	PAGES 49 - 52 FORD - CHERRY W NBRGH	401	FRONT FOOT	
56 052 01 0033 003	232 N HIX	06/17/20	\$174,000	WD	03-ARM'S LENGTH	\$174,000	\$89,700	51.55	\$216,387	(\$1,887)	\$40,500	90.0	95.0	0.20	0.20	(\$21)	(\$9,628)	(\$0.22)	90.00	0145	PAGES 49 - 52 FORD - CHERRY W NBRGH	401	FRONT FOOT	
56 052 01 0038 301	184 N HIX	07/16/21	\$305,000	PTA	03-ARM'S LENGTH	\$305,000	\$111,700	36.62	\$232,758	\$153,242	\$81,000	180.0	100.0	0.23	0.41	\$851	\$666,270	\$15.30	180.00	0145	PAGES 49 - 52 FORD - CHERRY W NBRGH	401	FRONT FOOT	
56 052 01 0060 001	38316 CHERRY HILL	07/30/21	\$178,700	PTA	03-ARM'S LENGTH	\$178,700	\$56,200	31.45	\$117,288	\$100,112	\$38,700	86.0	103.0	0.20	0.20	\$1,164	\$493,163	\$11.32	86.00	0145	PAGES 49 - 52 FORD - CHERRY W NBRGH	401	FRONT FOOT	
56 052 01 0069 301	38236 CHERRY HILL	10/08/21	\$175,000	PTA	03-ARM'S LENGTH	\$175,000	\$67,000	38.29	\$138,845	\$72,155	\$36,000	80.0	103.0	0.19	0.19	\$902	\$381,772	\$8.76	80.00	0145	PAGES 49 - 52 FORD - CHERRY W NBRGH	401	FRONT FOOT	
56 052 01 0079 000	38168 CHERRY HILL	12/17/21	\$136,000	PTA	03-ARM'S LENGTH	\$136,000	\$39,300	28.90	\$81,304	\$72,696	\$18,000	40.0	110.0	0.10	0.10	\$1,817	\$719,762	\$16.52	40.00	0145	PAGES 49 - 52 FORD - CHERRY W NBRGH	401	FRONT FOOT	
56 052 01 0079 000	38168 CHERRY HILL	12/17/21	\$136,000	PTA	19-MULTI PARCEL ARM'S LENGTH	\$136,000	\$43,800	32.21	\$90,304	\$72,696	\$27,000	60.0	220.0	0.20	0.10	\$1,212	\$358,108	\$8.22	60.00	0145	56 052 01 0081 000	401	FRONT FOOT	
56 052 01 0119 306	497 N BRYAR	02/01/22	\$263,000	PTA	03-ARM'S LENGTH	\$263,000	\$81,800	31.10	\$170,351	\$121,899	\$29,250	65.0	147.0	0.44	0.22	\$1,875	\$278,308	\$6.39	65.00	0145	PAGES 49 - 52 FORD - CHERRY W NBRGH	401	FRONT FOOT	
56 052 01 0132 314	478 N BRYAR	11/23/21	\$200,000	PTA	03-ARM'S LENGTH	\$200,000	\$80,300	40.15	\$166,907	\$68,193	\$35,100	78.0	135.0	0.24	0.24	\$874	\$281,789	\$6.47	78.00	0145	PAGES 49 - 52 FORD - CHERRY W NBRGH	401	FRONT FOOT	
56 052 01 0144 000	208 N BRYAR	12/29/20	\$113,000	WD	03-ARM'S LENGTH	\$113,000	\$46,100	40.80	\$104,831	\$39,669	\$31,500	70.0	135.0	0.22	0.22	\$667	\$182,806	\$4.20	70.00	0145	PAGES 49 - 52 FORD - CHERRY W NBRGH	401	FRONT FOOT	
56 052 01 0164 303	225 N SYBALD	07/23/20	\$195,000	WD	03-ARM'S LENGTH	\$195,000	\$85,500	43.85	\$200,796	\$59,454	\$65,250	145.0	135.0	0.45	0.45	\$410	\$132,414	\$3.04	145.00	0145	PAGES 49 - 52 FORD - CHERRY W NBRGH	401	FRONT FOOT	
56 052 01 0168 319	401 N SYBALD	01/12/21	\$161,000	WD	03-ARM'S LENGTH	\$161,000	\$103,300	64.16	\$241,235	(\$21,735)	\$58,500	130.0	135.0	0.40	0.40	(\$167)	(\$53,933)	(\$1.24)	130.00	0145	PAGES 49 - 52 FORD - CHERRY W NBRGH	401	FRONT FOOT	
56 052 01 0168 319	401 N SYBALD	08/20/21	\$255,000	PTA	03-ARM'S LENGTH	\$255,000	\$108,800	42.67	\$225,734	\$87,766	\$58,500	130.0	135.0	0.40	0.40	\$675	\$217,782	\$5.00	130.00	0145	PAGES 49 - 52 FORD - CHERRY W NBRGH	401	FRONT FOOT	
56 052 99 0019 709	695 N NEWBURGH	06/18/20	\$229,000	WD	03-ARM'S LENGTH	\$229,000	\$108,600	47.42	\$259,713	\$6,831	\$37,544	83.4	170.0	0.33	0.33	\$82	\$20,954	\$0.48	83.43	0145	PAGES 49 - 52 FORD - CHERRY W NBRGH	401	FRONT FOOT	
56 052 99 0023 705	37535 FLORENCE	07/23/21	\$277,500	PTA	03-ARM'S LENGTH	\$277,500	\$101,600	36.61	\$211,195	\$111,305	\$45,000	100.0	150.0	0.34	0.34	\$1,113	\$323,561	\$7.43	100.00	0145	PAGES 49 - 52 FORD - CHERRY W NBRGH	401	FRONT FOOT	
<b>Totals:</b>			<b>\$4,172,200</b>			<b>\$4,172,200</b>	<b>\$1,676,800</b>		<b>\$3,665,343</b>	<b>\$1,430,451</b>	<b>\$923,594</b>	<b>2,052.4</b>		<b>10.67</b>	<b>10.53</b>									
								<b>Sale. Ratio =&gt;</b>	<b>40.19</b>			<b>Average</b>		<b>Average</b>			<b>Average</b>							
								<b>Std. Dev. =&gt;</b>	<b>9.74</b>			<b>per FF=&gt;</b>	<b>\$697</b>	<b>per Net Acre=&gt;</b>	<b>134,113.16</b>		<b>per SqFt=&gt;</b>	<b>\$3.08</b>						

PAGES 53-56 CHERRY-PALMER W NBRGH

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
56 053 01 0138 000	539 WORCHESTER	07/29/21	\$250,000	PTA	03-ARM'S LENGTH	\$250,000	\$97,800	39.12	\$202,046	\$94,598	\$46,644	77.7	136.5	0.24	0.24	\$1,217	\$394.158	\$9.05	76.53	0.150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT	
56 053 01 0143 000	38590 MILTON	09/28/20	\$169,900	WD	03-ARM'S LENGTH	\$169,900	\$69,800	41.08	\$164,304	\$52,178	\$46,582	77.6	190.3	0.27	0.27	\$672	\$192,539	\$4.42	62.08	0.150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT	
56 053 01 0163 000	586 S MARIE	09/11/20	\$152,500	WD	03-ARM'S LENGTH	\$152,500	\$56,100	36.79	\$134,627	\$54,351	\$36,478	60.8	120.4	0.17	0.17	\$894	\$323,518	\$7.43	60.88	0.150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT	
56 053 01 0170 000	510 S MARIE	04/23/21	\$160,000	PTA	03-ARM'S LENGTH	\$160,000	\$67,400	42.13	\$132,840	\$70,516	\$43,356	72.3	128.8	0.21	0.21	\$976	\$329,514	\$7.56	72.43	0.150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT	
56 053 01 0173 000	476 S MARIE	09/27/21	\$157,000	PTA	03-ARM'S LENGTH	\$157,000	\$67,700	43.12	\$139,750	\$53,250	\$36,000	60.0	120.0	0.17	0.17	\$888	\$322,727	\$7.41	60.00	0.150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT	
56 053 01 0186 000	519 S MARIE	08/16/21	\$207,500	WD	03-ARM'S LENGTH	\$207,500	\$92,800	44.72	\$191,979	\$55,774	\$40,253	67.1	115.5	0.19	0.19	\$831	\$298,257	\$6.85	70.67	0.150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT	
56 053 01 0193 000	633 S MARIE	04/08/21	\$175,000	PTA	03-ARM'S LENGTH	\$175,000	\$63,400	36.23	\$124,854	\$66,146	\$36,000	60.0	120.0	0.17	0.17	\$1,436	\$522,097	\$11.99	60.00	0.150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT	
56 053 01 0209 000	38437 MAES	06/17/20	\$165,000	WD	03-ARM'S LENGTH	\$165,000	\$70,000	42.42	\$165,224	\$35,776	\$36,000	60.0	120.0	0.17	0.17	\$596	\$216,824	\$4.98	60.00	0.150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT	
56 053 01 0236 000	369 S NORMA	06/30/20	\$177,000	WD	03-ARM'S LENGTH	\$177,000	\$72,200	40.79	\$170,065	\$55,426	\$48,491	80.8	196.8	0.29	0.29	\$686	\$191,785	\$4.40	63.91	0.150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT	
56 053 01 0237 000	381 S NORMA	12/22/21	\$185,000	PTA	03-ARM'S LENGTH	\$185,000	\$72,100	38.97	\$149,366	\$79,829	\$44,195	73.7	178.5	0.25	0.25	\$1,084	\$321,891	\$7.39	60.50	0.150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT	
56 053 01 0251 000	565 S NORMA	05/20/21	\$245,000	PTA	03-ARM'S LENGTH	\$245,000	\$86,600	35.35	\$170,471	\$115,046	\$40,517	67.5	152.0	0.21	0.21	\$1,704	\$550,459	\$12.64	60.00	0.150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT	
56 053 01 0336 000	38511 MILTON	03/25/22	\$260,000	PTA	03-ARM'S LENGTH	\$260,000	\$95,300	36.65	\$197,935	\$113,244	\$51,179	85.3	120.0	0.26	0.26	\$1,328	\$440,638	\$10.12	93.14	0.150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT	
56 053 01 0344 000	38623 MILTON	12/18/20	\$189,000	WD	03-ARM'S LENGTH	\$189,000	\$79,100	41.85	\$187,118	\$37,882	\$36,000	60.0	120.0	0.17	0.17	\$631	\$229,588	\$5.27	60.00	0.150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT	
56 053 01 0355 000	606 WORCHESTER	06/29/21	\$201,000	PTA	03-ARM'S LENGTH	\$201,000	\$80,700	40.15	\$167,067	\$69,933	\$36,000	60.0	120.0	0.17	0.17	\$1,166	\$423,836	\$9.73	60.00	0.150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT	
56 054 01 0020 000	38650 MAES	11/30/20	\$181,000	WD	03-ARM'S LENGTH	\$181,000	\$76,900	42.49	\$180,818	\$42,940	\$42,758	71.3	146.5	0.22	0.22	\$603	\$194,299	\$4.46	65.67	0.150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT	
56 054 01 0021 000	38636 MAES	08/31/20	\$176,000	WD	03-ARM'S LENGTH	\$176,000	\$76,300	43.35	\$179,502	\$45,499	\$49,001	81.7	125.8	0.25	0.25	\$557	\$184,206	\$4.23	85.67	0.150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT	
56 054 01 0037 000	134 S MARIE	02/18/22	\$250,000	PTA	03-ARM'S LENGTH	\$250,000	\$78,300	31.32	\$162,737	\$123,263	\$36,000	60.0	120.0	0.17	0.17	\$2,054	\$747,048	\$17.15	60.00	0.150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT	
56 054 01 0045 000	38529 CHERRY HILL	07/16/21	\$220,500	PTA	03-ARM'S LENGTH	\$220,500	\$87,600	39.73	\$181,343	\$75,157	\$36,000	60.0	120.0	0.17	0.17	\$1,253	\$455,497	\$10.46	60.00	0.150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT	
56 054 01 0070 000	38512 CANYON	07/07/21	\$240,000	PTA	03-ARM'S LENGTH	\$240,000	\$84,600	35.25	\$174,920	\$103,964	\$38,884	64.8	140.0	0.19	0.19	\$1,604	\$538,674	\$12.37	60.00	0.150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT	
56 054 01 0074 000	212 S NORMA	07/10/20	\$193,500	WD	03-ARM'S LENGTH	\$193,500	\$64,600	33.39	\$151,552	\$77,948	\$36,000	60.0	120.0	0.17	0.17	\$1,299	\$472,412	\$10.85	60.00	0.150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT	
56 054 01 0075 000	200 S NORMA	05/24/21	\$193,000	PTA	03-ARM'S LENGTH	\$193,000	\$70,900	36.74	\$139,675	\$90,118	\$36,793	61.3	115.6	0.17	0.17	\$1,470	\$539,629	\$12.39	63.11	0.150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT	
56 054 01 0089 000	38587 LAWRENCE	09/04/20	\$157,700	WD	03-ARM'S LENGTH	\$157,700	\$65,300	41.41	\$153,448	\$40,252	\$36,000	60.0	120.0	0.17	0.17	\$671	\$243,952	\$5.60	60.00	0.150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT	
56 054 01 0095 000	181 S NORMA	10/27/20	\$174,900	WD	03-ARM'S LENGTH	\$174,900	\$66,200	37.85	\$155,385	\$58,220	\$37,705	64.5	137.1	0.19	0.19	\$903	\$306,421	\$7.03	60.44	0.150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT	
56 054 01 0122 000	38530 MAES	09/15/21	\$210,000	PTA	03-ARM'S LENGTH	\$210,000	\$79,100	37.67	\$163,369	\$86,913	\$40,282	67.1	119.1	0.19	0.19	\$1,295	\$457,437	\$10.50	69.36	0.150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT	
56 054 02 0004 000	149 SURREY	05/12/21	\$225,000	PTA	03-ARM'S LENGTH	\$225,000	\$85,500	38.00	\$168,365	\$93,816	\$37,181	62.0	128.0	0.18	0.18	\$1,514	\$533,045	\$12.24	60.00	0.150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT	
56 054 02 0030 000	39282 GLOUCESTER	06/10/21	\$220,000	PTA	03-ARM'S LENGTH	\$220,000	\$89,400	40.64	\$175,913	\$80,829	\$36,742	61.2	125.0	0.17	0.17	\$1,320	\$469,936	\$10.79	60.00	0.150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT	
56 054 02 0034 000	39234 GLOUCESTER	07/19/21	\$245,000	PTA	03-ARM'S LENGTH	\$245,000	\$89,300	36.45	\$184,731	\$97,011	\$36,742	61.2	125.0	0.17	0.17	\$1,584	\$564,017	\$12.95	60.00	0.150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT	
56 054 02 0035 000	39222 GLOUCESTER	12/06/21	\$246,000	PTA	03-ARM'S LENGTH	\$246,000	\$89,900	36.54	\$187,216	\$95,526	\$36,742	61.2	125.0	0.17	0.17	\$1,560	\$555,384	\$12.75	60.00	0.150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT	
56 054 02 0042 000	465 BARCHESTER	10/23/20	\$215,000	WD	03-ARM'S LENGTH	\$215,000	\$85,200	39.63	\$200,921	\$50,079	\$36,000	60.0	120.0	0.17	0.17	\$835	\$303,509	\$6.97	60.00	0.150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT	
56 054 02 0058 000	39253 DILLINGHAM	08/25/21	\$205,000	PTA	03-ARM'S LENGTH	\$205,000	\$77,300	37.71	\$159,659	\$81,341	\$36,000	60.0	120.0	0.17	0.17	\$1,356	\$492,976	\$11.32	60.00	0.150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT	
56 054 02 0063 000	39317 DILLINGHAM	09/29/21	\$250,000	PTA	03-ARM'S LENGTH	\$250,000	\$89,000	35.60	\$183,890	\$106,835	\$40,725	67.9	120.0	0.19	0.19	\$1,574	\$553,549	\$12.71	70.00	0.150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT	
56 054 02 0080 000	39214 DILLINGHAM	11/24/20	\$179,000	WD	03-ARM'S LENGTH	\$179,000	\$67,800	37.88	\$158,982	\$56,018	\$36,000	60.0	120.0	0.17	0.17	\$934	\$339,503	\$7.79	60.00	0.150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT	
56 054 02 0084 000	39225 GLOUCESTER	10/22/21	\$195,000	OTH	03-ARM'S LENGTH	\$195,000	\$80,300	41.18	\$167,124	\$63,876	\$36,000	60.0	120.0	0.17	0.17	\$1,065	\$387,127	\$8.89	60.00	0.150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT	
56 054 02 0085 000	39237 GLOUCESTER	09/30/20	\$200,000	WD	03-ARM'S LENGTH	\$200,000	\$83,700	41.85	\$197,054	\$38,946	\$36,000	60.0	120.0	0.17	0.17	\$649	\$236,036	\$5.42	60.00	0.150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT	
56 054 02 0108 000	264 SURREY	10/22/21	\$193,000	PTA	03-ARM'S LENGTH	\$193,000	\$68,000	35.23	\$141,131	\$88,904	\$37,035	61.7	127.0	0.18	0.18	\$1,440	\$508,023	\$11.66	60.00	0.150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT	
56 054 03 0025 000	394 WESTCOTT	03/23/22	\$220,000	PTA	03-ARM'S LENGTH	\$220,000	\$94,500	42.95	\$197,272	\$58,728	\$36,000	60.0	120.0	0.17	0.17	\$979	\$355,927	\$8.17	60.00	0.150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT	
56 054 03 0030 000	373 RANDOLPH	08/10/20	\$159,900	WD	03-ARM'S LENGTH	\$159,900	\$72,800	45.53	\$172,971	\$22,929	\$36,000	60.0	120.0	0.17	0.17	\$382	\$138,964	\$3.19	60.00	0.150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT	
56 054 03 0032 000	377 RANDOLPH	11/12/21	\$197,000	PTA	03-ARM'S LENGTH	\$197,000	\$75,300	38.22	\$156,733	\$66,267	\$36,000	60.0	120.0	0.17	0.17	\$1,271	\$462,224	\$10.61	60.00	0.150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT	
56 054 03 0057 000	39226 BROCK	01/31/22	\$207,000	PTA	03-ARM'S LENGTH	\$207,000	\$75,600	36.52	\$157,274	\$86,639	\$36,913	61.5	110.0	0.17	0.17	\$1,408	\$521,922	\$11.98	65.00	0.150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT	
56 054 03 0058 000	39216 BROCK	09/24/20	\$172,500	WD	03-ARM'S LENGTH	\$172,500	\$71,000	41.16	\$168,506	\$41,073	\$37,079	61.8	112.0	0.17	0.17	\$665	\$245,946	\$5.65	65.00	0.150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT	

56 055 04 0430 000	1282 BARCHESTER	01/11/21	\$195,000	WD	03-ARM'S LENGTH	\$195,000	\$79,600	40.82	\$189,278	\$41,722	\$36,000	60.0	120.0	0.17	0.17	\$695	\$252,861	\$5.80	60.00	0150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT
56 055 05 0448 000	1730 S JOHN HIX	10/08/21	\$187,500	PTA	03-ARM'S LENGTH	\$187,500	\$85,500	45.60	\$177,346	\$47,352	\$37,198	62.0	110.0	0.17	0.17	\$764	\$283,545	\$6.51	66.00	0150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT
56 055 05 0456 000	1530 S JOHN HIX	02/26/21	\$175,000	WD	03-ARM'S LENGTH	\$175,000	\$77,900	44.51	\$185,832	\$26,366	\$37,198	62.0	110.0	0.17	0.17	\$425	\$167,880	\$3.62	66.00	0150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT
56 055 99 0010 002	1009 S JOHN HIX	12/06/21	\$210,000	PTA	03-ARM'S LENGTH	\$210,000	\$68,900	32.81	\$144,021	\$120,152	\$54,173	90.3	120.0	0.28	0.28	\$1,331	\$436,916	\$10.03	100.00	0150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT
56 055 99 0018 003	634 WORCHESTER	03/18/22	\$215,000	PTA	03-ARM'S LENGTH	\$215,000	\$99,600	46.33	\$207,152	\$62,021	\$54,173	90.3	120.0	0.28	0.28	\$687	\$225,531	\$5.18	100.00	0150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT
56 055 99 0018 002	38474 PALMER	01/05/21	\$219,000	WD	03-ARM'S LENGTH	\$219,000	\$85,600	39.09	\$201,971	\$63,388	\$46,359	77.3	199.0	0.27	0.27	\$820	\$231,343	\$5.31	60.00	0150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT
56 056 01 0919 308	1711 EDWIN	08/13/21	\$221,000	PTA	03-ARM'S LENGTH	\$221,000	\$103,900	47.01	\$216,193	\$46,997	\$42,190	70.3	145.0	0.22	0.22	\$668	\$217,579	\$4.99	65.00	0150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT
56 056 01 0922 305	1253 EDWIN	05/05/21	\$227,000	PTA	03-ARM'S LENGTH	\$227,000	\$129,500	57.05	\$258,960	\$106,383	\$138,343	230.6	295.0	1.25	1.25	\$461	\$85,380	\$1.96	184.00	0150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT
56 056 01 0928 004	1011 EDWIN	10/22/21	\$245,000	PTA	03-ARM'S LENGTH	\$245,000	\$96,100	39.22	\$199,319	\$102,126	\$56,445	94.1	295.0	0.41	0.41	\$1,086	\$251,542	\$5.77	60.00	0150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT
56 056 01 0931 003	1152 EDWIN	11/30/20	\$182,000	WD	03-ARM'S LENGTH	\$182,000	\$83,000	45.60	\$195,679	\$48,079	\$61,758	102.9	296.0	0.46	0.46	\$467	\$105,668	\$2.43	67.00	0150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT
56 056 01 0937 305	1750 EDWIN	10/30/20	\$174,250	WD	03-ARM'S LENGTH	\$174,250	\$88,500	50.79	\$211,990	\$1,833	\$39,573	66.0	145.0	0.20	0.20	\$28	\$9,165	\$0.21	60.00	0150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT
56 056 02 0009 000	38184 HYMAN	11/17/20	\$181,200	WD	03-ARM'S LENGTH	\$181,200	\$72,100	39.79	\$169,738	\$47,958	\$36,496	60.8	122.6	0.17	0.17	\$788	\$282,106	\$6.48	60.21	0150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT
56 056 02 0027 000	38351 S RICKHAM	06/15/20	\$126,200	WD	03-ARM'S LENGTH	\$126,200	\$63,800	50.55	\$150,230	\$16,087	\$40,117	66.9	145.0	0.20	0.20	\$241	\$79,246	\$1.82	61.03	0150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT
56 056 02 0042 000	38212 N RICKHAM	12/30/21	\$200,000	PTA	03-ARM'S LENGTH	\$200,000	\$77,800	38.90	\$161,780	\$75,690	\$37,470	62.4	130.0	0.18	0.18	\$1,212	\$422,849	\$9.71	60.00	0150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT
56 056 02 0051 000	38235 S JEAN	08/16/21	\$129,266	PTA	03-ARM'S LENGTH	\$129,266	\$67,600	52.30	\$139,342	\$27,394	\$37,470	62.4	130.0	0.18	0.18	\$439	\$153,039	\$3.51	60.00	0150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT
56 056 02 0065 000	38336 N JEAN	04/30/21	\$165,000	PTA	03-ARM'S LENGTH	\$165,000	\$74,800	45.33	\$147,423	\$63,847	\$46,270	77.1	146.1	0.24	0.24	\$828	\$261,668	\$6.01	72.60	0150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT
56 056 02 0072 000	38252 N JEAN	10/09/20	\$146,000	WD	03-ARM'S LENGTH	\$146,000	\$60,200	41.23	\$143,681	\$39,789	\$37,470	62.4	130.0	0.18	0.18	\$637	\$222,285	\$5.10	60.00	0150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT
56 056 02 0086 000	38251 AVONDALE	11/29/21	\$175,000	PTA	03-ARM'S LENGTH	\$175,000	\$63,300	36.17	\$131,134	\$81,336	\$37,470	62.4	130.0	0.18	0.18	\$1,302	\$454,391	\$10.43	60.00	0150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT
56 056 02 0094 000	38400 ST JOE	08/14/20	\$195,300	WD	03-ARM'S LENGTH	\$195,300	\$86,000	44.03	\$202,609	\$43,323	\$50,632	84.4	156.0	0.28	0.28	\$513	\$155,280	\$3.56	78.00	0150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT
56 056 02 0099 000	38340 ST JOE	07/22/20	\$188,000	WD	03-ARM'S LENGTH	\$188,000	\$80,700	42.93	\$189,591	\$53,415	\$55,006	91.7	142.6	0.30	0.30	\$583	\$178,050	\$4.09	91.51	0150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT
56 056 02 0108 000	38232 ST JOE	10/02/20	\$170,000	WD	03-ARM'S LENGTH	\$170,000	\$74,500	43.82	\$178,428	\$27,572	\$36,000	60.0	120.0	0.17	0.17	\$460	\$167,103	\$3.84	60.00	0150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT
56 056 02 0114 000	38193 ST JOE	11/04/21	\$130,000	CD	03-ARM'S LENGTH	\$130,000	\$74,200	57.08	\$154,048	\$14,136	\$38,184	63.6	135.0	0.19	0.19	\$222	\$76,000	\$1.74	60.00	0150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT
56 056 02 0123 000	38301 ST JOE	09/30/20	\$199,000	WD	03-ARM'S LENGTH	\$199,000	\$74,800	37.59	\$175,947	\$66,089	\$43,036	71.7	120.0	0.21	0.21	\$921	\$319,271	\$7.33	75.00	0150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT
56 056 02 0131 000	38242 AVONDALE	11/20/20	\$180,000	WD	03-ARM'S LENGTH	\$180,000	\$72,600	40.33	\$171,062	\$47,122	\$38,184	63.6	135.0	0.19	0.19	\$740	\$253,344	\$5.82	60.00	0150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT
56 056 02 0143 000	38249 N JEAN	03/02/22	\$175,000	PTA	03-ARM'S LENGTH	\$175,000	\$67,600	38.63	\$140,080	\$73,104	\$38,184	63.6	135.0	0.19	0.19	\$1,149	\$393,032	\$9.02	60.00	0150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT
56 056 02 0161 000	38173 N RICKHAM	02/07/22	\$191,500	PTA	03-ARM'S LENGTH	\$191,500	\$84,300	44.02	\$175,477	\$54,207	\$38,184	63.6	135.0	0.19	0.19	\$852	\$291,435	\$6.69	60.00	0150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT
56 056 02 0165 000	38221 N RICKHAM	11/10/21	\$225,000	PTA	03-ARM'S LENGTH	\$225,000	\$79,500	35.33	\$165,323	\$97,861	\$38,184	63.6	135.0	0.19	0.19	\$1,538	\$526,134	\$12.08	60.00	0150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT
56 056 02 0180 000	38222 S RICKHAM	10/25/21	\$150,000	PTA	03-ARM'S LENGTH	\$150,000	\$68,900	45.93	\$142,969	\$45,215	\$38,184	63.6	135.0	0.19	0.19	\$710	\$243,091	\$5.58	60.00	0150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT
56 056 02 0183 000	38186 S RICKHAM	04/10/20	\$175,000	QC	03-ARM'S LENGTH	\$175,000	\$74,500	42.57	\$175,545	\$37,639	\$38,184	63.6	135.0	0.19	0.19	\$591	\$202,360	\$4.65	60.00	0150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT
56 056 02 0186 000	1735 S SUTTON	06/04/21	\$232,000	PTA	03-ARM'S LENGTH	\$232,000	\$79,800	34.40	\$157,135	\$118,383	\$43,518	72.5	201.2	0.20	0.20	\$1,632	\$607,092	\$13.94	83.52	0150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT
56 056 02 0201 000	1493 S SUTTON	03/08/21	\$179,900	WD	03-ARM'S LENGTH	\$179,900	\$78,900	43.86	\$185,425	\$47,973	\$53,498	89.2	265.0	0.37	0.37	\$538	\$131,433	\$3.02	60.00	0150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT
56 056 02 0207 000	1391 S SUTTON	10/13/20	\$158,000	WD	03-ARM'S LENGTH	\$158,000	\$76,500	48.42	\$180,274	\$31,224	\$53,498	89.2	265.0	0.37	0.37	\$350	\$85,545	\$1.96	60.00	0150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT
56 056 02 0219 000	1061 S SUTTON	10/07/21	\$191,000	PTA	03-ARM'S LENGTH	\$191,000	\$77,200	40.42	\$158,822	\$85,676	\$53,498	89.2	265.0	0.37	0.37	\$961	\$234,729	\$5.39	60.00	0150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT
56 056 02 0222 000	1025 S SUTTON	09/25/20	\$176,500	WD	03-ARM'S LENGTH	\$176,500	\$78,600	44.53	\$185,028	\$44,970	\$53,498	89.2	265.0	0.37	0.37	\$504	\$123,205	\$2.83	60.00	0150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT
56 056 02 0223 000	1013 S SUTTON	04/02/20	\$155,000	WD	03-ARM'S LENGTH	\$155,000	\$86,400	55.74	\$203,503	\$4,995	\$53,498	89.2	265.0	0.37	0.37	\$56	\$13,685	\$0.31	60.00	0150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT
56 056 99 0005 001	38436 PALMER	06/15/20	\$210,000	WD	03-ARM'S LENGTH	\$210,000	\$112,500	53.57	\$268,791	\$30,665	\$89,456	149.1	579.0	0.93	0.93	\$206	\$32,973	\$0.76	70.00	0150	PAGES 53 - 56 CHERRY-PALMER W NBRGH	401	FRONT FOOT
Totals:			\$22,543,516			\$22,543,516	\$9,260,400		\$20,276,271	\$7,170,433	\$4,903,188	8,172.0		25.81	25.81								
								41.08			Average			Average		Average							
								5.58			per FF=>	\$877		per Net Acre=>	277,837.61			per SqFt=>	\$6.38				

CHERRY OAK

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
56 058 04 0014 000	253 STEPHANIE	01/26/21	\$248,000	WD	03-ARM'S LENGTH	\$248,000	\$112,700	45.44	\$254,424	\$42,076	\$48,500	60.0	120.0	0.17	0.17	\$701	\$255,006	\$5.85	60.00	0160		CHERRY OAK 401	SITE VALUE	
56 058 05 0036 000	36762 CHERRY OAK	04/30/21	\$280,000	PTA	03-ARM'S LENGTH	\$280,000	\$109,200	39.00	\$216,185	\$112,315	\$48,500	70.0	113.0	0.18	0.18	\$1,605	\$617,115	\$14.17	70.00	0160		CHERRY OAK 401	SITE VALUE	
56 058 05 0038 000	36786 CHERRY OAK	07/08/20	\$230,000	WD	03-ARM'S LENGTH	\$230,000	\$90,100	39.17	\$228,871	\$49,629	\$48,500	74.2	109.6	0.22	0.10	\$669	\$225,586	\$5.18	94.44	0160		CHERRY OAK 401	SITE VALUE	
56 058 05 0059 311	262 FISCHER	06/21/21	\$210,000	PTA	03-ARM'S LENGTH	\$210,000	\$108,700	51.76	\$215,245	\$43,255	\$48,500	60.0	148.5	0.20	0.20	\$721	\$212,034	\$4.87	60.00	0160		CHERRY OAK 401	SITE VALUE	
56 058 05 0071 000	36719 CANYON	09/02/20	\$270,000	WD	03-ARM'S LENGTH	\$270,000	\$122,800	45.48	\$275,710	\$42,790	\$48,500	60.0	123.6	0.17	0.17	\$713	\$251,706	\$5.78	60.00	0160		CHERRY OAK 401	SITE VALUE	
56 058 05 0103 000	36733 CHERRY OAK	12/20/21	\$255,000	PTA	03-ARM'S LENGTH	\$255,000	\$110,700	43.41	\$237,961	\$65,539	\$48,500	60.0	135.0	0.19	0.19	\$1,092	\$352,360	\$8.09	60.00	0160		CHERRY OAK 401	SITE VALUE	
56 058 06 0109 000	36702 CHERRY OAK	10/09/20	\$245,000	WD	03-ARM'S LENGTH	\$245,000	\$103,400	42.20	\$266,087	\$27,413	\$48,500	85.2	99.9	0.22	0.18	\$322	\$126,327	\$2.90	99.49	0160		CHERRY OAK 401	SITE VALUE	
<b>Totals:</b>			<b>\$1,738,000</b>			<b>\$1,738,000</b>	<b>\$757,600</b>		<b>\$1,694,483</b>	<b>\$383,017</b>	<b>\$339,500</b>	<b>469.3</b>		<b>1.34</b>	<b>1.18</b>									
								<b>Sale. Ratio =&gt;</b>	<b>43.59</b>	<b>Average</b>				<b>Average</b>	<b>Average</b>									
								<b>Std. Dev. =&gt;</b>	<b>4.40</b>	<b>Site Value</b>				<b>\$54,717</b>	<b>per Net Acre=&gt;</b>				<b>284,982.89</b>	<b>per SqFt=&gt;</b>				<b>\$6.54</b>

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
56 060 01 0001 002	36320 PALMER	02/25/22	\$180,000	PTA	03-ARM'S LENGTH	\$180,000	\$75,900	42.17	\$165,264	\$80,065	\$45,329	86.3	390.0	0.46	0.46	\$696	\$131,433	\$3.02	51.00	0165		PAGE 60	401	FRONT FOOT
56 060 01 0002 005	36290 PALMER	08/07/20	\$155,000	WD	03-ARM'S LENGTH	\$155,000	\$64,300	41.48	\$167,168	\$21,015	\$33,183	63.2	209.0	0.25	0.25	\$332	\$85,776	\$1.97	51.00	0165		PAGE 60	401	FRONT FOOT
56 060 01 0004 301	1618 S CROWN	11/17/20	\$210,000	WD	03-ARM'S LENGTH	\$210,000	\$82,600	39.33	\$213,920	\$44,151	\$48,071	91.6	305.0	0.45	0.45	\$482	\$98,551	\$2.26	64.00	0165		PAGE 60	401	FRONT FOOT
56 060 02 0005 301	1431 S LINVILLE	10/20/20	\$140,000	PTA	03-ARM'S LENGTH	\$140,000	\$62,800	44.86	\$164,449	\$20,915	\$45,364	86.4	133.0	0.31	0.31	\$242	\$68,574	\$1.57	100.00	0165		PAGE 60	401	FRONT FOOT
56 060 02 0021 000	1655 S LINVILLE	03/29/22	\$72,000	PTA	03-ARM'S LENGTH	\$72,000	\$42,100	58.47	\$90,870	\$11,276	\$30,146	57.4	133.0	0.18	0.18	\$196	\$61,617	\$1.41	60.00	0165		PAGE 60	401	FRONT FOOT
56 060 02 0034 000	1570 S KARLE	07/02/20	\$130,000	WD	03-ARM'S LENGTH	\$130,000	\$57,700	44.38	\$150,518	\$25,186	\$45,704	87.1	135.0	0.31	0.31	\$289	\$81,245	\$1.87	100.00	0165		PAGE 60	401	FRONT FOOT
56 060 02 0070 000	1665 S KARLE	11/12/21	\$106,500	PTA	03-ARM'S LENGTH	\$106,500	\$45,100	42.35	\$98,565	\$31,118	\$23,183	44.2	130.0	0.13	0.13	\$705	\$232,224	\$5.33	45.00	0165		PAGE 60	401	FRONT FOOT
56 060 02 0077 000	1644 S PARENT	10/29/21	\$154,900	PTA	03-ARM'S LENGTH	\$154,900	\$58,500	37.77	\$126,388	\$54,762	\$26,250	50.0	135.0	0.16	0.16	\$1,095	\$353,303	\$8.11	50.00	0165		PAGE 60	401	FRONT FOOT
56 060 02 0081 000	1596 S PARENT	08/13/21	\$125,000	PTA	03-ARM'S LENGTH	\$125,000	\$42,900	34.32	\$89,610	\$62,477	\$27,087	51.6	135.0	0.16	0.16	\$1,211	\$388,056	\$8.91	52.00	0165		PAGE 60	401	FRONT FOOT
56 060 02 0095 000	1332 S PARENT	01/29/21	\$125,000	WD	03-ARM'S LENGTH	\$125,000	\$55,200	44.16	\$138,627	\$12,623	\$26,250	50.0	135.0	0.16	0.16	\$252	\$81,439	\$1.87	50.00	0165		PAGE 60	401	FRONT FOOT
56 060 02 0107 002	1549 S PARENT	12/01/21	\$240,000	PTA	03-ARM'S LENGTH	\$240,000	\$78,800	32.83	\$173,589	\$96,783	\$30,372	57.9	135.0	0.19	0.19	\$1,673	\$520,339	\$11.95	60.00	0165		PAGE 60	401	FRONT FOOT
56 060 02 0114 000	1621 S PARENT	02/18/21	\$128,000	WD	03-ARM'S LENGTH	\$128,000	\$50,800	39.69	\$131,684	\$22,566	\$26,250	50.0	135.0	0.16	0.16	\$451	\$145,587	\$3.34	50.00	0165		PAGE 60	401	FRONT FOOT
56 060 02 0120 000	35518 PALMER	11/22/21	\$239,900	PTA	03-ARM'S LENGTH	\$239,900	\$87,800	36.60	\$192,427	\$88,697	\$41,224	78.5	130.0	0.27	0.27	\$1,130	\$329,729	\$7.57	90.00	0165		PAGE 60	401	FRONT FOOT
56 060 02 0132 000	1546 S HARVEY	04/30/21	\$166,500	PTA	03-ARM'S LENGTH	\$166,500	\$61,000	36.64	\$122,003	\$70,747	\$26,250	50.0	135.0	0.16	0.16	\$1,415	\$456,432	\$10.48	50.00	0165		PAGE 60	401	FRONT FOOT
56 060 02 0151 000	1385 S HARVEY	09/18/20	\$70,000	WD	03-ARM'S LENGTH	\$70,000	\$40,100	57.29	\$103,991	(\$9,242)	\$24,749	47.1	120.0	0.14	0.14	(\$196)	(\$66,971)	(\$1.54)	50.00	0165		PAGE 60	401	FRONT FOOT
56 060 02 0162 000	1627 S HARVEY	09/21/21	\$72,927	WD	03-ARM'S LENGTH	\$72,927	\$54,100	74.18	\$118,651	(\$19,965)	\$25,759	49.1	130.0	0.15	0.15	(\$407)	(\$133,993)	(\$3.08)	50.00	0165		PAGE 60	401	FRONT FOOT
56 060 03 0009 000	1608 S LINVILLE	10/22/21	\$145,000	PTA	03-ARM'S LENGTH	\$145,000	\$70,000	39.24	\$124,862	\$46,193	\$26,055	49.6	133.0	0.15	0.15	\$931	\$301,915	\$6.93	50.00	0165		PAGE 60	401	FRONT FOOT
56 060 04 0018 000	35520 GLEN	07/30/21	\$110,000	PTA	03-ARM'S LENGTH	\$110,000	\$34,500	31.36	\$71,882	\$64,368	\$26,250	50.0	135.0	0.16	0.16	\$1,287	\$415,277	\$9.53	50.00	0165		PAGE 60	401	FRONT FOOT
56 060 04 0027 000	35640 GLEN	11/04/21	\$135,000	PTA	03-ARM'S LENGTH	\$135,000	\$50,000	37.04	\$109,195	\$52,055	\$26,250	50.0	135.0	0.16	0.16	\$1,041	\$335,839	\$7.71	50.00	0165		PAGE 60	401	FRONT FOOT
56 060 04 0028 000	35650 GLEN	09/03/21	\$157,000	PTA	03-ARM'S LENGTH	\$157,000	\$60,600	38.60	\$127,483	\$55,767	\$26,250	50.0	135.0	0.16	0.16	\$1,115	\$359,787	\$8.26	50.00	0165		PAGE 60	401	FRONT FOOT
56 060 04 0040 000	35860 GLEN	03/05/21	\$123,000	WD	03-ARM'S LENGTH	\$123,000	\$45,200	36.75	\$118,989	\$30,261	\$26,250	50.0	135.0	0.16	0.16	\$605	\$195,232	\$4.48	50.00	0165		PAGE 60	401	FRONT FOOT
56 060 04 0073 000	36051 GLEN	07/10/20	\$142,000	WD	03-ARM'S LENGTH	\$142,000	\$45,400	31.97	\$117,410	\$51,226	\$26,636	50.7	139.0	0.16	0.16	\$1,010	\$320,163	\$7.35	50.00	0165		PAGE 60	401	FRONT FOOT
56 060 04 0085 000	35751 GLEN	05/05/21	\$105,000	PTA	03-ARM'S LENGTH	\$105,000	\$40,600	38.67	\$81,165	\$53,201	\$29,366	55.9	137.0	0.18	0.18	\$951	\$297,212	\$6.82	57.00	0165		PAGE 60	401	FRONT FOOT
56 060 04 0094 000	35621 GLEN	11/20/20	\$105,000	WD	03-ARM'S LENGTH	\$105,000	\$42,500	40.48	\$111,685	\$19,565	\$26,250	50.0	135.0	0.16	0.16	\$391	\$126,226	\$2.90	50.00	0165		PAGE 60	401	FRONT FOOT
56 060 04 0103 000	35501 GLEN	02/23/22	\$85,500	PTA	03-ARM'S LENGTH	\$85,500	\$50,200	58.71	\$109,794	\$1,859	\$26,153	49.8	134.0	0.15	0.15	\$37	\$12,071	\$0.28	50.00	0165		PAGE 60	401	FRONT FOOT
56 060 04 0105 000	35451 GLEN	02/10/22	\$55,000	PTA	03-ARM'S LENGTH	\$55,000	\$34,600	62.91	\$74,698	\$6,455	\$26,153	49.8	134.0	0.15	0.15	\$130	\$41,916	\$0.96	50.00	0165		PAGE 60	401	FRONT FOOT
56 060 05 0114 002	35460 HAZELWOOD	12/07/21	\$151,000	PTA	03-ARM'S LENGTH	\$151,000	\$82,700	54.77	\$181,852	\$3,506	\$34,358	65.4	135.0	0.22	0.22	\$54	\$16,157	\$0.37	70.00	0165		PAGE 60	401	FRONT FOOT
56 060 05 0117 000	35510 HAZELWOOD	08/04/21	\$170,000	PTA	03-ARM'S LENGTH	\$170,000	\$49,700	29.24	\$104,204	\$92,046	\$26,250	50.0	135.0	0.16	0.16	\$1,841	\$593,845	\$13.63	50.00	0165		PAGE 60	401	FRONT FOOT
56 060 05 0121 000	35550 HAZELWOOD	06/04/21	\$138,000	PTA	03-ARM'S LENGTH	\$138,000	\$54,900	39.78	\$109,788	\$54,462	\$26,250	50.0	135.0	0.16	0.16	\$1,089	\$351,368	\$8.07	50.00	0165		PAGE 60	401	FRONT FOOT
56 060 05 0130 000	35710 HAZELWOOD	12/31/21	\$105,000	PTA	03-ARM'S LENGTH	\$105,000	\$35,900	34.19	\$77,651	\$53,599	\$26,250	50.0	135.0	0.16	0.16	\$1,072	\$345,800	\$7.94	50.00	0165		PAGE 60	401	FRONT FOOT
56 060 05 0134 000	35750 HAZELWOOD	02/28/22	\$85,000	PTA	03-ARM'S LENGTH	\$85,000	\$41,100	48.35	\$88,823	\$25,328	\$29,151	55.5	135.0	0.18	0.18	\$456	\$143,096	\$3.29	57.00	0165		PAGE 60	401	FRONT FOOT
56 060 05 0154 002	35445 HAZELWOOD	11/08/21	\$173,000	PTA	03-ARM'S LENGTH	\$173,000	\$54,100	31.27	\$117,441	\$89,790	\$34,231	65.2	134.0	0.22	0.22	\$1,377	\$417,628	\$9.59	70.00	0165		PAGE 60	401	FRONT FOOT
56 060 06 0163 000	35820 HAZELWOOD	07/30/20	\$113,000	WD	03-ARM'S LENGTH	\$113,000	\$38,900	34.42	\$101,469	\$37,781	\$26,250	50.0	135.0	0.16	0.16	\$756	\$243,748	\$5.60	50.00	0165		PAGE 60	401	FRONT FOOT
56 060 06 0189 000	36231 HAZELWOOD	06/25/21	\$182,000	PTA	03-ARM'S LENGTH	\$182,000	\$63,400	34.84	\$133,391	\$75,341	\$26,732	50.9	140.0	0.16	0.16	\$1,480	\$467,957	\$10.74	50.00	0165		PAGE 60	401	FRONT FOOT
56 060 06 0198 000	36051 HAZELWOOD	03/22/22	\$155,000	PTA	03-ARM'S LENGTH	\$155,000	\$47,900	30.90	\$104,202	\$77,434	\$26,636	50.7	139.0	0.16	0.16	\$1,526	\$483,963	\$11.11	50.00	0165		PAGE 60	401	FRONT FOOT
56 060 06 0203 000	36001 HAZELWOOD	08/26/20	\$120,500	WD	03-ARM'S LENGTH	\$120,500	\$41,800	34.69	\$107,915	\$39,125	\$26,540	50.6	138.0	0.16	0.16	\$774	\$247,627	\$5.68	50.00	0165		PAGE 60	401	FRONT FOOT
56 060 07 0001 000	1754 S WALTON	03/03/21	\$150,000	WD	03-ARM'S LENGTH	\$150,000	\$68,000	45.33	\$176,391	\$6,002	\$32,393	61.7	120.0	0.19	0.19	\$97	\$31,098	\$0.71	70.00	0165		PAGE 60	401	FRONT FOOT
56 060 07 0016 000	1514 S WALTON	08/12/20	\$158,000	WD	03-ARM'S LENGTH	\$158,000	\$74,900	47.41	\$193,937	(\$9,566)	\$26,371	50.2	132.0	0.16	0.16	(\$190)	(\$61,716)	(\$1.42)	51.00	0165		PAGE 60	401	FRONT FOOT
56 060 07 0020 000	1444 S WALTON	04/09/21	\$114,300	PTA	03-ARM'S LENGTH	\$114,300	\$50,900	44.53	\$101,711	\$38,960	\$26,371	50.2	132.0	0.16	0.16	\$776	\$251,355	\$5.77	51.00	0165		PAGE 60	401	FRONT FOOT
56 060 07 0025 000	36151 MELTON	10/27/21	\$134,000	PTA	03-ARM'S LENGTH	\$134,000	\$54,700	40.82	\$119,207	\$47,230	\$32,437	61.8	68.0	0.16	0.16	\$764	\$302,756	\$6.95	100.00	0165		PAGE 60	401	FRONT FOOT
56 060 07 0030 000	1431 S WALTON	11/22/21	\$126,000	PTA	03-ARM'S LENGTH	\$126,000	\$50,400	40.00	\$110,245	\$41,908	\$26,153	49.8	134.0	0.15	0.15	\$841	\$272,130	\$6.25	50.00	0165		PAGE 60	401	FRONT FOOT
56 060 07 0045 000	1651 S WALTON	11/23/20	\$127,000	WD	03-ARM'S LENGTH	\$127,000	\$48,200	37.95	\$126,859	\$27,440	\$27,299	52.0	146.0	0.17	0.17	\$528	\$163,333	\$3.75	50.00	0165		PAGE 60	401	FRONT FOOT
56 060 07 0051 000	35934 PALMER	06/17/21	\$170,000	WD	03-ARM'S LENGTH	\$170,000	\$71,200	41.88	\$142,189	\$64,026	\$36,215	69.0	104.0	0.21	0.21	\$928	\$304,886	\$7.00	88.00	0165		PAGE 60	401	FRONT FOOT
56 060 08 0002 000	36150 PALMER	09/20/21	\$185,500	PTA	03-ARM'S LENGTH	\$185,500	\$69,600	37.52	\$146,668	\$65,361	\$26,529	50.5	103.0	0.14	0.14	\$1,293	\$460,289	\$10.57	60.00	0165		PAGE 60	401	FRONT FOOT
<b>Totals:</b>			<b>\$6,035,527</b>			<b>\$6,035,527</b>	<b>\$2,418,500</b>		<b>\$5,538,830</b>	<b>\$1,803,897</b>	<b>\$1,307,200</b>	<b>2,489.9</b>		<b>8.22</b>	<b>8.22</b>		<b>Average</b>	<b>Average</b>						
						<b>Sale. Ratio ==&gt;</b>		<b>40.07</b>		<b>\$40,998</b>	<b>Average</b>			<b>Average</b>	<b>Average</b>			<b>per Net Acre==&gt;</b>	<b>per Sq</b>					

61-02 & 03 TO 62

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effic. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
56 061 02 0034 000	745 S WILDWOOD	10/23/20	\$150,000	WD	03-ARM'S LENGTH	\$150,000	\$60,000	40.00	\$150,462	\$27,410	\$27,872	50.7	113.0	0.13	0.13	\$541	\$210,846	\$4.84	50.00	0170		61-02 & 03 TO 62	401	FRONT FOOT
56 061 02 0045 000	734 DARWIN	03/19/21	\$199,900	WD	03-ARM'S LENGTH	\$199,900	\$71,500	35.77	\$181,583	\$45,942	\$27,625	50.2	111.0	0.13	0.13	\$915	\$361,748	\$8.30	50.00	0170		61-02 & 03 TO 62	401	FRONT FOOT
56 061 02 0046 000	722 DARWIN	07/08/21	\$180,000	PTA	03-ARM'S LENGTH	\$180,000	\$57,400	31.89	\$121,912	\$85,713	\$27,625	50.2	111.0	0.13	0.13	\$1,707	\$674,906	\$15.49	50.00	0170		61-02 & 03 TO 62	401	FRONT FOOT
56 061 02 0053 000	616 DARWIN	06/25/20	\$147,900	WD	03-ARM'S LENGTH	\$147,900	\$54,100	36.58	\$137,211	\$41,076	\$30,387	55.2	111.0	0.14	0.14	\$743	\$293,400	\$6.74	55.00	0170		61-02 & 03 TO 62	401	FRONT FOOT
56 061 02 0059 000	34311 SOMERSET	09/08/21	\$165,000	PTA	03-ARM'S LENGTH	\$165,000	\$70,800	42.91	\$150,022	\$54,585	\$39,607	72.0	100.0	0.18	0.18	\$758	\$296,658	\$6.81	80.00	0170		61-02 & 03 TO 62	401	FRONT FOOT
56 061 02 0072 000	236 DARWIN	08/31/20	\$146,000	WD	03-ARM'S LENGTH	\$146,000	\$59,400	40.68	\$150,279	\$23,898	\$28,177	51.2	111.0	0.13	0.13	\$466	\$183,831	\$4.22	51.00	0170		61-02 & 03 TO 62	401	FRONT FOOT
56 061 02 0110 000	34124 BIRCHWOOD	06/16/21	\$100,000	PTA	03-ARM'S LENGTH	\$100,000	\$60,800	60.80	\$129,104	(\$1,355)	\$27,749	50.5	112.0	0.13	0.13	(\$27)	(\$10,504)	(\$0.24)	50.00	0170		61-02 & 03 TO 62	401	FRONT FOOT
56 061 02 0146 000	34053 FERNWOOD	06/09/21	\$243,000	PTA	03-ARM'S LENGTH	\$243,000	\$91,400	37.61	\$194,065	\$91,888	\$43,923	78.1	120.0	0.22	0.22	\$1,177	\$421,505	\$9.68	79.00	0170		61-02 & 03 TO 62	401	FRONT FOOT
56 061 02 0158 000	605 VANLAWN	08/21/20	\$168,000	WD	03-ARM'S LENGTH	\$168,000	\$56,000	33.33	\$142,205	\$53,295	\$27,500	50.0	110.0	0.13	0.13	\$1,066	\$422,976	\$9.71	50.00	0170		61-02 & 03 TO 62	401	FRONT FOOT
56 061 02 0177 000	34151 BIRCHWOOD	01/25/22	\$170,000	PTA	03-ARM'S LENGTH	\$170,000	\$60,100	35.35	\$128,792	\$73,620	\$32,412	58.9	136.0	0.17	0.17	\$1,249	\$446,182	\$10.24	53.00	0170		61-02 & 03 TO 62	401	FRONT FOOT
56 061 03 0203 000	149 DARWIN	06/08/21	\$176,000	PTA	03-ARM'S LENGTH	\$176,000	\$75,200	42.73	\$159,485	\$57,100	\$40,585	73.8	105.0	0.19	0.19	\$774	\$295,855	\$6.79	80.00	0170		61-02 & 03 TO 62	401	FRONT FOOT
56 061 03 0247 000	727 FOREST	06/28/21	\$159,900	PTA	03-ARM'S LENGTH	\$159,900	\$70,200	43.90	\$148,954	\$48,891	\$32,412	69.0	138.0	0.20	0.20	\$709	\$249,444	\$5.73	62.00	0170		61-02 & 03 TO 62	401	FRONT FOOT
56 061 03 0248 000	737 FOREST	12/29/21	\$149,000	PTA	03-ARM'S LENGTH	\$149,000	\$60,000	40.27	\$128,504	\$57,458	\$36,962	67.2	138.0	0.19	0.19	\$855	\$302,411	\$6.94	60.00	0170		61-02 & 03 TO 62	401	FRONT FOOT
56 061 03 0283 000	538 FOREST	12/15/20	\$126,000	WD	03-ARM'S LENGTH	\$126,000	\$52,800	41.90	\$133,656	\$19,844	\$27,500	50.0	110.0	0.13	0.13	\$397	\$157,492	\$3.62	50.00	0170		61-02 & 03 TO 62	401	FRONT FOOT
56 061 03 0289 000	444 FOREST	01/20/21	\$174,000	WD	03-ARM'S LENGTH	\$174,000	\$54,800	31.38	\$138,312	\$63,188	\$27,500	50.0	110.0	0.13	0.13	\$1,264	\$501,492	\$11.51	50.00	0170		61-02 & 03 TO 62	401	FRONT FOOT
56 061 03 0306 000	34203 BEECHNUT	02/11/22	\$120,000	PTA	03-ARM'S LENGTH	\$120,000	\$55,700	46.42	\$119,689	\$27,936	\$27,625	50.2	111.0	0.13	0.13	\$556	\$219,969	\$5.05	50.00	0170		61-02 & 03 TO 62	401	FRONT FOOT
56 061 03 0316 000	34202 FERNWOOD	10/22/20	\$136,000	WD	03-ARM'S LENGTH	\$136,000	\$51,000	37.50	\$128,955	\$34,670	\$27,625	50.2	111.0	0.13	0.13	\$690	\$272,992	\$6.27	50.00	0170		61-02 & 03 TO 62	401	FRONT FOOT
56 061 03 0317 000	34054 FERNWOOD	09/24/21	\$160,000	PTA	03-ARM'S LENGTH	\$160,000	\$67,700	42.31	\$148,922	\$38,703	\$27,625	50.2	111.0	0.13	0.13	\$771	\$304,748	\$7.00	50.00	0170		61-02 & 03 TO 62	401	FRONT FOOT
56 061 03 0321 000	34000 FERNWOOD	10/27/21	\$127,500	PTA	03-ARM'S LENGTH	\$127,500	\$76,400	59.92	\$163,709	\$8,347	\$44,556	81.0	139.3	0.24	0.24	\$103	\$34,635	\$0.80	75.33	0170		61-02 & 03 TO 62	401	FRONT FOOT
56 061 03 0326 000	445 S HAWTHORN	03/01/21	\$137,000	WD	03-ARM'S LENGTH	\$137,000	\$48,200	35.18	\$126,329	\$38,171	\$27,500	50.0	110.0	0.13	0.13	\$763	\$302,944	\$6.95	50.00	0170		61-02 & 03 TO 62	401	FRONT FOOT
56 061 03 0395 000	558 S HAWTHORN	10/02/20	\$150,000	WD	03-ARM'S LENGTH	\$150,000	\$51,500	34.33	\$130,606	\$46,894	\$27,500	50.0	110.0	0.13	0.13	\$938	\$372,175	\$8.54	50.00	0170		61-02 & 03 TO 62	401	FRONT FOOT
56 061 03 0395 000	558 S HAWTHORN	08/12/21	\$170,000	PTA	03-ARM'S LENGTH	\$170,000	\$56,200	33.06	\$119,220	\$78,280	\$27,500	50.0	110.0	0.13	0.13	\$1,566	\$621,270	\$14.26	50.00	0170		61-02 & 03 TO 62	401	FRONT FOOT
56 061 03 0402 000	456 S HAWTHORN	01/28/22	\$120,000	WD	03-ARM'S LENGTH	\$120,000	\$60,800	50.50	\$129,945	\$17,555	\$27,500	50.0	110.0	0.13	0.13	\$351	\$139,325	\$3.20	50.00	0170		61-02 & 03 TO 62	401	FRONT FOOT
56 061 03 0404 000	434 S HAWTHORN	10/22/21	\$159,500	PTA	03-ARM'S LENGTH	\$159,500	\$56,200	35.24	\$123,327	\$63,673	\$27,500	50.0	110.0	0.13	0.13	\$1,273	\$505,341	\$11.60	50.00	0170		61-02 & 03 TO 62	401	FRONT FOOT
56 061 03 0405 000	34017 FERNWOOD	03/11/22	\$175,000	PTA	03-ARM'S LENGTH	\$175,000	\$64,500	36.86	\$138,024	\$79,929	\$42,953	78.1	120.0	0.22	0.22	\$1,023	\$366,647	\$8.42	79.00	0170		61-02 & 03 TO 62	401	FRONT FOOT
56 062 02 0005 301	154 S CHRISTINE	03/11/22	\$190,000	PTA	03-ARM'S LENGTH	\$190,000	\$69,500	36.58	\$149,244	\$76,172	\$35,416	64.4	126.4	0.17	0.17	\$1,183	\$437,770	\$10.05	60.09	0170		61-02 & 03 TO 62	401	FRONT FOOT
56 062 02 0013 000	344 S CHRISTINE	03/11/22	\$145,000	PTA	03-ARM'S LENGTH	\$145,000	\$59,500	41.03	\$127,577	\$49,510	\$32,087	58.3	104.0	0.14	0.14	\$849	\$346,224	\$7.95	60.00	0170		61-02 & 03 TO 62	401	FRONT FOOT
56 062 02 0019 000	34843 SOMERSET	10/06/21	\$197,000	PTA	03-ARM'S LENGTH	\$197,000	\$91,900	46.65	\$195,078	\$45,041	\$43,119	78.4	122.4	0.22	0.22	\$575	\$204,732	\$4.70	78.39	0170		61-02 & 03 TO 62	401	FRONT FOOT
56 062 02 0026 000	143 S CHRISTINE	09/07/21	\$175,000	PTA	03-ARM'S LENGTH	\$175,000	\$69,100	39.49	\$146,666	\$59,955	\$31,621	57.5	101.0	0.14	0.14	\$1,043	\$341,331	\$9.90	60.00	0170		61-02 & 03 TO 62	401	FRONT FOOT
56 062 02 0045 000	332 S DOBSON	05/24/21	\$160,000	PTA	03-ARM'S LENGTH	\$160,000	\$68,000	42.50	\$144,447	\$47,486	\$31,933	58.1	103.0	0.14	0.14	\$818	\$334,408	\$7.68	60.00	0170		61-02 & 03 TO 62	401	FRONT FOOT
56 062 02 0058 000	109 S DOBSON	10/30/20	\$134,000	WD	03-ARM'S LENGTH	\$134,000	\$58,500	43.66	\$147,979	\$34,951	\$20,972	63.5	101.0	0.16	0.16	\$330	\$132,734	\$3.05	68.00	0170		61-02 & 03 TO 62	401	FRONT FOOT
56 062 02 0073 000	369 S DOBSON	08/28/20	\$145,000	WD	03-ARM'S LENGTH	\$145,000	\$70,500	48.62	\$181,024	(\$3,024)	\$33,000	60.0	110.0	0.15	0.15	(\$50)	(\$19,895)	(\$0.46)	60.00	0170		61-02 & 03 TO 62	401	FRONT FOOT
56 062 02 0077 000	370 S HANLON	11/04/20	\$182,000	WD	03-ARM'S LENGTH	\$182,000	\$62,500	34.34	\$158,898	\$56,102	\$33,000	60.0	110.0	0.15	0.15	\$935	\$369,092	\$8.47	60.00	0170		61-02 & 03 TO 62	401	FRONT FOOT
56 062 02 0107 000	375 S HANLON	10/19/20	\$161,500	WD	03-ARM'S LENGTH	\$161,500	\$57,900	35.85	\$146,702	\$49,694	\$34,896	63.4	123.0	0.17	0.17	\$783	\$294,047	\$6.75	60.00	0170		61-02 & 03 TO 62	401	FRONT FOOT
56 062 03 0008 000	34530 HIVELEY	02/24/21	\$132,000	WD	03-ARM'S LENGTH	\$132,000	\$68,900	52.20	\$175,091	(\$11,158)	\$31,933	58.1	103.0	0.14	0.14	(\$192)	(\$78,577)	(\$1.80)	60.00	0170		61-02 & 03 TO 62	401	FRONT FOOT
56 062 03 0014 000	34646 HIVELEY	11/26/21	\$200,000	PTA	03-ARM'S LENGTH	\$200,000	\$92,500	46.25	\$198,815	\$36,473	\$62,303	65.3	105.0	0.17	0.17	\$568	\$282,828	\$5.12	70.00	0170		61-02 & 03 TO 62	401	FRONT FOOT
56 062 03 0019 000	600 S CHRISTINE	03/09/22	\$174,000	PTA	03-ARM'S LENGTH	\$174,000	\$71,200	40.92	\$152,295	\$73,625	\$51,920	94.4	116.6	0.27	0.27	\$780	\$269,689	\$6.19	101.96	0170		61-02 & 03 TO 62	401	FRONT FOOT
56 062 03 0031 000	34605 HIVELEY	09/11/20	\$157,500	WD	03-ARM'S LENGTH	\$157,500	\$59,500	37.78	\$151,152	\$37,812	\$31,464	57.2	100.0	0.14	0.14	\$661	\$274,000	\$6.29	60.00	0170		61-02 & 03 TO 62	401	FRONT FOOT
56 062 03 0063 000	35127 BAYVIEW	04/17/20	\$149,900	WD	03-ARM'S LENGTH	\$149,900	\$57,500	38.36	\$146,067	\$35,297	\$31,464	57.2	100.0	0.14	0.14	\$617	\$255,775	\$5.87	60.00	0170		61-02 & 03 TO 62	401	FRONT FOOT
56 062 03 0068 000	35061 BAYVIEW	07/30/21	\$157,500	PTA	03-ARM'S LENGTH	\$157,500	\$60,000	38.10	\$127,350	\$61,614	\$31,464	57.2	100.0	0.14	0.14	\$1,077	\$446,478	\$10.25	60.00	0170				



**WILDWOOD MANOR**

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1			
56 064 04 0016 000	1275 CRAIG	01/18/22	\$265,000	PTA	03-ARM'S LENGTH	\$265,000	\$105,900	39.96	\$230,131	\$82,369	\$47,500	62.7	115.0	0.17	0.17	\$1,315	\$499,206	\$11.46	62.65	0176		WILDWOOD MANOR	401	SITE VALUE			
56 064 04 0019 000	1335 CRAIG	05/12/21	\$284,000	PTA	03-ARM'S LENGTH	\$284,000	\$108,200	38.10	\$214,153	\$114,847	\$45,000	71.7	131.8	0.23	0.23	\$1,603	\$490,799	\$11.27	60.00	0176		WILDWOOD MANOR	401	SITE VALUE			
56 064 04 0034 000	1222 CRAIG	06/10/21	\$190,000	WD	03-ARM'S LENGTH	\$190,000	\$98,000	51.58	\$203,775	\$31,225	\$45,000	63.2	114.0	0.17	0.17	\$494	\$189,242	\$4.34	63.16	0176		WILDWOOD MANOR	401	SITE VALUE			
56 064 04 0053 000	1172 MICHAEL	02/12/21	\$270,000	WD	03-ARM'S LENGTH	\$270,000	\$109,600	40.59	\$252,571	\$64,929	\$47,500	64.0	126.6	0.19	0.19	\$1,015	\$349,081	\$8.01	64.00	0176		WILDWOOD MANOR	401	SITE VALUE			
<b>Totals:</b>			<b>\$1,009,000</b>			<b>\$1,009,000</b>	<b>\$421,700</b>		<b>\$900,630</b>	<b>\$293,370</b>	<b>\$185,000</b>	<b>261.5</b>		<b>0.75</b>	<b>0.75</b>												
						<b>Sale. Ratio =&gt;</b>	<b>41.79</b>							<b>Average</b>			<b>Average</b>										
						<b>Std. Dev. =&gt;</b>	<b>6.11</b>							<b>Site Value</b>	<b>\$73,343</b>	<b>Average</b>	<b>per Net Acre=&gt;</b>	<b>391,160.00</b>	<b>Average</b>	<b>per SqFt=&gt;</b>	<b>\$8.98</b>						

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
56 063 01 0028 000	35320 AVONDALE	11/30/20	\$75,000	WD	03-ARM'S LENGTH	\$75,000	\$39,200	52.27	\$106,343	\$6,455	\$37,798	58.2	136.0	0.18	0.18	\$111	\$35,082	\$0.81	59.00	0180		PAGE 63	401	FRONT FOOT
56 063 01 0030 000	35296 AVONDALE	12/30/21	\$145,000	PTA	03-ARM'S LENGTH	\$145,000	\$51,800	35.72	\$108,210	\$68,822	\$32,032	49.3	136.0	0.16	0.16	\$1,397	\$441,167	\$10.13	50.00	0180		PAGE 63	401	FRONT FOOT
56 063 01 0038 000	35132 AVONDALE	08/11/20	\$100,000	WD	03-ARM'S LENGTH	\$100,000	\$56,600	56.60	\$152,523	\$20,608	\$73,131	112.5	134.0	0.35	0.35	\$183	\$58,215	\$1.34	115.00	0180		PAGE 63	401	FRONT FOOT
56 063 01 0060 004	34622 AVONDALE	04/03/20	\$99,000	WD	03-ARM'S LENGTH	\$99,000	\$42,800	43.23	\$118,988	\$11,200	\$31,188	48.0	123.6	0.28	0.15	\$233	\$39,716	\$0.91	51.07	0180		PAGE 63	401	FRONT FOOT
56 063 01 0061 004	34610 AVONDALE	04/12/21	\$200,000	PTA	03-ARM'S LENGTH	\$200,000	\$64,300	32.15	\$128,692	\$118,768	\$47,460	73.0	111.0	0.21	0.21	\$1,627	\$568,268	\$13.05	82.00	0180		PAGE 63	401	FRONT FOOT
56 063 01 0108 000	35261 AVONDALE	08/26/21	\$110,000	PTA	03-ARM'S LENGTH	\$110,000	\$44,800	40.73	\$93,437	\$49,063	\$32,500	50.0	140.0	0.16	0.16	\$981	\$304,739	\$7.00	50.00	0180		PAGE 63	401	FRONT FOOT
56 063 01 0132 001	35036 FAIRCHILD	10/21/20	\$121,200	WD	03-ARM'S LENGTH	\$121,200	\$44,600	36.80	\$122,077	\$31,037	\$31,914	49.1	135.0	0.16	0.16	\$632	\$200,239	\$4.60	50.00	0180		PAGE 63	401	FRONT FOOT
56 063 01 0135 001	34870 FAIRCHILD	10/02/20	\$120,000	WD	03-ARM'S LENGTH	\$120,000	\$49,100	40.92	\$134,033	\$27,456	\$41,489	63.8	135.0	0.20	0.20	\$430	\$136,597	\$3.14	65.00	0180		PAGE 63	401	FRONT FOOT
56 063 01 0141 001	34670 FAIRCHILD	10/20/21	\$167,900	PTA	03-ARM'S LENGTH	\$167,900	\$83,400	49.67	\$175,079	\$34,310	\$41,489	63.8	135.0	0.20	0.20	\$538	\$170,697	\$3.92	65.00	0180		PAGE 63	401	FRONT FOOT
56 063 01 0143 001	34646 FAIRCHILD	07/14/20	\$130,000	WD	03-ARM'S LENGTH	\$130,000	\$44,500	34.23	\$121,425	\$40,489	\$31,914	49.1	135.0	0.16	0.16	\$825	\$261,219	\$6.00	50.00	0180		PAGE 63	401	FRONT FOOT
56 063 01 0145 302	34626 FAIRCHILD	08/25/21	\$145,000	PTA	03-ARM'S LENGTH	\$145,000	\$55,200	38.07	\$115,314	\$64,154	\$34,468	53.0	135.0	0.17	0.17	\$1,210	\$384,156	\$8.82	54.00	0180		PAGE 63	401	FRONT FOOT
56 063 01 0152 001	34446 FAIRCHILD	12/06/21	\$135,000	PTA	03-ARM'S LENGTH	\$135,000	\$54,000	40.00	\$112,930	\$53,984	\$31,914	49.1	135.0	0.16	0.16	\$1,099	\$348,284	\$8.00	50.00	0180		PAGE 63	401	FRONT FOOT
56 063 01 0156 001	34406 FAIRCHILD	10/27/21	\$125,000	PTA	03-ARM'S LENGTH	\$125,000	\$50,300	40.24	\$105,369	\$45,801	\$26,170	40.3	135.0	0.13	0.13	\$1,138	\$360,638	\$8.28	41.00	0180		PAGE 63	401	FRONT FOOT
56 063 01 0161 004	34445 FAIRCHILD	07/09/20	\$145,500	WD	03-ARM'S LENGTH	\$145,500	\$59,900	41.17	\$164,754	\$12,660	\$31,914	49.1	135.0	0.16	0.16	\$258	\$81,677	\$1.88	50.00	0180		PAGE 63	401	FRONT FOOT
56 063 01 0165 004	34485 FAIRCHILD	02/17/21	\$104,000	WD	03-ARM'S LENGTH	\$104,000	\$42,300	40.67	\$114,891	\$21,023	\$31,914	49.1	135.0	0.16	0.16	\$428	\$135,632	\$3.11	50.00	0180		PAGE 63	401	FRONT FOOT
56 063 01 0174 004	34827 FAIRCHILD	10/28/20	\$114,000	WD	03-ARM'S LENGTH	\$114,000	\$45,100	39.56	\$123,460	\$22,454	\$31,914	49.1	135.0	0.16	0.16	\$457	\$144,865	\$3.33	50.00	0180		PAGE 63	401	FRONT FOOT
56 063 01 0175 004	34837 FAIRCHILD	02/19/21	\$138,000	WD	03-ARM'S LENGTH	\$138,000	\$45,200	32.75	\$125,595	\$44,319	\$31,914	49.1	135.0	0.16	0.16	\$903	\$285,929	\$6.56	50.00	0180		PAGE 63	401	FRONT FOOT
56 063 01 0179 001	35011 FAIRCHILD	02/08/21	\$110,000	WD	03-ARM'S LENGTH	\$110,000	\$48,300	43.91	\$131,841	\$16,456	\$38,297	58.9	135.0	0.19	0.19	\$279	\$88,473	\$2.03	60.00	0180		PAGE 63	401	FRONT FOOT
56 063 01 0182 001	35045 FAIRCHILD	08/21/20	\$127,500	WD	03-ARM'S LENGTH	\$127,500	\$50,600	39.69	\$137,987	\$21,427	\$31,914	49.1	135.0	0.16	0.16	\$436	\$138,239	\$3.17	50.00	0180		PAGE 63	401	FRONT FOOT
56 063 01 0186 001	35101 FAIRCHILD	03/14/22	\$153,000	PTA	03-ARM'S LENGTH	\$153,000	\$55,700	36.41	\$116,522	\$68,392	\$31,914	49.1	135.0	0.16	0.16	\$1,393	\$441,239	\$10.13	50.00	0180		PAGE 63	401	FRONT FOOT
56 063 01 0190 003	35215 FAIRCHILD	08/24/21	\$150,000	PTA	03-ARM'S LENGTH	\$150,000	\$72,200	48.13	\$149,898	\$31,378	\$31,276	48.1	135.0	0.15	0.15	\$652	\$206,434	\$4.74	49.00	0180		PAGE 63	401	FRONT FOOT
56 063 01 0271 000	35145 GLEN	10/22/20	\$110,000	WD	03-ARM'S LENGTH	\$110,000	\$35,200	32.00	\$95,820	\$46,876	\$32,696	50.3	131.0	0.16	0.16	\$932	\$300,487	\$6.90	52.00	0180		PAGE 63	401	FRONT FOOT
56 063 01 0287 000	35320 HAZELWOOD	09/28/21	\$170,000	PTA	03-ARM'S LENGTH	\$170,000	\$52,700	31.00	\$110,113	\$92,387	\$32,500	50.0	140.0	0.16	0.16	\$1,848	\$573,832	\$13.17	50.00	0180		PAGE 63	401	FRONT FOOT
56 063 01 0312 000	34814 HAZELWOOD	06/23/20	\$109,000	WD	03-ARM'S LENGTH	\$109,000	\$49,800	45.69	\$134,477	\$33,023	\$58,500	90.0	140.0	0.29	0.29	\$367	\$114,266	\$2.62	90.00	0180		PAGE 63	401	FRONT FOOT
56 063 01 0314 002	34660 HAZELWOOD	01/08/21	\$189,000	WD	03-ARM'S LENGTH	\$189,000	\$88,100	46.61	\$234,234	(\$6,234)	\$39,000	60.0	140.0	0.19	0.19	(\$104)	(\$32,301)	(\$0.74)	60.00	0180		PAGE 63	401	FRONT FOOT
56 063 01 0327 302	34424 HAZELWOOD	06/24/21	\$228,000	PTA	03-ARM'S LENGTH	\$228,000	\$112,800	49.47	\$234,836	\$38,664	\$45,500	70.0	140.0	0.23	0.23	\$552	\$171,840	\$3.94	70.00	0180		PAGE 63	401	FRONT FOOT
56 063 01 0338 004	34597 HAZELWOOD	07/23/21	\$185,000	WD	03-ARM'S LENGTH	\$185,000	\$88,700	47.95	\$184,325	\$37,674	\$36,999	56.9	126.0	0.17	0.17	\$662	\$216,517	\$4.97	60.00	0180		PAGE 63	401	FRONT FOOT
56 063 01 0342 004	34665 HAZELWOOD	12/13/21	\$235,000	PTA	03-ARM'S LENGTH	\$235,000	\$89,800	38.21	\$186,588	\$85,411	\$36,999	56.9	126.0	0.17	0.17	\$1,501	\$490,868	\$11.27	60.00	0180		PAGE 63	401	FRONT FOOT
56 063 01 0361 000	35189 HAZELWOOD	02/25/22	\$170,000	PTA	03-ARM'S LENGTH	\$170,000	\$55,400	32.59	\$115,662	\$92,777	\$38,439	59.1	136.0	0.19	0.19	\$1,569	\$496,134	\$11.39	60.00	0180		PAGE 63	401	FRONT FOOT
56 063 02 0030 301	35121 MELTON	08/23/21	\$200,000	PTA	03-ARM'S LENGTH	\$200,000	\$105,200	52.60	\$220,113	\$41,421	\$61,534	94.7	116.0	0.28	0.28	\$438	\$149,534	\$3.43	104.00	0180		PAGE 63	401	FRONT FOOT
56 063 02 0033 005	35241 MELTON	11/02/20	\$112,000	WD	03-ARM'S LENGTH	\$112,000	\$44,300	39.55	\$120,887	\$29,934	\$38,821	99.7	236.0	0.25	0.25	\$501	\$120,217	\$2.76	46.00	0180		PAGE 63	401	FRONT FOOT
56 063 02 0037 002	35258 CADY	09/22/21	\$230,000	PTA	03-ARM'S LENGTH	\$230,000	\$110,900	48.22	\$231,403	\$71,175	\$72,578	111.7	236.0	0.47	0.47	\$637	\$152,736	\$3.51	86.00	0180		PAGE 63	401	FRONT FOOT
56 063 02 0044 000	35030 CADY	04/13/21	\$215,000	PTA	03-ARM'S LENGTH	\$215,000	\$133,200	61.95	\$263,898	\$38,871	\$87,769	135.0	236.0	0.56	0.56	\$288	\$69,043	\$1.59	104.00	0180		PAGE 63	401	FRONT FOOT
56 063 03 0351 000	1611 ACKLEY	09/08/21	\$187,500	PTA	03-ARM'S LENGTH	\$187,500	\$58,000	30.93	\$121,496	\$96,931	\$30,927	47.6	132.0	0.16	0.15	\$2,037	\$617,395	\$14.17	49.00	0180		PAGE 63	401	FRONT FOOT
56 063 03 0368 000	34554 MELTON	05/03/21	\$160,000	PTA	03-ARM'S LENGTH	\$160,000	\$60,400	37.75	\$120,861	\$69,971	\$30,832	47.4	126.0	0.15	0.15	\$1,475	\$482,559	\$11.08	50.00	0180		PAGE 63	401	FRONT FOOT
56 063 03 0370 000	34606 MELTON	01/21/22	\$130,000	PTA	03-ARM'S LENGTH	\$130,000	\$67,900	52.23	\$142,728	\$18,104	\$30,832	47.4	126.0	0.15	0.15	\$382	\$124,855	\$2.87	50.00	0180		PAGE 63	401	FRONT FOOT
56 063 03 0403 000	1762 REGENE	02/15/22	\$204,000	PTA	03-ARM'S LENGTH	\$204,000	\$69,400	34.02	\$145,285	\$95,464	\$36,749	56.5	179.0	0.21	0.21	\$1,689	\$465,678	\$10.69	50.00	0180		PAGE 63	401	FRONT FOOT
56 063 03 0404 000	1772 REGENE	02/11/22	\$180,000	PTA	03-ARM'S LENGTH	\$180,000	\$63,700	35.39	\$133,452	\$82,780	\$36,232	55.7	174.0	0.20	0.20	\$1,485	\$413,900	\$9.50	50.00	0180		PAGE 63	401	FRONT FOOT
56 063 03 0405 000	1771 REGENE	10/14/21	\$200,000	PTA	03-ARM'S LENGTH	\$200,000	\$58,400	29.20	\$122,627	\$106,829	\$29,456	45.3	115.0	0.13	0.13	\$2,357	\$809,311	\$18.58	50.00	0180		PAGE 63	401	FRONT FOOT
56 063 03 0406 000	1761 REGENE	04/19/21	\$140,000	PTA	03-ARM'S LENGTH	\$140,000	\$57,000	40.71	\$114,076	\$55,380	\$29,456	45.3	115.0	0.13	0.13	\$1,222	\$419,545	\$9.63	50.00	0180		PAGE 63	401	FRONT FOOT
56 063 03 0423 000	1535 REGENE	07/14/21	\$166,000	PTA	03-ARM'S LENGTH	\$166,000	\$56,900	34.28	\$119,397	\$76,059	\$29,456	45.3	115.0	0.13	0.13	\$1,678	\$576,205	\$13.23	50.00	0180		PAGE 63	401	FRONT FOOT
56 063 03 0429 000	1546 LESLIE	12/23/20	\$150,000																					

64-05 CHASE MEADOWS SUB

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1		
56 064 05 0011 000	33568 HARVARD	11/25/20	\$280,000	WD	03-ARM'S LENGTH	\$280,000	\$119,000	42.50	\$293,380	\$36,620	\$50,000	62.6	126.5	0.18	0.18	\$585	\$202,320	\$4.64	62.87	0183	64-05 CHASE MEADOWS SUB	401	SITE VALUE			
56 064 05 0015 000	33581 HARVARD	12/23/20	\$240,000	WD	03-ARM'S LENGTH	\$240,000	\$112,300	46.79	\$277,871	\$12,129	\$50,000	62.0	120.8	0.17	0.17	\$196	\$70,517	\$1.62	62.06	0183	64-05 CHASE MEADOWS SUB	401	SITE VALUE			
56 064 05 0016 000	33567 HARVARD	09/18/20	\$250,000	WD	03-ARM'S LENGTH	\$250,000	\$94,300	37.72	\$232,322	\$67,678	\$50,000	63.0	121.0	0.18	0.18	\$1,074	\$386,731	\$8.88	62.95	0183	64-05 CHASE MEADOWS SUB	401	SITE VALUE			
56 064 05 0017 000	33553 HARVARD	05/15/20	\$230,000	WD	03-ARM'S LENGTH	\$230,000	\$111,600	48.52	\$275,198	\$4,802	\$50,000	62.0	120.8	0.17	0.17	\$77	\$27,919	\$0.64	62.03	0183	64-05 CHASE MEADOWS SUB	401	SITE VALUE			
<b>Totals:</b>			<b>\$1,000,000</b>			<b>\$1,000,000</b>	<b>\$437,200</b>		<b>\$1,078,771</b>	<b>\$121,229</b>	<b>\$200,000</b>	<b>249.6</b>		<b>0.70</b>	<b>0.70</b>											
								<b>Sale. Ratio =&gt;</b>	<b>43.72</b>									<b>Average</b>								
								<b>Std. Dev. =&gt;</b>	<b>4.83</b>									<b>SITE VALUE</b>	<b>\$30,307</b>	<b>Average</b>	<b>per Net Acre=&gt;</b>	<b>173,184.29</b>	<b>Average</b>	<b>per SqFt=&gt;</b>	<b>\$3.98</b>	

65-68 (EXC 68-03)																										
Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1		
56 065 01 0541 000	31668 BIRCHWOOD	08/13/20	\$124,999	WD	03-ARM'S LENGTH	\$124,999	\$52,100	41.68	\$122,905	\$28,774	\$26,680	41.0	139.0	0.13	0.13	\$701	\$224,797	\$5.16	40.00	0185		65 - 68 (EXC 68-03)	401	FRONT FOOT		
56 065 01 0555 000	31751 BIRCHWOOD	04/16/21	\$175,000	PTA	03-ARM'S LENGTH	\$175,000	\$65,200	37.26	\$128,349	\$78,655	\$32,004	49.2	128.0	0.15	0.15	\$1,597	\$535,068	\$12.28	50.00	0185		65 - 68 (EXC 68-03)	401	FRONT FOOT		
56 065 01 0583 301	840 S MERRIMAN	12/21/21	\$391,000	PTA	03-ARM'S LENGTH	\$391,000	\$219,000	56.01	\$459,053	(\$30,111)	\$37,942	58.4	110.0	0.17	0.17	(\$516)	(\$175,064)	(\$4.02)	68.00	0185		65 - 68 (EXC 68-03)	401	FRONT FOOT		
56 065 02 1219 002	31731 GRANDVIEW	08/20/21	\$144,900	PTA	03-ARM'S LENGTH	\$144,900	\$59,400	40.99	\$124,268	\$54,695	\$34,063	52.4	145.0	0.17	0.17	\$1,044	\$329,488	\$7.56	50.00	0185		65 - 68 (EXC 68-03)	401	FRONT FOOT		
56 065 02 1229 002	31611 GRANDVIEW	09/02/20	\$145,000	WD	03-ARM'S LENGTH	\$145,000	\$60,400	41.66	\$149,698	\$30,406	\$35,104	54.0	154.0	0.18	0.18	\$563	\$171,785	\$3.94	50.00	0185		65 - 68 (EXC 68-03)	401	FRONT FOOT		
56 065 02 1272 000	31620 AVONDALE	08/25/20	\$120,000	WD	03-ARM'S LENGTH	\$120,000	\$52,100	43.42	\$129,716	\$35,642	\$45,358	69.8	110.0	0.22	0.22	\$511	\$165,777	\$3.81	85.00	0185		65 - 68 (EXC 68-03)	401	FRONT FOOT		
56 065 03 0629 002	32651 BIRCHWOOD	11/02/20	\$154,900	WD	03-ARM'S LENGTH	\$154,900	\$58,700	37.90	\$145,610	\$41,550	\$32,260	49.6	126.0	0.15	0.15	\$837	\$280,743	\$6.44	51.00	0185		65 - 68 (EXC 68-03)	401	FRONT FOOT		
56 065 03 0691 002	32120 GRANDVIEW	09/10/20	\$137,500	WD	03-ARM'S LENGTH	\$137,500	\$57,000	41.45	\$141,352	\$27,006	\$30,858	47.5	119.0	0.14	0.14	\$569	\$197,124	\$4.53	50.00	0185		65 - 68 (EXC 68-03)	401	FRONT FOOT		
56 065 03 0694 002	32140 GRANDVIEW	09/15/20	\$139,000	WD	03-ARM'S LENGTH	\$139,000	\$58,000	41.73	\$143,968	\$25,890	\$30,858	47.5	119.0	0.14	0.14	\$545	\$188,978	\$4.34	50.00	0185		65 - 68 (EXC 68-03)	401	FRONT FOOT		
56 065 03 0697 002	32220 GRANDVIEW	12/09/21	\$185,000	PTA	03-ARM'S LENGTH	\$185,000	\$63,400	34.27	\$133,030	\$82,828	\$30,858	47.5	119.0	0.14	0.14	\$1,745	\$604,584	\$13.88	50.00	0185		65 - 68 (EXC 68-03)	401	FRONT FOOT		
56 065 03 0720 002	32440 GRANDVIEW	08/31/21	\$250,000	PTA	03-ARM'S LENGTH	\$250,000	\$104,300	41.72	\$220,217	\$60,641	\$30,858	47.5	119.0	0.14	0.14	\$1,277	\$442,635	\$10.16	50.00	0185		65 - 68 (EXC 68-03)	401	FRONT FOOT		
56 065 03 0725 002	32510 GRANDVIEW	06/18/21	\$175,000	PTA	03-ARM'S LENGTH	\$175,000	\$62,700	35.83	\$131,512	\$74,346	\$30,858	47.5	119.0	0.14	0.14	\$1,566	\$542,672	\$12.46	50.00	0185		65 - 68 (EXC 68-03)	401	FRONT FOOT		
56 065 03 0726 002	32520 GRANDVIEW	08/18/21	\$190,000	PTA	03-ARM'S LENGTH	\$190,000	\$66,000	34.74	\$138,417	\$82,441	\$30,858	47.5	119.0	0.14	0.14	\$1,737	\$601,759	\$13.81	50.00	0185		65 - 68 (EXC 68-03)	401	FRONT FOOT		
56 065 03 0729 002	32540 GRANDVIEW	04/14/21	\$170,000	PTA	03-ARM'S LENGTH	\$170,000	\$61,100	35.94	\$122,258	\$78,600	\$30,858	47.5	119.0	0.14	0.14	\$1,656	\$573,723	\$13.17	50.00	0185		65 - 68 (EXC 68-03)	401	FRONT FOOT		
56 065 03 0730 002	32550 GRANDVIEW	03/17/21	\$150,000	WD	03-ARM'S LENGTH	\$150,000	\$61,100	40.73	\$153,147	\$32,557	\$35,704	54.9	119.0	0.16	0.16	\$593	\$198,518	\$4.56	60.00	0185		65 - 68 (EXC 68-03)	401	FRONT FOOT		
56 065 03 0731 001	32600 GRANDVIEW	05/25/21	\$175,000	PTA	03-ARM'S LENGTH	\$175,000	\$68,200	38.97	\$136,330	\$74,849	\$36,179	55.7	119.0	0.17	0.17	\$1,345	\$448,198	\$10.29	61.00	0185		65 - 68 (EXC 68-03)	401	FRONT FOOT		
56 065 03 0737 002	32710 GRANDVIEW	12/07/21	\$165,000	PTA	03-ARM'S LENGTH	\$165,000	\$63,200	38.30	\$132,570	\$64,272	\$31,842	49.0	119.0	0.14	0.14	\$1,312	\$452,620	\$10.39	52.00	0185		65 - 68 (EXC 68-03)	401	FRONT FOOT		
56 065 03 0757 000	32741 GRANDVIEW	12/08/20	\$155,500	WD	03-ARM'S LENGTH	\$155,500	\$61,000	39.23	\$150,874	\$44,286	\$39,660	61.0	143.0	0.20	0.20	\$726	\$221,430	\$5.08	61.00	0185		65 - 68 (EXC 68-03)	401	FRONT FOOT		
56 065 03 0763 002	32641 GRANDVIEW	09/10/21	\$205,000	PTA	03-ARM'S LENGTH	\$205,000	\$63,800	31.12	\$133,600	\$106,305	\$34,905	53.7	143.0	0.17	0.17	\$1,980	\$621,667	\$14.27	52.00	0185		65 - 68 (EXC 68-03)	401	FRONT FOOT		
56 065 03 0796 002	32331 GRANDVIEW	08/13/21	\$170,000	PTA	03-ARM'S LENGTH	\$170,000	\$63,300	37.24	\$132,785	\$71,042	\$33,827	52.0	143.0	0.16	0.16	\$1,365	\$433,183	\$9.94	50.00	0185		65 - 68 (EXC 68-03)	401	FRONT FOOT		
56 065 03 0804 004	32231 GRANDVIEW	08/06/21	\$158,000	PTA	03-ARM'S LENGTH	\$158,000	\$59,900	37.91	\$125,320	\$66,507	\$33,827	52.0	143.0	0.16	0.16	\$1,278	\$405,530	\$9.31	50.00	0185		65 - 68 (EXC 68-03)	401	FRONT FOOT		
56 065 03 0833 002	32086 AVONDALE	11/12/20	\$135,000	WD	03-ARM'S LENGTH	\$135,000	\$54,300	40.22	\$134,866	\$31,122	\$30,988	47.7	120.0	0.14	0.14	\$653	\$225,522	\$5.18	50.00	0185		65 - 68 (EXC 68-03)	401	FRONT FOOT		
56 065 03 0855 002	32246 AVONDALE	07/13/21	\$130,000	PTA	03-ARM'S LENGTH	\$130,000	\$65,600	50.46	\$137,730	\$23,258	\$30,988	47.7	120.0	0.14	0.14	\$488	\$168,536	\$3.87	50.00	0185		65 - 68 (EXC 68-03)	401	FRONT FOOT		
56 065 03 0870 002	32348 AVONDALE	06/05/20	\$93,000	WD	03-ARM'S LENGTH	\$93,000	\$58,400	62.80	\$144,923	(\$20,935)	\$30,988	47.7	120.0	0.14	0.14	(\$439)	(\$151,703)	(\$3.48)	50.00	0185		65 - 68 (EXC 68-03)	401	FRONT FOOT		
56 065 03 0883 002	32446 AVONDALE	08/03/20	\$173,500	WD	03-ARM'S LENGTH	\$173,500	\$68,700	39.60	\$170,836	\$33,652	\$30,988	47.7	120.0	0.14	0.14	\$706	\$243,855	\$5.60	50.00	0185		65 - 68 (EXC 68-03)	401	FRONT FOOT		
56 065 03 0896 000	32530 AVONDALE	01/05/22	\$157,000	PTA	03-ARM'S LENGTH	\$157,000	\$62,100	39.55	\$130,281	\$57,707	\$30,988	47.7	120.0	0.14	0.14	\$1,210	\$418,167	\$9.60	50.00	0185		65 - 68 (EXC 68-03)	401	FRONT FOOT		
56 065 03 0914 002	32656 AVONDALE	07/02/21	\$170,000	PTA	03-ARM'S LENGTH	\$170,000	\$72,600	42.71	\$152,642	\$48,346	\$30,988	47.7	120.0	0.14	0.14	\$1,014	\$350,333	\$8.04	50.00	0185		65 - 68 (EXC 68-03)	401	FRONT FOOT		
56 066 02 0002 000	740 S VENOY	06/11/20	\$140,000	WD	03-ARM'S LENGTH	\$140,000	\$64,100	45.79	\$158,219	\$18,265	\$36,484	56.1	90.0	0.15	0.15	\$325	\$120,164	\$2.76	73.40	0185		65 - 68 (EXC 68-03)	401	FRONT FOOT		
56 066 02 0006 002	792 S VENOY	01/11/22	\$129,900	PTA	03-ARM'S LENGTH	\$129,900	\$57,500	44.26	\$120,554	\$39,681	\$30,335	46.7	115.0	0.13	0.13	\$850	\$300,614	\$6.90	50.00	0185		65 - 68 (EXC 68-03)	401	FRONT FOOT		
56 066 02 0103 002	906 S VENOY	01/31/22	\$107,000	PTA	03-ARM'S LENGTH	\$107,000	\$61,200	57.20	\$128,421	\$8,914	\$30,335	46.7	115.0	0.13	0.13	\$191	\$67,530	\$1.55	50.00	0185		65 - 68 (EXC 68-03)	401	FRONT FOOT		
56 066 02 0033 001	674 EASLEY	08/11/21	\$206,000	PTA	03-ARM'S LENGTH	\$206,000	\$72,200	35.05	\$151,273	\$93,400	\$38,673	59.5	108.3	0.18	0.18	\$1,570	\$533,714	\$12.25	70.33	0185		65 - 68 (EXC 68-03)	401	FRONT FOOT		
56 066 02 0051 000	927 EASLEY	10/25/21	\$150,000	PTA	03-ARM'S LENGTH	\$150,000	\$54,800	36.53	\$116,897	\$66,641	\$33,538	51.6	105.0	0.15	0.15	\$1,292	\$459,593	\$10.55	60.00	0185		65 - 68 (EXC 68-03)	401	FRONT FOOT		
56 066 02 0061 002	785 RAHN	08/10/21	\$146,500	PTA	03-ARM'S LENGTH	\$146,500	\$62,000	42.32	\$130,162	\$45,324	\$28,986	44.6	105.0	0.12	0.12	\$1,016	\$374,579	\$8.60	50.00	0185		65 - 68 (EXC 68-03)	401	FRONT FOOT		
56 066 02 0063 001	767 RAHN	11/16/20	\$150,000	WD	03-ARM'S LENGTH	\$150,000	\$52,900	35.27	\$131,117	\$47,869	\$28,986	44.6	105.0	0.12	0.12	\$1,073	\$395,612	\$9.08	50.00	0185		65 - 68 (EXC 68-03)	401	FRONT FOOT		
56 066 02 0071 002	742 RAHN	03/05/21	\$149,000	PTA	03-ARM'S LENGTH	\$149,000	\$63,100	42.35	\$156,311	\$21,398	\$28,709	44.2	103.0	0.12	0.12	\$484	\$181,339	\$4.16	50.00	0185		65 - 68 (EXC 68-03)	401	FRONT FOOT		
56 066 02 0075 002	784 RAHN	12/07/20	\$150,000	WD	03-ARM'S LENGTH	\$150,000	\$55,600	37.07	\$137,853	\$40,856	\$28,709	44.2	103.0	0.12	0.12	\$925	\$346,237	\$7.95	50.00	0185		65 - 68 (EXC 68-03)	401	FRONT FOOT		
56 066 02 0076 002	804 RAHN	07/16/21	\$191,000	PTA	03-ARM'S LENGTH	\$191,000	\$67,100	35.13	\$141,132	\$78,577	\$28,709	44.2	103.0	0.12	0.12	\$1,779	\$665,907	\$15.29	50.00	0185		65 - 68 (EXC 68-03)	401	FRONT FOOT		
56 066 02 0080 001	844 RAHN	07/31/20	\$130,700	WD	03-ARM'S LENGTH	\$130,700	\$52,500	40.17	\$132,108	\$27,301	\$28,709	44.2	103.0	0.12	0.12	\$618	\$321,364	\$5.31	50.00	0185		65 - 68 (EXC 68-03)	401	FRONT FOOT		
56 066 02 0096 001	722 DENICE	08/19/20	\$140,000	WD	03-ARM'S LENGTH	\$140,000	\$62,300	44.50	\$154,184	\$14,802	\$28,986	44.6	105.0	0.12	0.12	\$332	\$122,331	\$2.81	50.00	0185		65 - 68 (EXC 68-03)	401	FRONT FOOT		
56 066 02 0098 002	748 DENICE	01/26/21	\$147,500	WD	03-ARM'S LENGTH	\$147,500	\$63,600	43.12	\$157,422	\$19,064	\$28,986	44.6	105.0	0.12	0.12	\$428	\$157,554	\$3.62	50.00	0185						

56 067 01 1886 004	32646 PARKWOOD	06/29/20	\$138,000	WD	03-ARM'S LENGTH	\$138,000	\$56,500	40.94	\$140,155	\$29,598	\$31,753	48.9	126.0	0.15	0.15	\$606	\$204,124	\$4.69	50.00	0185	65-68 (EXC 68-03)	401	FRONT FOOT
56 067 01 1897 003	32500 PARKWOOD	09/16/20	\$160,000	WD	03-ARM'S LENGTH	\$160,000	\$55,000	34.38	\$136,338	\$55,791	\$32,129	49.4	129.0	0.15	0.15	\$1,129	\$379,966	\$8.65	50.00	0185	65-68 (EXC 68-03)	401	FRONT FOOT
56 067 02 0006 002	33105 AVONDALE	09/14/20	\$160,000	WD	03-ARM'S LENGTH	\$160,000	\$53,000	33.13	\$131,540	\$56,748	\$28,288	43.5	100.0	0.12	0.12	\$1,304	\$493,461	\$11.33	50.00	0185	65-68 (EXC 68-03)	401	FRONT FOOT
56 067 02 0006 000	33105 AVONDALE	06/23/21	\$171,000	PTA	03-ARM'S LENGTH	\$171,000	\$57,900	33.86	\$121,508	\$77,780	\$28,288	43.5	100.0	0.12	0.12	\$1,787	\$676,348	\$15.53	50.00	0185	65-68 (EXC 68-03)	401	FRONT FOOT
56 067 02 0010 001	33017 AVONDALE	01/14/22	\$145,000	PTA	03-ARM'S LENGTH	\$145,000	\$59,300	40.90	\$124,570	\$48,718	\$28,288	43.5	100.0	0.12	0.12	\$1,119	\$242,635	\$9.73	50.00	0185	65-68 (EXC 68-03)	401	FRONT FOOT
56 067 02 0018 002	1088 S VENOU	12/09/21	\$105,840	PTA	03-ARM'S LENGTH	\$105,840	\$54,400	51.40	\$113,951	\$22,224	\$30,335	46.7	115.0	0.13	0.13	\$476	\$188,364	\$3.87	50.00	0185	65-68 (EXC 68-03)	401	FRONT FOOT
56 067 02 0030 000	1375 EASLEY	07/06/20	\$120,000	WD	03-ARM'S LENGTH	\$120,000	\$61,000	50.83	\$152,597	\$5,064	\$37,661	57.9	116.5	0.17	0.17	\$87	\$29,103	\$0.67	65.00	0185	65-68 (EXC 68-03)	401	FRONT FOOT
56 067 02 0034 001	1319 EASLEY	12/13/21	\$185,000	PTA	03-ARM'S LENGTH	\$185,000	\$56,900	30.76	\$119,333	\$95,335	\$29,668	45.6	110.0	0.13	0.13	\$2,089	\$756,627	\$17.37	50.00	0185	65-68 (EXC 68-03)	401	FRONT FOOT
56 067 02 0037 000	1279 EASLEY	09/30/21	\$180,000	PTA	03-ARM'S LENGTH	\$180,000	\$61,500	34.17	\$129,024	\$80,644	\$29,668	45.6	110.0	0.13	0.13	\$1,767	\$640,032	\$14.69	50.00	0185	65-68 (EXC 68-03)	401	FRONT FOOT
56 067 02 0040 002	1237 EASLEY	09/03/21	\$188,000	PTA	03-ARM'S LENGTH	\$188,000	\$62,200	33.09	\$130,512	\$87,156	\$29,668	45.6	110.0	0.13	0.13	\$1,909	\$691,714	\$15.88	50.00	0185	65-68 (EXC 68-03)	401	FRONT FOOT
56 067 02 0044 002	1191 EASLEY	06/30/20	\$101,000	WD	03-ARM'S LENGTH	\$101,000	\$57,200	56.63	\$142,700	(\$1,878)	\$39,822	61.3	126.4	0.19	0.19	(\$31)	(\$9,781)	(\$0.22)	66.24	0185	65-68 (EXC 68-03)	401	FRONT FOOT
56 067 02 0049 000	1143 EASLEY	11/12/20	\$175,000	WD	03-ARM'S LENGTH	\$175,000	\$59,700	34.11	\$150,202	\$53,646	\$28,848	44.4	104.0	0.12	0.12	\$1,209	\$450,807	\$10.35	50.00	0185	65-68 (EXC 68-03)	401	FRONT FOOT
56 067 02 0059 000	33240 PARKWOOD	08/31/20	\$137,500	WD	03-ARM'S LENGTH	\$137,500	\$67,800	49.31	\$167,084	\$26,199	\$55,783	85.8	102.5	0.42	0.20	\$305	\$62,379	\$1.43	172.08	0185	65-68 (EXC 68-03)	401	FRONT FOOT
56 067 02 0062 002	1251 ALVIN	10/28/20	\$145,000	WD	03-ARM'S LENGTH	\$145,000	\$60,200	41.52	\$148,921	\$25,065	\$28,986	44.6	105.0	0.12	0.12	\$562	\$207,149	\$4.76	50.00	0185	65-68 (EXC 68-03)	401	FRONT FOOT
56 067 02 0074 000	1150 DENICE	11/03/20	\$155,000	OTH	03-ARM'S LENGTH	\$155,000	\$57,800	37.29	\$143,303	\$40,683	\$28,986	44.6	105.0	0.12	0.12	\$912	\$336,223	\$7.72	50.00	0185	65-68 (EXC 68-03)	401	FRONT FOOT
56 067 02 0077 002	1210 DENICE	08/25/20	\$150,500	WD	03-ARM'S LENGTH	\$150,500	\$56,400	37.48	\$140,032	\$39,454	\$28,986	44.6	105.0	0.12	0.12	\$885	\$326,066	\$7.49	50.00	0185	65-68 (EXC 68-03)	401	FRONT FOOT
56 067 02 0080 000	1244 DENICE	06/30/20	\$140,400	WD	03-ARM'S LENGTH	\$140,400	\$56,100	39.96	\$139,342	\$30,044	\$28,986	44.6	105.0	0.12	0.12	\$674	\$248,298	\$5.70	50.00	0185	65-68 (EXC 68-03)	401	FRONT FOOT
56 067 02 0088 002	1245 DENICE	10/21/21	\$172,500	PTA	03-ARM'S LENGTH	\$172,500	\$60,200	34.90	\$128,933	\$72,553	\$28,986	44.6	105.0	0.12	0.12	\$1,627	\$599,612	\$13.77	50.00	0185	65-68 (EXC 68-03)	401	FRONT FOOT
56 067 02 0097 000	1125 DENICE	09/14/20	\$155,000	WD	03-ARM'S LENGTH	\$155,000	\$60,100	38.77	\$148,909	\$41,847	\$35,756	55.0	105.0	0.16	0.16	\$761	\$286,541	\$6.12	65.00	0185	65-68 (EXC 68-03)	401	FRONT FOOT
56 067 02 0104 002	1232 RAHN	03/28/22	\$195,000	PTA	03-ARM'S LENGTH	\$195,000	\$59,800	30.67	\$125,564	\$98,422	\$28,986	44.6	105.0	0.12	0.12	\$2,207	\$813,405	\$18.67	50.00	0185	65-68 (EXC 68-03)	401	FRONT FOOT
56 067 02 0108 002	1318 RAHN	08/05/21	\$170,000	PTA	03-ARM'S LENGTH	\$170,000	\$60,200	35.41	\$126,318	\$72,668	\$28,986	44.6	105.0	0.12	0.12	\$1,630	\$600,562	\$13.79	50.00	0185	65-68 (EXC 68-03)	401	FRONT FOOT
56 067 02 0112 002	1331 RAHN	05/21/21	\$142,500	WD	03-ARM'S LENGTH	\$142,500	\$55,100	38.67	\$115,489	\$55,997	\$28,986	44.6	105.0	0.12	0.12	\$1,256	\$462,785	\$10.62	50.00	0185	65-68 (EXC 68-03)	401	FRONT FOOT
56 067 02 0113 002	1307 RAHN	11/03/21	\$155,900	PTA	03-ARM'S LENGTH	\$155,900	\$64,400	41.31	\$138,340	\$46,546	\$28,986	44.6	105.0	0.12	0.12	\$1,044	\$384,678	\$8.83	50.00	0185	65-68 (EXC 68-03)	401	FRONT FOOT
56 067 02 0118 002	1181 RAHN	11/18/21	\$154,000	PTA	03-ARM'S LENGTH	\$154,000	\$61,800	40.13	\$129,783	\$53,203	\$28,986	44.6	105.0	0.12	0.12	\$1,193	\$439,694	\$10.09	50.00	0185	65-68 (EXC 68-03)	401	FRONT FOOT
56 067 02 0125 002	1240 EASLEY	02/28/22	\$197,000	PTA	03-ARM'S LENGTH	\$197,000	\$61,400	31.17	\$128,862	\$97,124	\$28,986	44.6	105.0	0.12	0.12	\$2,178	\$802,678	\$18.43	50.00	0185	65-68 (EXC 68-03)	401	FRONT FOOT
56 067 02 0137 000	1368 EASLEY	11/20/20	\$117,000	WD	03-ARM'S LENGTH	\$117,000	\$58,500	50.00	\$144,118	\$15,858	\$42,976	66.1	162.1	0.23	0.23	\$240	\$68,353	\$1.57	62.37	0185	65-68 (EXC 68-03)	401	FRONT FOOT
56 067 02 0142 002	33047 PARKWOOD	06/03/21	\$157,000	PTA	03-ARM'S LENGTH	\$157,000	\$61,800	39.36	\$123,529	\$65,724	\$32,253	49.6	130.0	0.15	0.15	\$1,325	\$441,101	\$10.13	50.00	0185	65-68 (EXC 68-03)	401	FRONT FOOT
56 067 02 0152 000	33251 PARKWOOD	05/25/21	\$176,000	PTA	03-ARM'S LENGTH	\$176,000	\$74,700	42.44	\$149,432	\$66,280	\$39,712	61.1	124.7	0.19	0.19	\$1,085	\$347,016	\$7.97	66.55	0185	65-68 (EXC 68-03)	401	FRONT FOOT
56 067 02 0154 000	1354 ALVIN	01/29/21	\$173,000	WD	03-ARM'S LENGTH	\$173,000	\$78,300	45.26	\$192,171	\$52,250	\$71,421	109.9	147.4	0.42	0.42	\$476	\$123,522	\$2.84	124.85	0185	65-68 (EXC 68-03)	401	FRONT FOOT
56 067 02 0174 000	979 EASLEY	05/03/21	\$160,000	PTA	03-ARM'S LENGTH	\$160,000	\$62,800	39.25	\$125,529	\$69,365	\$34,894	53.7	100.0	0.15	0.15	\$1,292	\$465,537	\$10.69	65.00	0185	65-68 (EXC 68-03)	401	FRONT FOOT
56 067 02 0179 002	33120 AVONDALE	09/01/21	\$180,000	PTA	03-ARM'S LENGTH	\$180,000	\$57,900	32.17	\$121,573	\$86,715	\$28,288	43.5	100.0	0.12	0.12	\$1,993	\$754,043	\$17.31	50.00	0185	65-68 (EXC 68-03)	401	FRONT FOOT
56 067 02 0184 002	33012 AVONDALE	09/24/21	\$150,000	PTA	03-ARM'S LENGTH	\$150,000	\$57,700	38.47	\$121,056	\$57,232	\$28,288	43.5	100.0	0.12	0.12	\$1,315	\$497,670	\$11.42	50.00	0185	65-68 (EXC 68-03)	401	FRONT FOOT
56 067 03 0016 000	33230 CRESTON	11/23/21	\$170,000	PTA	03-ARM'S LENGTH	\$170,000	\$62,100	36.53	\$130,283	\$70,962	\$31,245	48.1	122.0	0.14	0.14	\$1,476	\$506,871	\$11.64	50.00	0185	65-68 (EXC 68-03)	401	FRONT FOOT
56 067 03 0022 000	1452 ASHBY	02/24/22	\$165,000	PTA	03-ARM'S LENGTH	\$165,000	\$57,100	34.61	\$119,589	\$76,842	\$31,431	48.4	106.0	0.13	0.13	\$1,589	\$573,448	\$13.16	55.00	0185	65-68 (EXC 68-03)	401	FRONT FOOT
56 067 03 0024 000	33322 MELTON	04/09/21	\$179,000	PTA	03-ARM'S LENGTH	\$179,000	\$65,500	36.59	\$130,907	\$79,720	\$31,627	48.7	125.0	0.14	0.14	\$1,638	\$557,483	\$12.80	50.00	0185	65-68 (EXC 68-03)	401	FRONT FOOT
56 067 03 0034 000	1569 ZORN	11/05/20	\$167,500	WD	03-ARM'S LENGTH	\$167,500	\$61,700	36.84	\$152,534	\$50,878	\$35,912	55.2	148.3	0.18	0.18	\$921	\$284,235	\$6.53	52.68	0185	65-68 (EXC 68-03)	401	FRONT FOOT
56 067 03 0035 000	1557 ZORN	07/16/21	\$193,000	PTA	03-ARM'S LENGTH	\$193,000	\$64,400	33.37	\$135,103	\$90,042	\$32,145	49.5	118.8	0.14	0.14	\$1,821	\$625,292	\$14.35	52.69	0185	65-68 (EXC 68-03)	401	FRONT FOOT
56 067 03 0037 002	1537 ZORN	06/08/20	\$204,000	WD	03-ARM'S LENGTH	\$204,000	\$84,900	41.62	\$210,491	\$27,331	\$32,822	52.0	104.0	0.15	0.15	\$525	\$187,199	\$4.30	61.00	0185	65-68 (EXC 68-03)	401	FRONT FOOT
56 067 03 0046 000	1632 ASHBY	11/02/20	\$193,000	WD	03-ARM'S LENGTH	\$193,000	\$103,400	53.58	\$255,915	(\$6,671)	\$58,244	89.6	124.8	0.31	0.31	(\$52)	(\$15,166)	(\$0.35)	107.37	0185	65-68 (EXC 68-03)	401	FRONT FOOT
56 067 03 0056 000	33218 BARRINGTON	08/20/21	\$175,000	PTA	03-ARM'S LENGTH	\$175,000	\$65,300	37.31	\$137,123	\$70,219	\$32,342	49.8	106.0	0.14	0.14	\$1,411	\$505,173	\$11.60	57.00	0185	65-68 (EXC 68-03)	401	FRONT FOOT
56 067 03 0061 000	33245 MELTON	09/04/20	\$147,000	WD	03-ARM'S LENGTH	\$147,000	\$60,800	41.36	\$150,937	\$29,760	\$33,697	51.8	106.0	0.15	0.15	\$574	\$203,836	\$4.68	60.00	0185	65-68 (EXC 68-03)	401	FRONT FOOT
56 067 03 0063 000	33221 MELTON	10/12/21	\$166,000	PTA	03-ARM'S LENGTH	\$166,000	\$65,400	39.40	\$137,331	\$61,011	\$32,342	49.8	106.0	0.14	0.14	\$1,226	\$438,928	\$10.08	57.00	0185	65-68 (EXC 68-03)	401	FRONT FOOT
56 067 03 0069 000	33053 MELTON	08/25/20	\$155,000	WD	03-ARM'S LENGTH	\$155,000	\$59,400	38.32	\$147,473	\$39,869	\$32,342	49.8	106.0	0.14	0.14	\$801	\$286,827	\$6.58	57.00	0185	65-68 (EXC 68-03)	401	FRONT FOOT
56 067 03 0073 303	1534 RAYMER	03/21/22	\$237,500	PTA	03-ARM'S LENGTH	\$237,500	\$78,900	33.22	\$165,875	\$108,205	\$36,580	56.3	162.0	0.19	0.19	\$1,923	\$569,500	\$13.07	51.00	0185	65-68 (EXC 68-03)	401	FRONT FOOT
56 067 03 0077 001	1523 RAYMER	02/10/22	\$172,500	PTA	03-ARM'S LENGTH	\$172,500	\$61,800	35.83	\$129,494	\$77,182	\$34,176	52.6	97.2	0.14	0.14	\$1,468	\$535,986	\$12.30	64.48	0185	65-68 (EXC 68-03)	401	FRONT FOOT
56 067 03 0080 000	1473 RAYMER	10/04/21	\$165,000	PTA	03-ARM'S LENGTH	\$165,000	\$70,100	42.48	\$147,378	\$47,071	\$2												

56 068 02 1378 001	31606 FAIRCHILD	05/12/21	\$166,000	PTA	03-ARM'S LENGTH	\$166,000	\$58,400	35.18	\$116,881	\$86,684	\$37,565	57.8	143.0	0.19	0.19	\$1,500	\$463,551	\$10.64	57.00	0185	65 - 68 (EXC 68-03)	401	FRONT FOOT
56 068 02 1378 002	31618 FAIRCHILD	08/25/21	\$175,000	PTA	03-ARM'S LENGTH	\$175,000	\$55,400	31.66	\$115,775	\$93,052	\$33,827	52.0	143.0	0.16	0.16	\$1,788	\$567,390	\$13.03	50.00	0185	65 - 68 (EXC 68-03)	401	FRONT FOOT
56 068 02 1381 002	31640 FAIRCHILD	10/27/20	\$118,000	WD	03-ARM'S LENGTH	\$118,000	\$47,700	40.42	\$117,504	\$34,323	\$33,827	52.0	143.0	0.16	0.16	\$660	\$209,287	\$4.80	50.00	0185	65 - 68 (EXC 68-03)	401	FRONT FOOT
56 068 02 1391 002	31806 FAIRCHILD	11/22/21	\$150,000	PTA	03-ARM'S LENGTH	\$150,000	\$55,800	37.20	\$116,615	\$67,212	\$33,827	52.0	143.0	0.16	0.16	\$1,292	\$409,829	\$9.41	50.00	0185	65 - 68 (EXC 68-03)	401	FRONT FOOT
56 068 02 1419 000	31437 FAIRCHILD	10/15/21	\$157,000	PTA	03-ARM'S LENGTH	\$157,000	\$66,500	42.36	\$140,711	\$68,295	\$52,006	80.0	132.0	0.27	0.27	\$854	\$250,165	\$5.74	90.00	0185	65 - 68 (EXC 68-03)	401	FRONT FOOT
56 068 02 1442 002	31540 GLEN	10/27/21	\$180,000	PTA	03-ARM'S LENGTH	\$180,000	\$57,900	32.17	\$123,208	\$93,389	\$36,597	56.3	132.0	0.18	0.18	\$1,659	\$530,619	\$12.18	58.00	0185	65 - 68 (EXC 68-03)	401	FRONT FOOT
56 068 02 1446 002	31640 GLEN	10/21/21	\$149,900	PTA	03-ARM'S LENGTH	\$149,900	\$56,800	37.89	\$121,178	\$61,222	\$32,500	50.0	132.0	0.15	0.15	\$1,224	\$402,776	\$9.25	50.00	0185	65 - 68 (EXC 68-03)	401	FRONT FOOT
56 068 02 1454 002	31764 GLEN	01/12/22	\$120,000	PTA	03-ARM'S LENGTH	\$120,000	\$64,000	53.33	\$134,285	\$18,215	\$32,500	50.0	132.0	0.15	0.15	\$364	\$119,836	\$2.75	50.00	0185	65 - 68 (EXC 68-03)	401	FRONT FOOT
56 068 02 1465 002	31751 GLEN	03/29/22	\$110,000	PTA	03-ARM'S LENGTH	\$110,000	\$69,400	63.09	\$145,901	(\$3,401)	\$32,500	50.0	132.0	0.15	0.15	(\$68)	(\$22,375)	(\$0.51)	50.00	0185	65 - 68 (EXC 68-03)	401	FRONT FOOT
56 068 02 1477 002	31527 GLEN	08/07/20	\$140,000	WD	03-ARM'S LENGTH	\$140,000	\$52,700	37.64	\$130,666	\$42,870	\$33,536	51.6	132.0	0.16	0.16	\$831	\$271,329	\$6.23	52.00	0185	65 - 68 (EXC 68-03)	401	FRONT FOOT
56 068 02 1485 000	31441 GLEN	08/03/20	\$114,000	WD	03-ARM'S LENGTH	\$114,000	\$47,700	41.84	\$117,094	\$29,406	\$32,500	50.0	132.0	0.15	0.15	\$588	\$193,461	\$4.44	50.00	0185	65 - 68 (EXC 68-03)	401	FRONT FOOT
56 068 02 1492 001	31412 HAZELWOOD	05/27/20	\$85,000	WD	03-ARM'S LENGTH	\$85,000	\$50,500	59.41	\$124,994	(\$7,494)	\$32,500	50.0	132.0	0.15	0.15	(\$150)	(\$49,303)	(\$1.13)	50.00	0185	65 - 68 (EXC 68-03)	401	FRONT FOOT
56 068 02 1507 002	31536 HAZELWOOD	06/18/21	\$159,000	PTA	03-ARM'S LENGTH	\$159,000	\$56,500	35.53	\$113,026	\$78,474	\$32,500	50.0	132.0	0.15	0.15	\$1,569	\$516,276	\$11.85	50.00	0185	65 - 68 (EXC 68-03)	401	FRONT FOOT
56 068 02 1523 002	31826 HAZELWOOD	10/20/20	\$117,500	WD	03-ARM'S LENGTH	\$117,500	\$56,900	48.43	\$140,234	\$9,766	\$32,500	50.0	132.0	0.15	0.15	\$195	\$64,250	\$1.47	50.00	0185	65 - 68 (EXC 68-03)	401	FRONT FOOT
56 068 02 1530 002	31749 HAZELWOOD	08/20/21	\$132,000	PTA	03-ARM'S LENGTH	\$132,000	\$50,100	37.95	\$104,508	\$59,992	\$32,500	50.0	132.0	0.15	0.15	\$1,200	\$394,684	\$9.06	50.00	0185	65 - 68 (EXC 68-03)	401	FRONT FOOT
56 068 02 1538 002	31625 HAZELWOOD	07/16/21	\$104,000	WD	03-ARM'S LENGTH	\$104,000	\$59,700	57.40	\$124,784	\$11,716	\$32,500	50.0	132.0	0.15	0.15	\$234	\$77,079	\$1.77	50.00	0185	65 - 68 (EXC 68-03)	401	FRONT FOOT
56 068 02 1538 002	31625 HAZELWOOD	01/31/22	\$180,000	PTA	03-ARM'S LENGTH	\$180,000	\$59,700	33.17	\$111,827	\$100,673	\$32,500	50.0	132.0	0.15	0.15	\$2,013	\$662,322	\$15.20	50.00	0185	65 - 68 (EXC 68-03)	401	FRONT FOOT
56 068 02 1547 000	31473 HAZELWOOD	10/08/20	\$152,000	WD	03-ARM'S LENGTH	\$152,000	\$51,800	34.08	\$128,709	\$49,291	\$26,000	40.0	132.0	0.12	0.12	\$1,232	\$407,364	\$9.35	40.00	0185	65 - 68 (EXC 68-03)	401	FRONT FOOT
56 068 02 1551 001	31411 HAZELWOOD	04/16/21	\$60,000	PTA	03-ARM'S LENGTH	\$60,000	\$59,200	98.67	\$118,278	(\$25,778)	\$32,500	50.0	132.0	0.15	0.15	(\$516)	(\$169,592)	(\$3.89)	50.00	0185	65 - 68 (EXC 68-03)	401	FRONT FOOT
56 068 02 1568 001	31500 PARKWOOD	12/15/20	\$129,900	WD	03-ARM'S LENGTH	\$129,900	\$46,100	35.49	\$114,099	\$41,801	\$26,000	40.0	132.0	0.12	0.12	\$1,045	\$345,463	\$7.93	40.00	0185	65 - 68 (EXC 68-03)	401	FRONT FOOT
56 068 04 0012 000	1605 GLORIA	03/18/22	\$178,000	PTA	03-ARM'S LENGTH	\$178,000	\$62,400	35.06	\$130,544	\$83,310	\$35,854	55.2	120.0	0.17	0.17	\$1,510	\$504,909	\$11.59	60.00	0185	65 - 68 (EXC 68-03)	401	FRONT FOOT
56 068 04 0021 000	1725 GLORIA	05/04/21	\$147,500	PTA	03-ARM'S LENGTH	\$147,500	\$62,100	42.10	\$124,097	\$54,885	\$31,482	48.4	120.0	0.14	0.14	\$1,133	\$392,036	\$9.00	51.00	0185	65 - 68 (EXC 68-03)	401	FRONT FOOT
56 068 04 0023 000	1749 GLORIA	06/30/20	\$132,100	WD	03-ARM'S LENGTH	\$132,100	\$57,200	43.30	\$141,415	\$28,909	\$38,224	58.8	120.0	0.18	0.18	\$492	\$161,503	\$3.71	65.00	0185	65 - 68 (EXC 68-03)	401	FRONT FOOT
56 068 04 0037 000	1518 GLORIA	01/31/22	\$165,000	PTA	03-ARM'S LENGTH	\$165,000	\$54,800	33.21	\$114,695	\$83,044	\$32,739	50.4	115.0	0.15	0.15	\$1,649	\$572,717	\$13.15	55.00	0185	65 - 68 (EXC 68-03)	401	FRONT FOOT
56 068 04 0047 000	32119 PARKWOOD	08/31/20	\$130,000	WD	03-ARM'S LENGTH	\$130,000	\$61,400	47.23	\$152,431	\$9,588	\$32,019	49.3	110.0	0.14	0.14	\$195	\$68,978	\$1.58	55.00	0185	65 - 68 (EXC 68-03)	401	FRONT FOOT
56 068 04 0049 000	32145 PARKWOOD	05/19/21	\$169,900	PTA	03-ARM'S LENGTH	\$169,900	\$56,600	33.31	\$113,187	\$88,732	\$32,019	49.3	110.0	0.14	0.14	\$1,801	\$638,360	\$14.65	55.00	0185	65 - 68 (EXC 68-03)	401	FRONT FOOT
56 068 04 0060 000	1535 NORTHGATE	06/08/21	\$175,000	PTA	03-ARM'S LENGTH	\$175,000	\$58,600	33.49	\$117,100	\$89,919	\$32,019	49.3	110.0	0.14	0.14	\$1,825	\$646,899	\$14.85	55.00	0185	65 - 68 (EXC 68-03)	401	FRONT FOOT
56 068 04 0067 000	1645 NORTHGATE	02/01/22	\$190,000	PTA	03-ARM'S LENGTH	\$190,000	\$69,200	36.42	\$145,301	\$77,438	\$32,739	50.4	115.0	0.15	0.15	\$1,537	\$534,055	\$12.26	55.00	0185	65 - 68 (EXC 68-03)	401	FRONT FOOT
56 068 04 0078 000	1550 NORTHGATE	07/23/20	\$145,000	WD	03-ARM'S LENGTH	\$145,000	\$54,000	37.24	\$133,900	\$41,828	\$30,728	47.3	118.0	0.14	0.14	\$885	\$309,837	\$7.11	50.00	0185	65 - 68 (EXC 68-03)	401	FRONT FOOT
56 068 04 0103 000	1560 WINIFRED	08/18/21	\$143,000	PTA	03-ARM'S LENGTH	\$143,000	\$52,500	36.71	\$109,921	\$63,807	\$30,728	47.3	118.0	0.14	0.14	\$1,350	\$472,644	\$10.85	50.00	0185	65 - 68 (EXC 68-03)	401	FRONT FOOT
56 068 04 0111 000	1531 FLYNN	09/29/21	\$110,000	PTA	03-ARM'S LENGTH	\$110,000	\$44,100	40.09	\$93,458	\$47,761	\$31,219	48.0	118.0	0.14	0.14	\$994	\$346,094	\$7.95	51.00	0185	65 - 68 (EXC 68-03)	401	FRONT FOOT
56 068 04 0114 000	1559 FLYNN	06/04/21	\$165,000	PTA	03-ARM'S LENGTH	\$165,000	\$61,400	37.21	\$122,713	\$73,015	\$30,728	47.3	118.0	0.14	0.14	\$1,545	\$540,852	\$12.42	50.00	0185	65 - 68 (EXC 68-03)	401	FRONT FOOT
56 068 04 0124 000	1644 FLYNN	06/04/21	\$75,000	PTA	03-ARM'S LENGTH	\$75,000	\$42,600	56.80	\$85,238	\$21,193	\$31,431	48.4	106.0	0.13	0.13	\$438	\$158,157	\$3.63	55.00	0185	65 - 68 (EXC 68-03)	401	FRONT FOOT
56 068 04 0126 000	1624 FLYNN	09/17/21	\$124,900	PTA	03-ARM'S LENGTH	\$124,900	\$44,500	35.63	\$92,579	\$64,340	\$32,019	49.3	110.0	0.14	0.14	\$1,306	\$462,878	\$10.63	55.00	0185	65 - 68 (EXC 68-03)	401	FRONT FOOT
56 068 04 0143 000	32263 PARKWOOD	07/20/21	\$180,500	PTA	03-ARM'S LENGTH	\$180,500	\$56,500	31.30	\$118,344	\$94,175	\$32,019	49.3	110.0	0.14	0.14	\$1,912	\$677,518	\$15.55	55.00	0185	65 - 68 (EXC 68-03)	401	FRONT FOOT
56 068 04 0165 000	1711 S HUBBARD	10/05/21	\$155,000	PTA	03-ARM'S LENGTH	\$155,000	\$73,200	47.23	\$154,430	\$41,606	\$41,036	63.1	110.0	0.19	0.19	\$659	\$220,138	\$5.05	75.00	0185	65 - 68 (EXC 68-03)	401	FRONT FOOT
56 068 04 0197 000	32208 PALMER	09/30/21	\$137,000	PTA	03-ARM'S LENGTH	\$137,000	\$69,500	50.73	\$145,870	\$23,149	\$32,019	49.3	110.0	0.14	0.14	\$470	\$166,540	\$3.82	55.00	0185	65 - 68 (EXC 68-03)	401	FRONT FOOT
<b>Totals:</b>			<b>\$29,348,889</b>			<b>\$29,348,889</b>	<b>\$11,496,400</b>		<b>\$25,888,031</b>	<b>\$9,780,167</b>	<b>\$6,319,309</b>	<b>9,722.0</b>			<b>29.17</b>		<b>28.96</b>						
								<b>Sale. Ratio =&gt;</b>	<b>39.17</b>		<b>Average</b>			<b>Average</b>			<b>Average</b>						
								<b>Std. Dev. =&gt;</b>	<b>7.86</b>		<b>per FF=&gt;</b>	<b>\$1,006</b>		<b>per Net Acre=&gt;</b>	<b>335,258.71</b>		<b>per SqFt=&gt;</b>	<b>\$7.70</b>					

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Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1	
56 068 03 0002 001	1424 NORRIS	01/25/21	\$122,000	WD	03-ARM'S LENGTH	\$122,000	\$52,000	42.62	\$138,746	\$12,007	\$28,753	67.7	130.0	0.19	0.19	\$177	\$61,892	\$1.42	65.00	0190		PAGES 068-03 401	FRONT FOOT		
56 068 03 0018 002	1653 NORRIS	12/30/21	\$130,000	PTA	03-ARM'S LENGTH	\$130,000	\$43,500	33.46	\$91,111	\$64,389	\$25,500	60.0	120.0	0.17	0.17	\$1,073	\$390,236	\$8.96	60.00	0190		PAGES 068-03 401	FRONT FOOT		
56 068 03 0023 001	1501 NORRIS	11/24/21	\$66,000	PTA	03-ARM'S LENGTH	\$66,000	\$33,000	50.00	\$68,594	\$22,906	\$25,500	60.0	120.0	0.17	0.17	\$382	\$138,824	\$3.19	60.00	0190		PAGES 068-03 401	FRONT FOOT		
56 068 03 0029 301	1418 BEATRICE	03/26/21	\$103,000	PTA	03-ARM'S LENGTH	\$103,000	\$46,200	44.85	\$121,065	\$26,560	\$44,625	105.0	120.0	0.29	0.29	\$253	\$91,903	\$2.11	105.00	0190		PAGES 068-03 401	FRONT FOOT		
56 068 03 0032 002	1472 BEATRICE	10/15/20	\$132,000	WD	03-ARM'S LENGTH	\$132,000	\$40,800	30.91	\$110,810	\$46,690	\$25,500	60.0	120.0	0.17	0.17	\$778	\$282,970	\$6.50	60.00	0190		PAGES 068-03 401	FRONT FOOT		
56 068 03 0042 000	31714 PALMER	11/17/20	\$125,000	WD	03-ARM'S LENGTH	\$125,000	\$55,700	44.56	\$144,869	\$10,213	\$30,082	70.8	167.0	0.23	0.23	\$144	\$44,404	\$1.02	60.00	0190		PAGES 068-03 401	FRONT FOOT		
56 068 03 0043 000	31646 PALMER	02/23/22	\$87,500	PTA	03-ARM'S LENGTH	\$87,500	\$56,000	64.00	\$115,749	\$1,833	\$30,082	70.8	167.0	0.23	0.23	\$26	\$7,970	\$0.18	60.00	0190		PAGES 068-03 401	FRONT FOOT		
56 068 03 0060 002	1468 ELIAS	06/05/20	\$90,000	WD	03-ARM'S LENGTH	\$90,000	\$32,100	35.67	\$86,814	\$22,311	\$19,125	45.0	120.0	0.12	0.12	\$496	\$179,927	\$4.13	45.00	0190		PAGES 068-03 401	FRONT FOOT		
56 068 03 0069 300	31618 PALMER	03/11/21	\$129,150	PTA	03-ARM'S LENGTH	\$129,150	\$65,700	50.87	\$171,963	\$17,351	\$60,164	141.6	167.0	0.46	0.46	\$123	\$37,720	\$0.87	120.00	0190		PAGES 068-03 401	FRONT FOOT		
56 068 03 0073 002	1675 ELIAS	05/11/20	\$85,000	WD	03-ARM'S LENGTH	\$85,000	\$24,800	28.94	\$66,554	\$37,571	\$19,125	45.0	120.0	0.12	0.12	\$835	\$302,992	\$6.96	45.00	0190		PAGES 068-03 401	FRONT FOOT		
56 068 03 0077 000	1611 ELIAS	07/06/21	\$200,000	PTA	03-ARM'S LENGTH	\$200,000	\$91,800	45.90	\$190,359	\$43,216	\$33,575	79.0	120.0	0.22	0.22	\$547	\$198,239	\$4.55	79.00	0190		PAGES 068-03 401	FRONT FOOT		
56 068 03 0088 000	1456 LILLIAN	07/19/21	\$170,000	PTA	03-ARM'S LENGTH	\$170,000	\$62,500	36.76	\$130,635	\$77,615	\$38,250	90.0	120.0	0.25	0.25	\$862	\$312,964	\$7.18	90.00	0190		PAGES 068-03 401	FRONT FOOT		
56 068 03 0090 000	1496 LILLIAN	06/03/20	\$150,000	WD	03-ARM'S LENGTH	\$150,000	\$45,500	30.33	\$122,051	\$66,199	\$38,250	90.0	120.0	0.25	0.25	\$736	\$266,931	\$6.13	90.00	0190		PAGES 068-03 401	FRONT FOOT		
56 068 03 0092 000	1620 LILLIAN	04/07/20	\$140,900	WD	03-ARM'S LENGTH	\$140,900	\$62,600	44.43	\$162,566	\$50,159	\$71,825	169.0	120.0	0.47	0.47	\$297	\$107,637	\$2.47	169.00	0190		PAGES 068-03 401	FRONT FOOT		
56 068 03 0094 000	1644 LILLIAN	06/29/20	\$113,500	WD	03-ARM'S LENGTH	\$113,500	\$42,700	37.62	\$111,720	\$40,030	\$38,250	90.0	120.0	0.25	0.25	\$445	\$161,411	\$3.71	90.00	0190		PAGES 068-03 401	FRONT FOOT		
<b>Totals:</b>			<b>\$1,844,050</b>			<b>\$1,844,050</b>	<b>\$754,700</b>		<b>\$1,833,606</b>	<b>\$539,050</b>	<b>\$528,606</b>	<b>1,243.8</b>		<b>3.57</b>	<b>3.57</b>	<b>\$478</b>									
									<b>Sale. Ratio =&gt;</b>	<b>40.93</b>	<b>Average</b>			<b>Average</b>			<b>Average</b>								
									<b>Std. Dev. =&gt;</b>	<b>9.44</b>	<b>per FF=&gt;</b>			<b>\$433</b>	<b>per Net Acre=&gt;</b>			<b>150,825.41</b>	<b>per SqFt=&gt;</b>			<b>\$3.46</b>			

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
56 069 01 0017 002	30545 HIVELEY	06/05/20	\$148,000	WD	03-ARM'S LENGTH	\$148,000	\$63,600	42.97	\$163,300	\$15,035	\$30,335	55.2	135.0	0.16	0.16	\$273	\$93,385	\$2.14	52.00	52.00		PAGE 69	401	FRONT FOOT
56 069 01 0020 002	30517 HIVELEY	10/02/20	\$149,000	WD	03-ARM'S LENGTH	\$149,000	\$51,700	34.70	\$135,867	\$43,468	\$30,335	55.2	135.0	0.16	0.16	\$788	\$269,988	\$6.20	52.00	52.00		PAGE 69	401	FRONT FOOT
56 069 01 0023 002	30481 HIVELEY	02/12/21	\$163,000	WD	03-ARM'S LENGTH	\$163,000	\$55,000	33.74	\$142,743	\$50,592	\$30,335	55.2	135.0	0.16	0.16	\$917	\$134,236	\$7.21	52.00	52.00		PAGE 69	401	FRONT FOOT
56 069 01 0029 002	526 S HENRY RUFF	10/15/21	\$172,600	PTA	03-ARM'S LENGTH	\$172,600	\$57,300	33.20	\$126,924	\$72,005	\$26,329	47.9	110.0	0.13	0.13	\$1,504	\$571,468	\$13.12	50.00	50.00		PAGE 69	401	FRONT FOOT
56 069 01 0032 002	536 S HENRY RUFF	06/14/21	\$154,000	PTA	03-ARM'S LENGTH	\$154,000	\$57,000	37.01	\$113,935	\$66,394	\$26,329	47.9	110.0	0.13	0.13	\$1,387	\$526,937	\$12.10	50.00	50.00		PAGE 69	401	FRONT FOOT
56 069 01 0063 002	30806 STEINHAUER	03/31/22	\$168,000	PTA	03-ARM'S LENGTH	\$168,000	\$60,000	35.71	\$128,256	\$68,912	\$29,168	53.0	135.0	0.16	0.16	\$1,299	\$444,594	\$10.21	50.00	50.00		PAGE 69	401	FRONT FOOT
56 069 01 0077 002	31237 STEINHAUER	11/15/21	\$178,000	PTA	03-ARM'S LENGTH	\$178,000	\$62,400	35.06	\$133,478	\$73,145	\$28,623	52.0	130.0	0.15	0.15	\$1,406	\$490,906	\$11.27	50.00	50.00		PAGE 69	401	FRONT FOOT
56 069 01 0078 002	31223 STEINHAUER	11/12/21	\$150,000	PTA	03-ARM'S LENGTH	\$150,000	\$58,000	38.67	\$124,012	\$54,611	\$28,623	52.0	130.0	0.15	0.15	\$1,049	\$366,517	\$8.41	50.00	50.00		PAGE 69	401	FRONT FOOT
56 069 01 0105 002	30745 STEINHAUER	10/28/20	\$128,000	WD	03-ARM'S LENGTH	\$128,000	\$51,300	40.08	\$133,123	\$23,937	\$29,060	52.8	134.0	0.15	0.15	\$453	\$155,435	\$3.57	50.00	50.00		PAGE 69	401	FRONT FOOT
56 069 01 0115 002	30525 STEINHAUER	07/10/20	\$98,000	WD	03-ARM'S LENGTH	\$98,000	\$45,500	46.43	\$116,614	\$11,608	\$30,222	54.9	134.0	0.16	0.16	\$211	\$72,550	\$1.67	52.00	52.00		PAGE 69	401	FRONT FOOT
56 069 01 0116 002	30511 STEINHAUER	08/28/20	\$136,000	WD	03-ARM'S LENGTH	\$136,000	\$56,000	41.18	\$145,184	\$21,038	\$30,222	54.9	134.0	0.16	0.16	\$383	\$131,488	\$3.02	52.00	52.00		PAGE 69	401	FRONT FOOT
56 069 01 0122 002	30471 STEINHAUER	10/15/20	\$170,000	WD	03-ARM'S LENGTH	\$170,000	\$54,100	31.82	\$140,603	\$59,732	\$30,335	55.2	135.0	0.16	0.16	\$1,083	\$371,006	\$8.52	52.00	52.00		PAGE 69	401	FRONT FOOT
56 069 01 0136 002	652 S HENRY RUFF	03/09/22	\$148,000	PTA	03-ARM'S LENGTH	\$148,000	\$62,100	41.96	\$132,617	\$46,978	\$31,595	57.4	110.0	0.15	0.15	\$818	\$309,066	\$7.10	60.00	60.00		PAGE 69	401	FRONT FOOT
56 069 01 0144 002	30492 BIRCHWOOD	01/21/22	\$160,000	PTA	03-ARM'S LENGTH	\$160,000	\$59,300	37.06	\$126,603	\$63,619	\$30,222	54.9	134.0	0.16	0.16	\$1,158	\$397,619	\$9.13	52.00	52.00		PAGE 69	401	FRONT FOOT
56 069 01 0158 002	30744 BIRCHWOOD	11/19/20	\$173,000	WD	03-ARM'S LENGTH	\$173,000	\$53,300	30.81	\$137,973	\$64,087	\$29,060	52.8	134.0	0.15	0.15	\$1,213	\$416,149	\$9.55	50.00	50.00		PAGE 69	401	FRONT FOOT
56 069 01 0183 002	31200 BIRCHWOOD	02/26/21	\$154,500	PTA	03-ARM'S LENGTH	\$154,500	\$52,200	33.79	\$135,234	\$49,488	\$30,222	54.9	134.0	0.16	0.16	\$901	\$309,300	\$7.10	52.00	52.00		PAGE 69	401	FRONT FOOT
56 069 01 0184 002	31214 BIRCHWOOD	03/26/21	\$158,900	PTA	03-ARM'S LENGTH	\$158,900	\$52,300	32.91	\$135,584	\$53,538	\$30,222	54.9	134.0	0.16	0.16	\$974	\$334,613	\$7.68	52.00	52.00		PAGE 69	401	FRONT FOOT
56 069 01 0214 000	31219 BIRCHWOOD	10/19/21	\$167,000	PTA	03-ARM'S LENGTH	\$167,000	\$61,000	36.53	\$134,592	\$63,082	\$30,674	55.8	128.0	0.16	0.16	\$1,131	\$396,742	\$9.11	54.00	50.00		PAGE 69	401	FRONT FOOT
56 069 01 0230 002	30865 BIRCHWOOD	12/17/21	\$129,000	PTA	03-ARM'S LENGTH	\$129,000	\$53,400	41.40	\$113,806	\$43,596	\$28,402	51.6	128.0	0.15	0.15	\$844	\$296,571	\$6.81	50.00	50.00		PAGE 69	401	FRONT FOOT
56 069 01 0232 002	30839 BIRCHWOOD	06/14/21	\$160,000	PTA	03-ARM'S LENGTH	\$160,000	\$56,400	35.25	\$112,743	\$75,659	\$28,402	51.6	128.0	0.15	0.15	\$1,465	\$514,687	\$11.82	50.00	50.00		PAGE 69	401	FRONT FOOT
56 069 01 0234 002	30817 BIRCHWOOD	10/15/21	\$165,000	PTA	03-ARM'S LENGTH	\$165,000	\$57,100	34.61	\$125,866	\$67,536	\$28,402	51.6	128.0	0.15	0.15	\$1,308	\$459,429	\$10.55	50.00	50.00		PAGE 69	401	FRONT FOOT
56 069 01 0240 002	30743 BIRCHWOOD	01/13/22	\$165,000	PTA	03-ARM'S LENGTH	\$165,000	\$56,700	34.36	\$121,069	\$72,444	\$28,513	51.8	129.0	0.15	0.15	\$1,397	\$489,486	\$11.24	50.00	50.00		PAGE 69	401	FRONT FOOT
56 069 01 0244 000	30623 BIRCHWOOD	04/17/20	\$149,900	WD	03-ARM'S LENGTH	\$149,900	\$79,700	53.17	\$207,264	(\$26,690)	\$30,674	55.8	128.0	0.16	0.16	(\$479)	(\$167,862)	(\$3.85)	54.00	50.00		PAGE 69	401	FRONT FOOT
56 069 01 0247 002	30551 BIRCHWOOD	07/07/20	\$93,000	WD	03-ARM'S LENGTH	\$93,000	\$50,400	54.19	\$130,660	\$29,538	\$53,728	53.7	128.0	0.15	0.15	(\$151)	(\$53,085)	(\$1.22)	52.00	50.00		PAGE 69	401	FRONT FOOT
56 069 01 0251 002	30513 BIRCHWOOD	08/03/20	\$150,000	WD	03-ARM'S LENGTH	\$150,000	\$53,100	35.40	\$137,796	\$41,742	\$29,538	53.7	128.0	0.15	0.15	\$777	\$272,824	\$6.26	52.00	50.00		PAGE 69	401	FRONT FOOT
56 069 01 0253 002	30503 BIRCHWOOD	11/02/20	\$153,000	WD	03-ARM'S LENGTH	\$153,000	\$49,400	32.29	\$128,029	\$54,509	\$29,538	53.7	128.0	0.15	0.15	\$1,015	\$356,268	\$8.18	52.00	50.00		PAGE 69	401	FRONT FOOT
56 069 01 0268 002	744 S HENRY RUFF	07/27/20	\$135,000	WD	03-ARM'S LENGTH	\$135,000	\$55,600	41.19	\$145,162	\$16,167	\$26,329	47.9	110.0	0.13	0.13	\$338	\$128,310	\$2.95	50.00	50.00		PAGE 69	401	FRONT FOOT
56 069 01 0281 002	30518 GRANDVIEW	08/20/20	\$173,000	WD	03-ARM'S LENGTH	\$173,000	\$61,100	35.32	\$161,935	\$39,467	\$28,402	51.6	128.0	0.15	0.15	\$764	\$268,483	\$6.16	50.00	50.00		PAGE 69	401	FRONT FOOT
56 069 01 0296 002	30784 GRANDVIEW	10/09/20	\$173,750	WD	03-ARM'S LENGTH	\$173,750	\$48,500	27.91	\$125,676	\$76,476	\$28,402	51.6	128.0	0.15	0.15	\$1,481	\$520,245	\$11.94	50.00	50.00		PAGE 69	401	FRONT FOOT
56 069 01 0297 002	30800 GRANDVIEW	04/17/20	\$129,900	WD	03-ARM'S LENGTH	\$129,900	\$53,500	41.19	\$138,925	\$19,377	\$28,402	51.6	128.0	0.15	0.15	\$375	\$131,816	\$3.03	50.00	50.00		PAGE 69	401	FRONT FOOT
56 069 01 0347 002	31091 GRANDVIEW	10/07/20	\$140,000	WD	03-ARM'S LENGTH	\$140,000	\$56,100	40.07	\$145,102	\$25,950	\$31,052	56.5	153.0	0.18	0.18	\$460	\$147,443	\$3.38	50.00	50.00		PAGE 69	401	FRONT FOOT
56 069 01 0358 002	30907 GRANDVIEW	02/24/21	\$104,250	WD	03-ARM'S LENGTH	\$104,250	\$54,500	52.28	\$143,531	(\$8,229)	\$31,052	56.5	153.0	0.18	0.18	(\$146)	(\$46,756)	(\$1.07)	50.00	50.00		PAGE 69	401	FRONT FOOT
56 069 01 0363 002	30853 GRANDVIEW	03/31/22	\$120,000	PTA	03-ARM'S LENGTH	\$120,000	\$63,700	53.08	\$136,186	\$14,866	\$31,052	56.5	153.0	0.18	0.18	\$263	\$84,466	\$1.94	50.00	50.00		PAGE 69	401	FRONT FOOT
56 069 01 0377 002	30615 GRANDVIEW	09/17/21	\$110,000	PTA	03-ARM'S LENGTH	\$110,000	\$66,600	60.55	\$139,914	\$2,380	\$32,294	58.7	153.0	0.18	0.18	\$41	\$13,005	\$0.30	52.00	50.00		PAGE 69	401	FRONT FOOT
56 069 01 0378 002	30601 GRANDVIEW	09/13/21	\$160,000	PTA	03-ARM'S LENGTH	\$160,000	\$64,000	40.00	\$134,102	\$58,192	\$32,294	58.7	153.0	0.18	0.18	\$991	\$317,989	\$7.30	52.00	50.00		PAGE 69	401	FRONT FOOT
56 069 01 0395 002	828 S HENRY RUFF	10/15/20	\$159,000	WD	03-ARM'S LENGTH	\$159,000	\$50,700	31.89	\$132,117	\$53,212	\$26,329	47.9	110.0	0.13	0.13	\$1,112	\$422,317	\$9.70	50.00	50.00		PAGE 69	401	FRONT FOOT
56 069 01 0406 000	30450 AVONDALE	10/07/21	\$179,000	PTA	03-ARM'S LENGTH	\$179,000	\$64,200	35.87	\$136,703	\$74,419	\$32,122	58.4	110.0	0.15	0.15	\$1,274	\$483,240	\$11.09	61.00	61.00		PAGE 69	401	FRONT FOOT
56 069 01 0426 002	30536 AVONDALE	04/30/21	\$135,000	PTA	03-ARM'S LENGTH	\$135,000	\$53,000	39.26	\$106,080	\$56,302	\$27,382	49.8	110.0	0.13	0.13	\$1,131	\$429,786	\$9.87	52.00	50.00		PAGE 69	401	FRONT FOOT
56 069 01 0443 002	30740 AVONDALE	10/06/21	\$160,000	PTA	03-ARM'S LENGTH	\$160,000	\$59,900	37.44	\$128,351	\$57,978	\$26,329	47.9	110.0	0.13	0.13	\$1,211	\$460,143	\$10.56	50.00	50.00		PAGE 69	401	FRONT FOOT
56 069 01 0468 002	30888 AVONDALE	10/30/20	\$103,000	WD	03-ARM'S LENGTH	\$103,000	\$52,900	51.36	\$139,923	(\$10,594)	\$26,329	47.9	110.0	0.13	0.13	(\$221)	(\$84,079)	(\$1.93)	50.00	50.00		PAGE 69	401	FRONT FOOT
56 069 01 0468 002	30888 AVONDALE	11/01/21	\$169,000	PTA	03-ARM'S LENGTH	\$169,000	\$60,100	35.56	\$128,889	\$66,440	\$26,329	47.9	110.0	0.13	0.13	\$1,388	\$527,302	\$12.11	50.00	50.00		PAGE 69	401	FRONT FOOT
56 069 01 0471 002	30906 AVONDALE	06/29/21	\$159,900	PTA	03-ARM'S LENGTH	\$159,900	\$59,700	37.34	\$125,519	\$60,710	\$26,329	47.9	110.0	0.13	0.13	\$1,268	\$481,825	\$11.06	50.00	50.00		PAGE 69	401	FRONT FOOT
56 069 01 0476 302	30934 AVONDALE	05/04/21	\$185,000	PTA	03-ARM'S LENGTH	\$185,000	\$56,600	30.59	\$113,246	\$98,083	\$26,329	47.9	110.0	0.13	0.13	\$2,049	\$778,437	\$17.87	50.00	50.00		PAGE 69	401	FRONT FOOT
56 069 01 0478 302	30948 AVONDALE	07/13/21	\$175,000	PTA	03-ARM'S LENGTH	\$175,000	\$61,700	35.26	\$129,722	\$71,607	\$26,329	47.9	110.0	0.13	0.13	\$1,496	\$568,310	\$13.05	50.00	50.00		PAGE 69	401	FRONT FOOT
56 069 01 0480 002	31012 AVONDALE	02/15/22	\$160,000	PTA	03-ARM'S LENGTH	\$160,000	\$57,800	36.13	\$124,003	\$59,093	\$23,096	42.0	100.0	0.11	0.11	\$1,407	\$557,481	\$12.80	46.00	50.00		PAGE 69	401	FRONT FOOT
56 069 01 0482 002																								

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
56 070 03 0011 000	1222 BERKSHIRE	11/19/21	\$172,500	PTA	03-ARM'S LENGTH	\$172,500	\$62,900	36.46	\$134,710	\$65,050	\$27,260	49.6	113.0	0.13	0.13	\$1,312	\$500,385	\$11.49	50.00	0200		PAGE 70	401	FRONT FOOT
56 070 03 0030 000	1548 WESTCHESTER	10/01/21	\$100,000	WD	03-ARM'S LENGTH	\$100,000	\$62,800	62.80	\$133,755	\$374	\$34,129	62.1	123.0	0.02	0.17	\$6	\$22,000	\$0.51	60.00	0200		PAGE 70	401	FRONT FOOT
56 070 03 0032 000	1618 WESTCHESTER	02/25/22	\$160,000	WD	03-ARM'S LENGTH	\$160,000	\$73,100	45.69	\$155,326	\$47,452	\$42,778	77.8	119.5	0.42	0.21	\$610	\$111,915	\$2.57	74.45	0200		PAGE 70	401	FRONT FOOT
56 070 03 0038 000	1716 WESTCHESTER	09/04/20	\$144,999	WD	03-ARM'S LENGTH	\$144,999	\$57,000	39.31	\$149,900	\$24,372	\$29,273	53.2	121.0	0.30	0.15	\$458	\$80,702	\$1.85	47.08	0200		PAGE 70	401	FRONT FOOT
56 070 03 0065 000	1631 WESTCHESTER	07/07/21	\$165,000	PTA	03-ARM'S LENGTH	\$165,000	\$62,700	38.00	\$131,858	\$60,635	\$27,493	50.0	109.5	0.27	0.13	\$1,213	\$227,951	\$5.23	47.89	0200		PAGE 70	401	FRONT FOOT
56 070 03 0067 000	1607 WESTCHESTER	02/22/22	\$170,000	PTA	03-ARM'S LENGTH	\$170,000	\$63,200	37.18	\$135,275	\$59,856	\$25,131	45.7	100.0	0.11	0.11	\$1,310	\$534,429	\$12.27	49.00	0200		PAGE 70	401	FRONT FOOT
56 070 03 0084 000	1554 BERKSHIRE	09/14/21	\$168,050	PTA	03-ARM'S LENGTH	\$168,050	\$61,100	36.36	\$128,448	\$65,246	\$25,644	46.6	100.0	0.12	0.12	\$1,399	\$567,357	\$13.02	50.00	0200		PAGE 70	401	FRONT FOOT
56 070 03 0100 000	1525 BERKSHIRE	05/01/20	\$146,000	WD	03-ARM'S LENGTH	\$146,000	\$52,900	36.23	\$140,296	\$31,348	\$25,644	46.6	100.0	0.12	0.12	\$672	\$272,591	\$6.26	50.00	0200		PAGE 70	401	FRONT FOOT
56 070 03 0109 000	1441 WESTCHESTER	07/08/21	\$165,000	PTA	03-ARM'S LENGTH	\$165,000	\$66,200	40.12	\$138,485	\$65,112	\$38,597	70.2	165.6	0.23	0.23	\$928	\$285,579	\$6.56	55.58	0200		PAGE 70	401	FRONT FOOT
56 070 03 0121 000	1353 WESTCHESTER	08/11/21	\$180,000	PTA	03-ARM'S LENGTH	\$180,000	\$56,400	31.33	\$118,432	\$88,114	\$26,546	48.3	103.0	0.12	0.12	\$1,826	\$728,215	\$16.72	51.00	0200		PAGE 70	401	FRONT FOOT
56 070 03 0125 002	1304 S HENRY RUFF	05/18/21	\$160,000	PTA	03-ARM'S LENGTH	\$160,000	\$74,800	46.75	\$149,269	\$39,384	\$28,653	52.1	120.0	0.14	0.14	\$756	\$281,314	\$6.48	51.00	0200		PAGE 70	401	FRONT FOOT
56 070 03 0133 002	1184 S HENRY RUFF	02/16/21	\$158,000	PTA	03-ARM'S LENGTH	\$158,000	\$52,800	33.42	\$139,851	\$46,240	\$28,091	51.1	120.0	0.14	0.14	\$905	\$335,072	\$7.69	50.00	0200		PAGE 70	401	FRONT FOOT
56 070 03 0134 002	1170 S HENRY RUFF	10/04/21	\$130,000	PTA	03-ARM'S LENGTH	\$130,000	\$55,600	42.77	\$116,590	\$42,063	\$28,653	52.1	120.0	0.14	0.14	\$807	\$300,450	\$6.90	51.00	0200		PAGE 70	401	FRONT FOOT
56 070 03 0149 000	30497 AVONDALE	05/04/20	\$139,900	WD	03-ARM'S LENGTH	\$139,900	\$52,600	37.60	\$141,024	\$26,967	\$28,091	51.1	120.0	0.14	0.14	\$528	\$195,413	\$4.49	50.00	0200		PAGE 70	401	FRONT FOOT
56 070 03 0150 000	30511 AVONDALE	12/11/20	\$133,000	WD	03-ARM'S LENGTH	\$133,000	\$58,000	43.61	\$153,021	\$8,070	\$28,091	51.1	120.0	0.14	0.14	\$158	\$58,478	\$1.34	50.00	0200		PAGE 70	401	FRONT FOOT
56 070 03 0164 000	30664 BURLINGTON	03/15/22	\$160,000	PTA	03-ARM'S LENGTH	\$160,000	\$61,900	38.69	\$132,335	\$55,756	\$28,091	51.1	120.0	0.14	0.14	\$1,092	\$404,029	\$9.28	50.00	0200		PAGE 70	401	FRONT FOOT
56 070 03 0171 000	30560 BURLINGTON	02/11/22	\$172,500	PTA	03-ARM'S LENGTH	\$172,500	\$62,100	36.00	\$132,757	\$67,834	\$28,091	51.1	120.0	0.14	0.14	\$1,328	\$491,551	\$11.28	50.00	0200		PAGE 70	401	FRONT FOOT
56 070 03 0173 000	30536 BURLINGTON	05/29/20	\$139,000	WD	03-ARM'S LENGTH	\$139,000	\$54,900	39.50	\$145,494	\$21,597	\$28,091	51.1	120.0	0.14	0.14	\$423	\$156,500	\$3.59	50.00	0200		PAGE 70	401	FRONT FOOT
56 070 03 0177 000	1101 SHARON	02/07/22	\$159,900	PTA	03-ARM'S LENGTH	\$159,900	\$67,500	42.21	\$143,413	\$56,521	\$40,034	72.8	122.5	0.25	0.25	\$776	\$227,907	\$5.23	34.90	0200		PAGE 70	401	FRONT FOOT
56 070 03 0186 000	1233 SHARON	01/31/22	\$164,000	PTA	03-ARM'S LENGTH	\$164,000	\$49,900	30.43	\$106,215	\$85,876	\$28,091	51.1	120.0	0.14	0.14	\$1,681	\$622,290	\$14.29	50.00	0200		PAGE 70	401	FRONT FOOT
56 070 03 0189 000	1303 SHARON	07/14/20	\$155,000	WD	03-ARM'S LENGTH	\$155,000	\$50,700	32.71	\$134,074	\$49,017	\$28,091	51.1	120.0	0.14	0.14	\$960	\$355,196	\$8.15	50.00	0200		PAGE 70	401	FRONT FOOT
56 070 03 0196 000	1350 SHARON	08/31/21	\$168,000	PTA	03-ARM'S LENGTH	\$168,000	\$63,500	37.80	\$133,489	\$62,011	\$27,500	50.0	115.0	0.13	0.13	\$1,240	\$469,780	\$10.78	50.00	0200		PAGE 70	401	FRONT FOOT
56 070 03 0198 000	1394 WESTCHESTER	08/07/20	\$145,900	WD	03-ARM'S LENGTH	\$145,900	\$52,300	35.85	\$140,578	\$32,822	\$27,500	50.0	115.0	0.13	0.13	\$656	\$248,652	\$5.71	50.00	0200		PAGE 70	401	FRONT FOOT
56 070 03 0204 000	1430 WESTCHESTER	07/20/21	\$180,000	PTA	03-ARM'S LENGTH	\$180,000	\$70,100	38.94	\$146,600	\$73,669	\$40,269	73.2	118.0	0.47	0.24	\$1,006	\$156,743	\$3.60	43.42	0200		PAGE 70	401	FRONT FOOT
56 070 03 0205 000	1436 WESTCHESTER	12/30/20	\$171,000	WD	03-ARM'S LENGTH	\$171,000	\$57,300	33.51	\$150,284	\$57,446	\$36,730	66.8	88.5	0.30	0.15	\$860	\$191,487	\$4.40	80.74	0200		PAGE 70	401	FRONT FOOT
56 070 03 0206 000	1442 WESTCHESTER	06/25/20	\$74,000	WD	03-ARM'S LENGTH	\$74,000	\$54,400	73.51	\$143,482	(\$36,060)	\$33,422	60.8	90.5	0.26	0.13	(\$593)	(\$136,591)	(\$3.14)	78.35	0200		PAGE 70	401	FRONT FOOT
56 070 03 0212 000	1331 BERKSHIRE	07/07/20	\$108,000	WD	03-ARM'S LENGTH	\$108,000	\$55,000	50.93	\$145,602	(\$7,352)	\$30,250	55.0	115.0	0.15	0.15	(\$134)	(\$50,703)	(\$1.16)	55.00	0200		PAGE 70	401	FRONT FOOT
56 070 03 0216 000	30631 BRADFORD	04/14/21	\$155,000	PTA	03-ARM'S LENGTH	\$155,000	\$62,400	40.26	\$124,828	\$57,672	\$27,500	50.0	115.0	0.13	0.13	\$1,153	\$436,909	\$10.03	50.00	0200		PAGE 70	401	FRONT FOOT
56 070 03 0252 000	1150 SHARON	03/15/21	\$128,810	WD	03-ARM'S LENGTH	\$128,810	\$51,100	39.67	\$134,673	\$21,637	\$27,500	50.0	115.0	0.13	0.13	\$433	\$163,917	\$3.76	50.00	0200		PAGE 70	401	FRONT FOOT
56 070 03 0273 000	30559 BURLINGTON	06/24/21	\$170,000	PTA	03-ARM'S LENGTH	\$170,000	\$67,000	39.41	\$141,078	\$56,422	\$27,500	50.0	115.0	0.13	0.13	\$1,128	\$427,439	\$9.81	50.00	0200		PAGE 70	401	FRONT FOOT
56 070 04 0291 000	1240 WOODBOURNE	07/30/21	\$168,000	PTA	03-ARM'S LENGTH	\$168,000	\$57,600	34.29	\$121,086	\$73,810	\$26,896	48.9	110.0	0.13	0.13	\$1,509	\$585,794	\$13.45	50.00	0200		PAGE 70	401	FRONT FOOT
56 070 04 0303 000	31109 PARKWOOD	06/26/20	\$113,500	WD	03-ARM'S LENGTH	\$113,500	\$60,000	52.86	\$158,268	(\$5,111)	\$39,657	72.1	97.5	0.33	0.16	(\$71)	(\$15,678)	(\$0.36)	89.46	0200		PAGE 70	401	FRONT FOOT
56 070 04 0308 000	1548 WOODBOURNE	03/12/22	\$173,000	PTA	03-ARM'S LENGTH	\$173,000	\$63,700	36.82	\$136,508	\$62,769	\$26,277	47.8	105.0	0.12	0.12	\$1,314	\$518,752	\$11.91	50.00	0200		PAGE 70	401	FRONT FOOT
56 070 04 0314 000	1630 WOODBOURNE	03/02/22	\$189,000	WD	03-ARM'S LENGTH	\$189,000	\$78,500	41.53	\$168,450	\$49,317	\$28,767	52.3	104.0	0.13	0.13	\$943	\$376,466	\$8.64	55.00	0200		PAGE 70	401	FRONT FOOT
56 070 04 0315 000	1642 WOODBOURNE	02/09/21	\$170,000	WD	03-ARM'S LENGTH	\$170,000	\$49,800	29.29	\$131,736	\$64,416	\$26,152	47.5	104.0	0.12	0.12	\$1,355	\$541,311	\$12.43	50.00	0200		PAGE 70	401	FRONT FOOT
56 070 04 0347 000	30850 BARRINGTON	02/08/22	\$190,000	PTA	03-ARM'S LENGTH	\$190,000	\$59,900	31.53	\$128,158	\$88,738	\$26,896	48.9	110.0	0.13	0.13	\$1,815	\$704,270	\$16.17	50.00	0200		PAGE 70	401	FRONT FOOT
56 070 04 0374 000	30742 MIDDLEBURY	08/23/21	\$165,000	PTA	03-ARM'S LENGTH	\$165,000	\$63,800	38.67	\$133,846	\$64,297	\$33,143	60.3	116.0	0.16	0.16	\$1,067	\$401,856	\$9.23	60.00	0200		PAGE 70	401	FRONT FOOT
56 070 04 0386 000	31008 MIDDLEBURY	03/15/21	\$143,000	WD	03-ARM'S LENGTH	\$143,000	\$49,800	34.83	\$131,361	\$41,889	\$30,250	55.0	115.0	0.15	0.15	\$762	\$288,890	\$6.63	55.00	0200		PAGE 70	401	FRONT FOOT
56 070 04 0394 000	1463 WOODBOURNE	08/20/20	\$175,000	WD	03-ARM'S LENGTH	\$175,000	\$64,800	37.03	\$171,358	\$36,446	\$32,804	59.6	90.5	0.28	0.14	\$611	\$128,331	\$2.95	65.00	0200		PAGE 70	401	FRONT FOOT
56 070 04 0405 000	30805 PARKWOOD	02/11/21	\$167,500	WD	03-ARM'S LENGTH	\$167,500	\$48,000	28.66	\$126,887	\$68,113	\$27,500	50.0	115.0	0.13	0.13	\$1,362	\$516,008	\$11.85	50.00	0200		PAGE 70	401	FRONT FOOT
56 070 04 0407 000	30771 PARKWOOD	05/21/21	\$185,000	PTA	03-ARM'S LENGTH	\$185,000	\$65,900	35.62	\$131,858	\$80,642	\$27,500	50.0	115.0	0.13	0.13	\$1,613	\$610,924	\$14.02	50.00	0200		PAGE 70	401	FRONT FOOT
56 070 04 0415 000	30782 PARKWOOD	05/28/20	\$117,999	WD																				

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Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
56 073 01 0014 000	31480 ALCONA	06/28/21	\$84,000	PTA	03-ARM'S LENGTH	\$84,000	\$21,800	25.95	\$49,615	\$51,660	\$17,275	53.2	92.0	0.12	0.12	\$972	\$437,797	\$10.05	56.00	0205	PAGES 73 - 74 SINGLES	401	PER FRONT FOOT	
56 073 01 0072 000	31604 ANTRIM	05/06/21	\$75,000	PTA	03-ARM'S LENGTH	\$75,000	\$23,800	31.73	\$53,402	\$36,989	\$14,391	44.3	80.0	0.09	0.09	\$813	\$391,185	\$8.98	50.00	0205	PAGES 73 - 74 SINGLES	401	PER FRONT FOOT	
56 073 02 0141 000	31570 DORSEY	10/18/21	\$92,500	PTA	03-ARM'S LENGTH	\$92,500	\$36,500	39.46	\$93,642	\$37,339	\$38,481	118.4	143.0	0.33	0.33	\$315	\$113,838	\$2.61	100.00	0205	PAGES 73 - 74 SINGLES	401	PER FRONT FOOT	
56 073 02 0148 000	31766 ARENAC	09/02/20	\$50,000	WD	03-ARM'S LENGTH	\$50,000	\$18,600	37.20	\$60,465	\$11,042	\$21,507	66.2	101.7	0.18	0.18	\$167	\$60,670	\$1.39	42.61	0205	PAGES 73 - 74 SINGLES	401	PER FRONT FOOT	
56 073 02 0159 000	31790 ARENAC	12/03/21	\$59,500	PTA	03-ARM'S LENGTH	\$59,500	\$19,700	33.11	\$50,395	\$25,862	\$16,757	51.6	94.9	0.12	0.12	\$502	\$221,043	\$5.07	53.35	0205	PAGES 73 - 74 SINGLES	401	PER FRONT FOOT	
56 073 03 0319 000	32242 HILLSDALE	06/23/21	\$85,000	PTA	03-ARM'S LENGTH	\$85,000	\$24,300	28.59	\$55,526	\$50,378	\$20,904	64.3	75.3	0.13	0.13	\$783	\$381,652	\$8.76	71.80	0205	PAGES 73 - 74 SINGLES	401	PER FRONT FOOT	
56 073 03 0412 000	32567 MASON	02/18/21	\$56,650	PTA	03-ARM'S LENGTH	\$56,650	\$17,500	30.89	\$58,679	\$14,294	\$16,323	50.2	96.9	0.11	0.11	\$285	\$125,386	\$2.88	51.99	0205	PAGES 73 - 74 SINGLES	401	PER FRONT FOOT	
56 073 03 0436 301	32521 NEWAGO	11/03/20	\$90,000	WD	03-ARM'S LENGTH	\$90,000	\$28,500	31.67	\$94,696	\$36,551	\$40,347	124.1	107.5	0.30	0.30	\$287	\$119,634	\$2.75	120.98	0205	PAGES 73 - 74 SINGLES	401	PER FRONT FOOT	
56 073 03 0448 301	32417 OCEANA	12/04/20	\$95,000	WD	03-ARM'S LENGTH	\$95,000	\$28,000	29.47	\$93,034	\$36,022	\$34,056	141.4	118.0	0.36	0.36	\$255	\$100,620	\$2.31	131.95	0205	PAGES 73 - 74 SINGLES	401	PER FRONT FOOT	
56 073 03 0452 000	32408 OCEANA	08/04/21	\$67,000	PTA	03-ARM'S LENGTH	\$67,000	\$23,800	35.52	\$54,138	\$32,386	\$19,524	60.1	89.9	0.14	0.14	\$539	\$229,688	\$5.27	55.00	0205	PAGES 73 - 74 SINGLES	401	PER FRONT FOOT	
56 073 04 0496 000	32238 OSCODA	06/21/21	\$90,000	PTA	03-ARM'S LENGTH	\$90,000	\$26,100	29.00	\$57,530	\$47,501	\$15,031	46.2	83.6	0.09	0.09	\$1,027	\$505,330	\$11.60	55.00	0205	PAGES 73 - 74 SINGLES	401	PER FRONT FOOT	
56 073 04 0506 000	32251 OSCODA	04/19/21	\$91,500	PTA	03-ARM'S LENGTH	\$91,500	\$39,400	43.06	\$85,471	\$22,259	\$16,230	49.9	89.4	0.11	0.11	\$446	\$196,982	\$4.52	49.50	0205	PAGES 73 - 74 SINGLES	401	PER FRONT FOOT	
56 073 04 0508 000	32255 OSCODA	04/06/20	\$64,000	WD	03-ARM'S LENGTH	\$64,000	\$19,900	31.09	\$64,444	\$15,507	\$15,951	49.1	89.7	0.11	0.11	\$316	\$143,583	\$3.30	52.00	0205	PAGES 73 - 74 SINGLES	401	PER FRONT FOOT	
56 073 04 0524 000	32410 MUSKEGON	01/04/22	\$97,500	PTA	03-ARM'S LENGTH	\$97,500	\$24,500	25.13	\$62,689	\$50,769	\$15,958	49.1	90.9	0.11	0.11	\$1,034	\$465,771	\$10.69	52.00	0205	PAGES 73 - 74 SINGLES	401	PER FRONT FOOT	
56 073 04 0550 000	32610 MONTCALM	09/16/20	\$107,000	WD	03-ARM'S LENGTH	\$107,000	\$50,100	46.82	\$157,005	\$23,608	\$27,608	72.6	101.0	0.17	0.17	\$363	\$156,195	(\$3.59)	73.00	0205	PAGES 73 - 74 SINGLES	401	PER FRONT FOOT	
56 073 04 0568 000	32796 MISSAUKEE	09/24/21	\$90,000	PTA	03-ARM'S LENGTH	\$90,000	\$32,200	35.78	\$76,288	\$55,674	\$41,962	129.1	102.8	0.28	0.28	\$431	\$196,035	\$4.50	145.13	0205	PAGES 73 - 74 SINGLES	401	PER FRONT FOOT	
56 073 04 0577 000	32869 MECOSTA	03/21/22	\$81,000	PTA	03-ARM'S LENGTH	\$81,000	\$20,600	25.43	\$52,608	\$47,470	\$19,078	58.7	144.6	0.16	0.16	\$809	\$293,025	\$6.73	50.00	0205	PAGES 73 - 74 SINGLES	401	PER FRONT FOOT	
56 073 05 0009 000	32435 PALMER	05/12/21	\$103,000	PTA	03-ARM'S LENGTH	\$103,000	\$24,400	23.89	\$54,973	\$64,446	\$16,419	50.5	106.4	0.12	0.12	\$1,276	\$537,050	\$12.33	50.00	0205	PAGES 73 - 74 SINGLES	401	PER FRONT FOOT	
56 073 05 0026 000	32701 PALMER	01/29/21	\$100,000	WD	03-ARM'S LENGTH	\$100,000	\$21,200	21.20	\$69,793	\$49,467	\$19,260	59.3	135.6	0.16	0.16	\$635	\$305,352	\$7.01	50.00	0205	PAGES 73 - 74 SINGLES	401	PER FRONT FOOT	
56 074 01 0619 000	33025 ALLENTON	07/28/21	\$63,000	PTA	03-ARM'S LENGTH	\$63,000	\$28,900	45.87	\$67,004	\$25,910	\$22,900	92.0	79.8	0.17	0.17	\$282	\$156,084	\$3.58	131.11	0205	PAGES 73 - 74 SINGLES	401	PER FRONT FOOT	
56 074 01 0622 000	33020 ALLENTON	07/06/21	\$45,000	PTA	03-ARM'S LENGTH	\$45,000	\$24,700	54.89	\$56,559	\$10,468	\$22,027	67.8	121.5	0.22	0.22	\$154	\$48,688	\$1.12	31.80	0205	PAGES 73 - 74 SINGLES	401	PER FRONT FOOT	
56 074 01 0666 000	33108 ARMADA	12/29/21	\$85,000	PTA	03-ARM'S LENGTH	\$85,000	\$22,800	26.82	\$57,986	\$41,768	\$14,754	45.4	81.0	0.11	0.11	\$920	\$390,355	\$8.96	38.10	0205	PAGES 73 - 74 SINGLES	401	PER FRONT FOOT	
56 074 01 0668 000	33104 ARMADA	07/22/21	\$120,000	PTA	03-ARM'S LENGTH	\$120,000	\$28,600	23.83	\$65,661	\$80,875	\$26,536	81.6	84.2	0.17	0.17	\$991	\$467,486	\$10.73	89.60	0205	PAGES 73 - 74 SINGLES	401	PER FRONT FOOT	
56 074 01 0669 000	33103 ARMADA	08/27/20	\$99,900	WD	03-ARM'S LENGTH	\$99,900	\$26,000	26.03	\$86,254	\$41,734	\$28,088	86.4	102.3	0.20	0.20	\$483	\$207,632	\$4.77	86.32	0205	PAGES 73 - 74 SINGLES	401	PER FRONT FOOT	
56 074 01 0677 000	33126 ARMADA	05/24/21	\$70,000	PTA	03-ARM'S LENGTH	\$70,000	\$17,900	25.57	\$40,347	\$41,435	\$11,782	36.3	63.5	0.07	0.07	\$1,143	\$609,338	\$13.99	44.24	0205	PAGES 73 - 74 SINGLES	401	PER FRONT FOOT	
56 074 01 0682 302	33116 ARMADA	03/26/21	\$41,000	PTA	03-ARM'S LENGTH	\$41,000	\$16,500	40.24	\$53,912	\$1,705	\$14,617	45.0	75.6	0.09	0.09	\$38	\$18,736	\$0.43	52.28	0205	PAGES 73 - 74 SINGLES	401	PER FRONT FOOT	
56 074 01 0701 001	33324 BELDING	09/03/21	\$92,000	PTA	03-ARM'S LENGTH	\$92,000	\$40,000	43.48	\$83,340	\$36,770	\$28,110	112.4	113.9	0.27	0.27	\$327	\$136,691	\$3.14	85.83	0205	PAGES 73 - 74 DUPLEXES	401	FRONT FOOT	
56 074 01 0733 000	2506 BANNISTER	11/13/20	\$84,900	WD	03-ARM'S LENGTH	\$84,900	\$13,100	15.43	\$73,160	\$27,201	\$15,461	47.6	85.3	0.10	0.10	\$572	\$266,676	\$6.12	52.00	0205	PAGES 73 - 74 SINGLES	401	PER FRONT FOOT	
56 074 01 0752 000	33417 BENDON	09/21/21	\$58,000	PTA	03-ARM'S LENGTH	\$58,000	\$22,000	37.93	\$50,387	\$27,381	\$19,768	60.8	96.7	0.17	0.17	\$450	\$159,192	\$3.65	32.82	0205	PAGES 73 - 74 SINGLES	401	PER FRONT FOOT	
56 074 01 0758 000	33408 BENTLEY	04/23/21	\$88,000	PTA	03-ARM'S LENGTH	\$88,000	\$26,400	30.00	\$58,735	\$43,368	\$14,103	43.4	80.0	0.09	0.09	\$999	\$481,867	\$11.06	49.00	0205	PAGES 73 - 74 SINGLES	401	PER FRONT FOOT	
56 074 01 0772 000	33406 BENDON	12/01/21	\$50,000	PTA	03-ARM'S LENGTH	\$50,000	\$22,600	45.20	\$57,875	\$8,115	\$15,990	49.2	91.2	0.11	0.11	\$165	\$74,450	\$1.71	52.00	0205	PAGES 73 - 74 SINGLES	401	PER FRONT FOOT	
56 074 01 0786 000	33436 BENDON	11/12/20	\$68,000	WD	03-ARM'S LENGTH	\$68,000	\$21,400	31.47	\$70,619	\$13,147	\$12,428	48.5	88.7	0.11	0.11	\$271	\$124,028	\$2.85	52.00	0205	PAGES 73 - 74 SINGLES	401	PER FRONT FOOT	
56 074 01 0787 000	33434 BENDON	07/13/21	\$38,000	CD	11-FROM LENDING INSTITU	\$38,000	\$20,000	52.63	\$45,340	\$8,199	\$15,539	47.8	86.1	0.10	0.10	\$171	\$79,602	\$1.83	52.00	0205	PAGES 73 - 74 SINGLES	401	PER FRONT FOOT	
56 074 01 0803 000	33422 BENTLEY	08/25/21	\$45,000	WD	03-ARM'S LENGTH	\$45,000	\$24,300	54.00	\$62,189	\$4,454	\$21,643	66.6	102.8	0.19	0.19	\$67	\$23,198	\$0.53	36.21	0205	PAGES 73 - 74 SINGLES	401	PER FRONT FOOT	
56 074 02 0055 000	2065 ALANSON	05/21/21	\$115,000	PTA	03-ARM'S LENGTH	\$115,000	\$24,700	21.48	\$55,521	\$75,729	\$16,250	50.0	102.0	0.12	0.12	\$1,515	\$647,256	\$14.86	50.00	0205	PAGES 73 - 74 SINGLES	401	PER FRONT FOOT	
56 074 02 0059 000	2115 ALANSON	03/07/22	\$150,000	PTA	03-ARM'S LENGTH	\$150,000	\$34,500	23.00	\$87,721	\$84,990	\$22,711	69.9	102.0	0.16	0.16	\$1,216	\$563,025	\$11.90	69.88	0205	PAGES 73 - 74 SINGLES	401	PER FRONT FOOT	
56 074 02 0068 000	33059 WALLACE	10/29/21	\$116,000	PTA	03-ARM'S LENGTH	\$116,000	\$25,800	22.24	\$65,967	\$68,860	\$18,827	57.9	115.8	0.16	0.16	\$1,189	\$419,878	\$9.64	40.00	0205	PAGES 73 - 74 SINGLES	401	PER FRONT FOOT	
56 074 02 0084 000	1878 ALBERTA	05/14/21	\$85,100	PTA	03-ARM'S LENGTH	\$85,100	\$23,900	28.08	\$53,959	\$47,435	\$16,294	50.1	102.6	0.12	0.12	\$946	\$401,992	\$9.23	50.00	0205	PAGES 73 - 74 SINGLES	401	PER FRONT FOOT	
56 074 02 0108 000	2097 ALBERTA	08/31/21	\$75,000	WD	03-ARM'S LENGTH	\$75,000	\$23,900	31.87	\$61,198	\$30,052	\$16,250	50.0	102.0	0.12	0.12	\$601	\$256,855	\$5.90	50.00	0205	PAGES 73 - 74 SINGLES	401	PER FRONT FOOT	
56 074 04 0829 000	33609 CALUMET	09/23/20	\$68,000	WD	03-ARM'S LENGTH	\$68,000	\$16,200	23.82	\$53,145	\$30,433	\$15,578	47.9	84.0	0.10	0.10	\$635	\$301,317	\$6.92	53.38	0205	PAGES 73 - 74 SINGLES	401	PER FRONT FOOT	
56 074 04 0847 000	2621 CALEDONIA	10/30/20	\$52,000	WD	03-ARM'S LENGTH	\$52,000	\$17,200	33.08	\$56,851	\$12,848	\$17,699	54.5	104.8	0.15	0.15	\$236	\$85,086	\$1.95	35.59	0205	PAGES 73 - 74 SINGLES	401	PER FRONT FOOT	
56 074 04 0861 000	2640 CALEDONIA	02/04/21	\$73,900	WD	03-ARM'S LENGTH	\$73,900	\$17,300	23.41	\$59,013	\$30,														

PAGES 73-74 DUPLEX

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effic. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
56 073 01 0004 000	31443 ALCONA	04/30/20	\$85,000	WD	03-ARM'S LENGTH	\$85,000	\$34,900	41.06	\$91,138	\$27,524	\$33,662	134.6	83.9	0.26	0.26	\$204	\$105,053	\$2.41	135.00	0206		PAGES 73 - 74 DUPLEXE401	FRONT FOOT	
56 073 01 0060 000	31546 ALPENA	01/21/22	\$95,000	PTA	03-ARM'S LENGTH	\$95,000	\$35,200	37.05	\$73,712	\$40,460	\$19,172	76.7	89.2	0.15	0.15	\$528	\$262,727	\$6.03	73.79	0206		PAGES 73 - 74 DUPLEXE401	FRONT FOOT	
56 073 01 0065 000	31551 ALPENA	12/30/20	\$60,000	WD	03-ARM'S LENGTH	\$60,000	\$28,800	48.00	\$77,104	\$4,511	\$21,615	86.5	110.0	0.19	0.19	\$52	\$23,495	\$0.54	76.00	0206		PAGES 73 - 74 DUPLEXE401	FRONT FOOT	
56 073 01 0077 000	31607 ANTRIM	03/24/22	\$50,000	PTA	03-ARM'S LENGTH	\$50,000	\$33,800	67.60	\$70,698	(\$18)	\$20,680	82.7	72.9	0.15	0.15	(\$0)	(\$118)	(\$0.00)	84.79	0206		PAGES 73 - 74 DUPLEXE401	FRONT FOOT	
56 073 01 0111 000	32013 OTTAWA	03/26/21	\$50,000	PTA	03-ARM'S LENGTH	\$50,000	\$27,600	55.20	\$74,218	(\$5,468)	\$18,750	75.0	85.0	0.15	0.15	(\$73)	(\$37,452)	(\$0.86)	75.00	0206		PAGES 73 - 74 DUPLEXE401	FRONT FOOT	
56 073 02 0153 000	31785 ARENAC	08/20/21	\$100,500	PTA	03-ARM'S LENGTH	\$100,500	\$35,600	35.42	\$74,423	\$48,513	\$22,436	89.7	84.8	0.17	0.17	\$541	\$280,422	\$6.44	91.72	0206		PAGES 73 - 74 DUPLEXE401	FRONT FOOT	
56 073 02 0177 000	31817 BAY	02/10/22	\$138,000	WD	03-ARM'S LENGTH	\$138,000	\$35,600	25.80	\$74,327	\$86,426	\$22,753	91.0	130.0	0.22	0.22	\$950	\$396,450	\$9.10	73.59	0206		PAGES 73 - 74 DUPLEXE401	FRONT FOOT	
56 073 02 0184 000	31847 BAY	11/09/20	\$77,000	WD	03-ARM'S LENGTH	\$77,000	\$31,100	40.39	\$82,827	\$20,398	\$26,225	104.9	92.6	0.16	0.16	\$194	\$126,696	\$2.91	150.28	0206		PAGES 73 - 74 DUPLEXE401	FRONT FOOT	
56 073 02 0240 000	32006 CHEBOYGAN	12/30/20	\$90,000	PTA	03-ARM'S LENGTH	\$90,000	\$36,600	40.67	\$76,862	\$31,638	\$18,500	74.0	85.0	0.14	0.14	\$428	\$219,708	\$5.04	74.00	0206		PAGES 73 - 74 DUPLEXE401	FRONT FOOT	
56 073 02 0247 000	32050 CHEBOYGAN	12/11/20	\$58,000	WD	03-ARM'S LENGTH	\$58,000	\$31,200	53.79	\$84,186	(\$7,686)	\$18,500	74.0	85.0	0.14	0.14	(\$104)	(\$53,375)	(\$1.23)	74.00	0206		PAGES 73 - 74 DUPLEXE401	FRONT FOOT	
56 073 02 0251 301	32035 CHEBOYGAN	03/04/22	\$110,000	PTA	03-ARM'S LENGTH	\$110,000	\$48,500	44.09	\$100,783	\$49,911	\$40,694	162.8	155.4	0.52	0.52	\$307	\$95,250	\$2.19	67.20	0206		PAGES 73 - 74 DUPLEXE401	FRONT FOOT	
56 073 02 0265 000	32109 GENESEE	08/13/20	\$75,000	WD	03-ARM'S LENGTH	\$75,000	\$30,700	40.93	\$82,737	\$10,776	\$18,513	74.1	85.1	0.14	0.14	\$146	\$74,833	\$1.72	74.00	0206		PAGES 73 - 74 DUPLEXE401	FRONT FOOT	
56 073 02 0287 000	32145 GENESEE	05/18/21	\$90,000	PTA	03-ARM'S LENGTH	\$90,000	\$36,900	41.00	\$73,772	\$34,575	\$18,347	73.4	83.6	0.14	0.14	\$471	\$241,783	\$5.55	74.00	0206		PAGES 73 - 74 DUPLEXE401	FRONT FOOT	
56 073 03 0299 000	32205 HILLSDALE	10/21/21	\$92,000	PTA	03-ARM'S LENGTH	\$92,000	\$36,700	39.89	\$76,967	\$33,475	\$18,442	73.8	84.5	0.14	0.14	\$454	\$234,091	\$5.37	74.00	0206		PAGES 73 - 74 DUPLEXE401	FRONT FOOT	
56 073 03 0301 000	32213 HILLSDALE	08/13/20	\$75,000	WD	03-ARM'S LENGTH	\$75,000	\$29,800	39.73	\$79,881	\$13,469	\$18,350	73.4	83.6	0.14	0.14	\$183	\$94,189	\$2.16	74.00	0206		PAGES 73 - 74 DUPLEXE401	FRONT FOOT	
56 073 03 0303 000	32221 HILLSDALE	08/05/21	\$70,000	PTA	03-ARM'S LENGTH	\$70,000	\$38,600	55.14	\$80,693	\$11,894	\$22,587	90.3	99.2	0.20	0.20	\$132	\$60,376	\$1.39	77.97	0206		PAGES 73 - 74 DUPLEXE401	FRONT FOOT	
56 073 03 0414 000	32655 GRAND TRAVERSE	07/05/21	\$90,000	PTA	03-ARM'S LENGTH	\$90,000	\$41,800	46.44	\$87,256	\$31,222	\$28,478	113.9	127.9	0.22	0.22	\$274	\$141,918	\$3.26	128.48	0206		PAGES 73 - 74 DUPLEXE401	FRONT FOOT	
56 073 03 0418 000	32609 MONTMORENCY	04/23/21	\$87,500	PTA	03-ARM'S LENGTH	\$87,500	\$36,900	42.17	\$73,869	\$32,667	\$19,036	76.1	90.0	0.15	0.15	\$429	\$213,510	\$4.90	74.00	0206		PAGES 73 - 74 DUPLEXE401	FRONT FOOT	
56 073 03 0445 000	32405 OCEANA	11/03/20	\$85,000	WD	03-ARM'S LENGTH	\$85,000	\$32,000	37.65	\$85,987	\$18,049	\$19,036	76.1	90.0	0.15	0.15	\$237	\$117,967	\$2.71	74.00	0206		PAGES 73 - 74 DUPLEXE401	FRONT FOOT	
56 073 04 0516 000	32409 MUSKEGON	02/04/21	\$76,000	WD	03-ARM'S LENGTH	\$76,000	\$28,600	37.63	\$76,590	\$19,600	\$20,190	80.8	91.1	0.16	0.16	\$243	\$120,245	\$2.76	78.00	0206		PAGES 73 - 74 DUPLEXE401	FRONT FOOT	
56 073 04 0529 000	32458 MUSKEGON	02/08/21	\$75,000	WD	03-ARM'S LENGTH	\$75,000	\$28,800	38.40	\$76,941	\$18,674	\$20,615	82.5	95.0	0.17	0.17	\$226	\$109,847	\$2.52	78.00	0206		PAGES 73 - 74 DUPLEXE401	FRONT FOOT	
56 073 04 0549 000	32614 MONTCALM	03/12/21	\$70,000	WD	03-ARM'S LENGTH	\$70,000	\$28,800	41.14	\$77,089	\$14,244	\$21,333	85.3	101.6	0.18	0.18	\$167	\$78,264	\$1.80	78.00	0206		PAGES 73 - 74 DUPLEXE401	FRONT FOOT	
56 073 04 0587 000	32856 MECOSTA	07/10/20	\$68,000	WD	03-ARM'S LENGTH	\$68,000	\$27,700	40.74	\$74,454	\$12,585	\$19,039	76.2	87.6	0.15	0.15	\$165	\$82,796	\$1.90	75.00	0206		PAGES 73 - 74 DUPLEXE401	FRONT FOOT	
56 074 01 0630 000	33003 AKRON	10/06/21	\$97,800	PTA	03-ARM'S LENGTH	\$97,800	\$39,100	39.98	\$81,904	\$36,224	\$20,328	81.3	87.8	0.16	0.16	\$445	\$226,400	\$5.20	81.57	0206		PAGES 73 - 74 DUPLEXE401	FRONT FOOT	
56 074 01 0637 000	33066 ALANSON	04/06/21	\$70,000	PTA	03-ARM'S LENGTH	\$70,000	\$35,000	50.00	\$70,020	\$17,002	\$17,022	68.1	87.8	0.14	0.14	\$250	\$125,941	\$2.89	67.00	0206		PAGES 73 - 74 DUPLEXE401	FRONT FOOT	
56 074 01 0658 000	33112 ALBERTA	06/04/20	\$65,700	WD	03-ARM'S LENGTH	\$65,700	\$27,600	42.01	\$74,263	\$8,583	\$17,146	68.6	89.1	0.14	0.14	\$125	\$62,550	\$1.44	67.00	0206		PAGES 73 - 74 DUPLEXE401	FRONT FOOT	
56 074 01 0660 000	33104 ALBERTA	12/06/21	\$65,000	PTA	03-ARM'S LENGTH	\$65,000	\$37,800	58.15	\$79,178	\$7,095	\$21,273	85.1	89.8	0.18	0.18	\$83	\$94,643	\$0.93	78.52	0206		PAGES 73 - 74 DUPLEXE401	FRONT FOOT	
56 074 01 0696 000	33113 ALBERTA	03/10/22	\$105,000	PTA	03-ARM'S LENGTH	\$105,000	\$38,100	36.29	\$79,652	\$47,229	\$21,881	87.5	144.2	0.22	0.22	\$540	\$211,789	\$4.86	67.00	0206		PAGES 73 - 74 DUPLEXE401	FRONT FOOT	
56 074 01 0697 000	33117 ALBERTA	01/19/21	\$87,300	PTA	03-ARM'S LENGTH	\$87,300	\$29,300	33.56	\$78,198	\$30,302	\$21,200	84.8	135.4	0.21	0.21	\$357	\$144,986	\$3.33	67.00	0206		PAGES 73 - 74 DUPLEXE401	FRONT FOOT	
56 074 01 0703 000	33316 BELDING	08/31/21	\$80,000	PTA	03-ARM'S LENGTH	\$80,000	\$36,800	46.00	\$77,031	\$23,887	\$20,918	83.7	131.8	0.20	0.20	\$285	\$117,093	\$2.69	67.00	0206		PAGES 73 - 74 DUPLEXE401	FRONT FOOT	
56 074 01 0706 000	33304 BELDING	10/06/21	\$99,800	PTA	03-ARM'S LENGTH	\$99,800	\$38,100	38.18	\$79,876	\$38,754	\$18,830	75.3	79.5	0.14	0.14	\$515	\$272,915	\$6.27	78.12	0206		PAGES 73 - 74 DUPLEXE401	FRONT FOOT	
56 074 01 0745 000	33389 BELDING	02/08/22	\$85,000	PTA	03-ARM'S LENGTH	\$85,000	\$37,200	43.76	\$77,951	\$28,107	\$21,058	84.2	94.0	0.17	0.17	\$334	\$162,468	\$3.73	80.11	0206		PAGES 73 - 74 DUPLEXE401	FRONT FOOT	
56 074 01 0816 000	33515 BERVILLE	10/23/20	\$67,000	WD	03-ARM'S LENGTH	\$67,000	\$27,600	41.19	\$74,152	\$10,807	\$17,959	71.8	92.1	0.15	0.15	\$150	\$74,021	\$1.70	69.00	0206		PAGES 73 - 74 DUPLEXE401	FRONT FOOT	
56 074 01 0817 000	33519 BERVILLE	06/30/21	\$78,000	PTA	03-ARM'S LENGTH	\$78,000	\$33,200	42.56	\$69,507	\$27,287	\$18,794	75.2	100.4	0.16	0.16	\$363	\$170,544	\$3.92	68.83	0206		PAGES 73 - 74 DUPLEXE401	FRONT FOOT	
56 074 01 0818 000	33569 BERVILLE	10/23/20	\$67,000	WD	03-ARM'S LENGTH	\$67,000	\$32,700	48.81	\$87,340	\$3,752	\$24,092	96.4	100.9	0.22	0.22	\$39	\$16,825	\$0.39	73.15	0206		PAGES 73 - 74 DUPLEXE401	FRONT FOOT	
56 074 01 0823 000	33578 BERVILLE	06/30/21	\$78,000	PTA	03-ARM'S LENGTH	\$78,000	\$32,900	42.18	\$68,987	\$26,639	\$17,626	70.5	100.0	0.15	0.15	\$378	\$178,785	\$4.10	65.00	0206		PAGES 73 - 74 DUPLEXE401	FRONT FOOT	
56 074 05 1055 000	34245 DAYTON	03/16/21	\$83,000	PTA	19-MULTI PARCEL ARM'S LENGTH	\$83,000	\$34,600	41.69	\$93,341	\$8,354	\$18,695	74.8	74.0	0.14	0.14	\$112	\$61,426	\$1.41	80.07	0206	56 074 05 1061 000	PAGES 73 - 74 DUPLEXE401	FRONT FOOT	
56 074 05 1059 000	34223 DAYTON	12/23/20	\$85,000	WD	03-ARM'S LENGTH	\$85,000	\$29,100	34.24	\$78,552	\$22,096	\$15,648	62.6	98.1	0.12	0.12	\$353	\$187,254	\$4.30	70.00	0206		PAGES 73 - 74 DUPLEXE401	FRONT FOOT	
56 074 05 1083 000	34115 DECATUR	10/20/20	\$85,000	WD	03-ARM'S LENGTH	\$85,000	\$33,200	39.06	\$87,018	\$18,502	\$20,520	82.1	98.8	0.17	0.17	\$225	\$106,948	\$2.46	76.00	0206		PAGES 73 - 74 DUPLEXE401	FRONT FOOT	
56 074 05 1084 000	34119 DECATUR	09/24/20	\$85,000	WD	03-ARM'S LENGTH	\$85,000	\$32,000	37.65	\$85,497	\$20,794	\$21,291	85.2	106.4	0.19	0.19	\$244	\$111,796	\$2.57	76.00	0206		PAGES 73 - 74 DUPLEXE401	FRONT FOOT	
56 074 05 1088 000	34116 DECATUR	10/20/20	\$81,700	WD	03-ARM'S LENGTH	\$81,700	\$34,000	41.62	\$91,432	\$11,431	\$21,163	84.7	105.5	0.18	0.18	\$135	\$62,125	\$1.43	76.00	0206		PAGES 73 - 74 DUPLEXE401	FRONT FOOT	
56 074 05 1108 000	2339 DEERFIELD	06/01/21	\$90,000	PTA	03-ARM'S LENGTH	\$90,000	\$42,400	47.11	\$84,725	\$27,791	\$22,516	90.1	100.2	0.19	0.19	\$309	\$143,253	\$3.29	80.45	0206		PAGES 73 - 74 DUPLEXE401	FRONT FOOT	
56 074 05 1147 000	2004 DRYDEN	12/06/21	\$110,000	PTA	03-ARM'S LENGTH	\$110,000	\$35,500	32.27	\$74,595	\$52,580	\$17,175	68.7	70.7	0.12	0.12	\$765	\$434,545	\$9.98	73.76	0206		PAGES 73 - 74 DUPLEXE401	FRONT FOOT	
56 074 06 1156 000	1917 EAGLE	10/20/20	\$80,000	WD	03-ARM'S LENGTH	\$80,000	\$34,800	43.50	\$92,635	\$15,587	\$28,222	112.9	190.2	0.35	0.35	\$138	\$44,919	\$1.03	67.49	0206		PAGES 73 - 74 DUPLEXE401	FRONT FOOT	

<b>Totals:</b>	<b>\$3,612,300</b>		<b>\$3,612,300</b>	<b>\$1,497,200</b>		<b>\$3,512,368</b>	<b>\$1,030,242</b>		<b>\$930,310</b>	<b>3,721.2</b>	<b>7.93</b>	<b>7.93</b>				<b>Average</b>	<b>Average</b>	<b>Average</b>	<b>Average</b>				
								<b>Sale. Ratio =&gt;</b>	<b>41.45</b>		<b>Average</b>	<b>per FF=&gt;</b>	<b>\$277</b>		<b>Average</b>	<b>per Net Acre=&gt;</b>	<b>129,933</b>						

**PAGES 73-74 QUAD**  
NONE

PAGES 75-76

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
56 075 01 0005 000	2819 SECOND	12/13/21	\$150,000	PTA	03-ARM'S LENGTH	\$150,000	\$53,400	35.60	\$111,724	\$70,535	\$32,259	75.9	167.0	0.27	0.27	\$929	\$266,170	\$6.11	69.00	0.210		PAGES 75 - 76	401	FRONTAGE
56 075 01 0012 003	34624 FARRAGUT	06/07/21	\$75,000	PTA	03-ARM'S LENGTH	\$75,000	\$21,500	28.67	\$44,780	\$46,335	\$16,115	37.9	124.0	0.11	0.11	\$1,222	\$406,447	\$9.33	40.00	0.210		PAGES 75 - 76	401	FRONTAGE
56 075 01 0012 003	34624 FARRAGUT	02/18/22	\$78,000	PTA	03-ARM'S LENGTH	\$78,000	\$21,500	27.56	\$44,780	\$49,335	\$16,115	37.9	124.0	0.11	0.11	\$1,301	\$432,763	\$9.93	40.00	0.210		PAGES 75 - 76	401	FRONTAGE
56 075 01 0013 001	2453 SECOND	11/10/20	\$98,000	WD	03-ARM'S LENGTH	\$98,000	\$36,300	36.02	\$101,081	\$23,311	\$23,311	54.8	108.0	0.15	0.15	\$369	\$131,364	\$3.02	62.00	0.210		PAGES 75 - 76	401	FRONTAGE
56 075 01 0021 002	34642 NORENE	08/20/21	\$232,000	PTA	03-ARM'S LENGTH	\$232,000	\$56,600	24.40	\$118,492	\$144,948	\$31,440	74.0	118.0	0.22	0.22	\$1,959	\$667,963	\$15.33	80.00	0.210		PAGES 75 - 76	401	FRONTAGE
56 075 01 0038 001	1833 SECOND	01/28/22	\$159,000	PTA	03-ARM'S LENGTH	\$159,000	\$61,400	38.62	\$128,812	\$159,916	\$27,428	65.2	148.0	0.21	0.21	\$888	\$270,636	\$6.21	63.00	0.210		PAGES 75 - 76	401	FRONTAGE
56 075 02 0043 000	2449 S CHRISTINE	07/19/21	\$125,500	PTA	03-ARM'S LENGTH	\$125,500	\$46,600	37.13	\$98,251	\$44,125	\$16,876	39.7	136.0	0.13	0.13	\$1,111	\$353,000	\$8.10	40.00	0.210		PAGES 75 - 76	401	FRONTAGE
56 075 02 0066 000	2618 SECOND	03/01/21	\$102,400	WD	03-ARM'S LENGTH	\$102,400	\$33,100	32.32	\$88,623	\$28,435	\$14,658	34.5	134.0	0.11	0.11	\$824	\$263,287	\$6.04	35.00	0.210		PAGES 75 - 76	401	FRONTAGE
56 075 02 0070 300	2546 SECOND	08/30/21	\$123,000	PTA	03-ARM'S LENGTH	\$123,000	\$46,100	37.48	\$96,127	\$60,501	\$33,628	79.1	135.0	0.25	0.25	\$765	\$243,956	\$5.60	80.00	0.210		PAGES 75 - 76	401	FRONTAGE
56 075 02 0097 300	2154 SECOND	11/02/21	\$63,000	PTA	03-ARM'S LENGTH	\$63,000	\$39,700	63.02	\$82,511	\$14,117	\$33,628	79.1	135.0	0.25	0.25	\$178	\$56,923	\$1.31	80.00	0.210		PAGES 75 - 76	401	FRONTAGE
56 075 02 0104 000	2032 SECOND	07/20/20	\$65,000	WD	03-ARM'S LENGTH	\$65,000	\$24,900	38.31	\$66,031	\$15,783	\$16,814	39.6	135.0	0.12	0.12	\$399	\$127,282	\$2.92	40.00	0.210		PAGES 75 - 76	401	FRONTAGE
56 075 02 0119 000	1816 SECOND	02/02/21	\$62,000	WD	03-ARM'S LENGTH	\$62,000	\$33,600	54.19	\$87,906	(\$9,092)	\$16,814	39.6	135.0	0.12	0.12	(\$230)	(\$73,323)	(\$1.68)	40.00	0.210		PAGES 75 - 76	401	FRONTAGE
56 075 03 0007 300	35335 PALMER	06/30/21	\$160,000	PTA	03-ARM'S LENGTH	\$160,000	\$56,800	35.50	\$118,055	\$87,494	\$45,549	107.2	131.0	0.33	0.33	\$816	\$264,332	\$6.07	110.00	0.210		PAGES 75 - 76	401	FRONTAGE
56 075 03 0010 000	35263 PALMER	06/24/21	\$106,000	PTA	03-ARM'S LENGTH	\$106,000	\$44,200	41.70	\$88,432	\$38,272	\$20,704	48.7	131.0	0.15	0.15	\$786	\$255,147	\$5.86	50.00	0.210		PAGES 75 - 76	401	FRONTAGE
56 075 03 0028 000	1830 S CHRISTINE	01/26/21	\$153,685	WD	03-ARM'S LENGTH	\$153,685	\$62,200	40.47	\$156,205	\$15,555	\$18,075	42.5	135.0	0.13	0.13	\$366	\$116,955	\$2.68	43.00	0.210		PAGES 75 - 76	401	FRONTAGE
56 075 04 0012 000	35255 SHEFFIELD	12/17/21	\$75,000	WD	03-ARM'S LENGTH	\$75,000	\$46,400	61.87	\$97,893	(\$6,644)	\$16,249	38.2	120.0	0.11	0.11	(\$174)	(\$58,796)	(\$1.35)	41.00	0.210		PAGES 75 - 76	401	FRONTAGE
56 075 05 0138 000	35321 WALLACE	09/18/20	\$102,800	WD	03-ARM'S LENGTH	\$102,800	\$45,600	44.36	\$120,457	\$16,073	\$33,730	79.4	280.5	0.75	0.38	\$203	\$21,431	\$0.49	50.50	0.210		PAGES 75 - 76	401	FRONTAGE
56 075 05 0152 002	2030 FREEMAN	02/17/21	\$124,000	WD	03-ARM'S LENGTH	\$124,000	\$42,300	34.11	\$111,817	\$30,724	\$18,541	43.6	114.0	0.13	0.13	\$704	\$243,841	\$5.60	48.00	0.210		PAGES 75 - 76	401	FRONTAGE
56 075 05 0158 004	2206 FREEMAN	04/27/20	\$156,900	WD	03-ARM'S LENGTH	\$156,900	\$63,400	40.41	\$166,199	\$25,152	\$34,451	81.1	202.0	0.31	0.31	\$310	\$80,875	\$1.86	67.00	0.210		PAGES 75 - 76	401	FRONTAGE
56 075 05 0158 014	35060 NORENE	09/24/20	\$100,000	WD	03-ARM'S LENGTH	\$100,000	\$28,500	28.50	\$75,804	\$41,431	\$17,235	40.6	135.0	0.13	0.13	\$1,022	\$326,228	\$7.49	41.00	0.210		PAGES 75 - 76	401	FRONTAGE
56 075 06 0015 000	35218 NORENE	10/20/21	\$88,500	PTA	03-ARM'S LENGTH	\$88,500	\$49,200	55.59	\$104,089	\$35,047	\$25,047	82.5	133.0	0.26	0.26	\$236	\$76,008	\$1.74	84.00	0.210		PAGES 75 - 76	401	FRONTAGE
56 075 06 0018 002	35120 NORENE	03/05/21	\$146,000	PTA	03-ARM'S LENGTH	\$146,000	\$47,100	32.26	\$123,650	\$48,635	\$26,285	61.8	133.0	0.19	0.19	\$786	\$253,307	\$5.82	63.00	0.210		PAGES 75 - 76	401	FRONTAGE
56 075 06 0026 000	35125 JUNE	10/25/21	\$165,000	PTA	03-ARM'S LENGTH	\$165,000	\$79,800	48.36	\$170,145	\$12,379	\$17,524	41.2	133.0	0.13	0.13	\$300	\$96,711	\$2.22	42.00	0.210		PAGES 75 - 76	401	FRONTAGE
56 075 08 0034 301	35047 MARKEY	10/21/20	\$139,700	WD	03-ARM'S LENGTH	\$139,700	\$71,300	51.04	\$181,983	(\$19,116)	\$23,167	54.5	113.9	0.16	0.16	(\$351)	(\$121,758)	(\$2.80)	60.00	0.210		PAGES 75 - 76	401	FRONTAGE
56 075 09 0004 000	2441 S WAYNE	04/01/20	\$65,000	WD	03-ARM'S LENGTH	\$65,000	\$37,100	57.08	\$98,665	(\$11,510)	\$22,155	52.1	150.0	0.17	0.17	(\$221)	(\$66,919)	(\$1.54)	50.00	0.210		PAGES 75 - 76	401	FRONTAGE
56 075 09 0004 000	2441 S WAYNE	03/26/21	\$93,000	PTA	03-ARM'S LENGTH	\$93,000	\$37,100	39.89	\$98,665	\$22,155	\$22,155	52.1	150.0	0.17	0.17	\$316	\$95,872	\$2.20	50.00	0.210		PAGES 75 - 76	401	FRONTAGE
56 075 09 0008 000	35132 FARRAGUT	06/12/20	\$135,000	WD	03-ARM'S LENGTH	\$135,000	\$50,800	37.63	\$131,884	\$46,557	\$43,441	102.2	178.0	0.37	0.37	\$455	\$126,514	\$2.90	90.00	0.210		PAGES 75 - 76	401	FRONTAGE
56 075 09 0021 000	2516 S CHRISTINE	03/10/21	\$135,000	WD	03-ARM'S LENGTH	\$135,000	\$72,700	53.85	\$182,983	(\$14,355)	\$33,628	79.1	135.0	0.25	0.25	(\$113)	(\$57,883)	(\$1.33)	80.00	0.210		PAGES 75 - 76	401	FRONTAGE
56 075 10 0246 000	36122 OREGON	05/06/21	\$180,000	PTA	03-ARM'S LENGTH	\$180,000	\$49,600	27.56	\$99,258	\$97,803	\$17,061	40.1	139.0	0.13	0.13	\$2,436	\$764,086	\$17.54	40.00	0.210		PAGES 75 - 76	401	FRONTAGE
56 075 10 0244 002	36273 OREGON	01/06/22	\$220,000	PTA	03-ARM'S LENGTH	\$220,000	\$61,300	27.86	\$128,887	\$118,052	\$24,939	58.7	132.0	0.18	0.18	\$2,012	\$648,637	\$14.89	60.00	0.210		PAGES 75 - 76	401	FRONTAGE
56 075 10 0270 000	35874 MANILA	04/05/21	\$105,000	PTA	03-ARM'S LENGTH	\$105,000	\$38,700	36.86	\$77,300	\$63,825	\$36,125	85.0	138.0	0.27	0.27	\$751	\$237,268	\$5.45	85.00	0.210		PAGES 75 - 76	401	FRONTAGE
56 075 10 0281 002	35650 MANILA	08/13/20	\$83,000	WD	03-ARM'S LENGTH	\$83,000	\$34,400	41.45	\$90,486	\$18,290	\$25,776	60.6	141.0	0.19	0.19	\$302	\$94,278	\$2.16	60.00	0.210		PAGES 75 - 76	401	FRONTAGE
56 075 10 0310 000	36245 MANILA	12/28/20	\$83,500	WD	03-ARM'S LENGTH	\$83,500	\$28,700	34.37	\$76,339	\$24,161	\$17,000	40.0	138.0	0.13	0.13	\$604	\$190,244	\$4.37	40.00	0.210		PAGES 75 - 76	401	FRONTAGE
56 075 10 0324 000	36236 SCHLEY	06/14/21	\$180,000	PTA	03-ARM'S LENGTH	\$180,000	\$60,500	33.61	\$118,822	\$78,178	\$17,000	40.0	138.0	0.13	0.13	\$1,954	\$615,575	\$14.13	40.00	0.210		PAGES 75 - 76	401	FRONTAGE
56 075 10 0331 000	36104 SCHLEY	07/15/20	\$145,600	WD	03-ARM'S LENGTH	\$145,600	\$40,900	28.09	\$108,158	\$54,442	\$17,000	40.0	138.0	0.13	0.13	\$1,361	\$428,677	\$9.84	40.00	0.210		PAGES 75 - 76	401	FRONTAGE
56 075 10 0334 000	36000 SCHLEY	11/22/21	\$120,000	PTA	03-ARM'S LENGTH	\$120,000	\$71,300	59.42	\$149,464	\$7,936	\$37,400	88.0	138.0	0.28	0.28	\$90	\$28,444	\$0.65	88.00	0.210		PAGES 75 - 76	401	FRONTAGE
56 075 10 0347 003	35622 SCHLEY	06/11/21	\$204,000	PTA	03-ARM'S LENGTH	\$204,000	\$81,800	40.10	\$161,328	\$80,922	\$38,250	90.0	138.0	0.29	0.29	\$899	\$283,937	\$6.52	90.00	0.210		PAGES 75 - 76	401	FRONTAGE
56 075 10 0350 004	2160 S HARVEY	02/28/22	\$180,000	PTA	03-ARM'S LENGTH	\$180,000	\$86,400	48.00	\$177,900	\$54,197	\$52,097	122.6	144.0	0.40	0.40	\$442	\$136,516	\$3.13	120.00	0.210		PAGES 75 - 76	401	FRONTAGE
56 075 10 0352 004	2141 S HARVEY	07/08/21	\$107,000	PTA	03-ARM'S LENGTH	\$107,000	\$73,700	68.88	\$153,142	(\$30)	\$46,112	105.5	180.0	0.39	0.39	(\$0)	(\$76)	(\$0.00)	95.00	0.210		PAGES 75 - 76	401	FRONTAGE
56 075 10 0361 000	35469 SCHLEY	08/27/21	\$102,500	PTA	03-ARM'S LENGTH	\$102,500	\$48,900	49.71	\$102,482	\$17,918	\$17,900	42.1	153.0	0.14	0.14	\$425	\$127,986	\$2.94	40.00	0.210		PAGES 75 - 76	401	FRONTAGE
56 075 10 0378 002	35715 SCHLEY	08/06/20	\$55,000	WD	03-ARM'S LENGTH	\$55,000	\$27,300	46.64	\$71,760	\$5,615	\$22,375	52.6	153.0	0.18	0.18	\$107	\$31,903	\$0.73	50.00	0.210				

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1	
56 078 01 0009 003	2034 S BRANDON	10/04/21	\$198,000	PTA	03-ARM'S LENGTH	\$198,000	\$68,100	34.39	\$142,039	\$76,726	\$20,765	59.3	132.0	0.12	0.12	\$1,293	\$634,099	\$14.56	40.00	0215		PAGE 78	401	FRONT FOOT	
56 078 01 0022 002	2590 S BRANDON	08/16/21	\$220,000	PTA	03-ARM'S LENGTH	\$220,000	\$73,500	33.41	\$152,618	\$98,530	\$31,148	89.0	132.0	0.18	0.18	\$1,107	\$541,374	\$12.43	60.00	0215		PAGE 78	401	FRONT FOOT	
56 078 01 0034 001	2645 S BRANDON	09/28/20	\$150,000	WD	03-ARM'S LENGTH	\$150,000	\$52,000	34.67	\$135,595	\$40,263	\$25,858	73.9	131.0	0.15	0.15	\$545	\$268,420	\$6.16	50.00	0215		PAGE 78	401	FRONT FOOT	
56 078 01 0035 001	2625 S BRANDON	02/08/21	\$97,000	PTA	03-ARM'S LENGTH	\$97,000	\$41,100	42.37	\$102,497	\$25,651	\$31,148	89.0	132.0	0.18	0.18	\$288	\$140,940	\$3.24	60.00	0215		PAGE 78	401	FRONT FOOT	
56 078 01 0042 302	2320 S NEWBURGH	10/29/21	\$115,000	PTA	03-ARM'S LENGTH	\$115,000	\$66,900	58.17	\$144,023	\$28,647	\$57,670	164.8	111.6	0.31	0.31	\$174	\$92,410	\$2.12	120.80	0215		PAGE 78	401	FRONT FOOT	
56 078 01 0046 002	2101 S BRANDON	09/28/20	\$180,000	WD	03-ARM'S LENGTH	\$180,000	\$60,600	33.67	\$149,220	\$60,478	\$29,698	84.9	120.0	0.17	0.17	\$713	\$366,533	\$8.41	60.00	0215		PAGE 78	401	FRONT FOOT	
56 078 99 0013 000	38210 GLENWOOD	07/27/21	\$199,000	PTA	03-ARM'S LENGTH	\$199,000	\$119,100	59.85	\$245,729	\$73,791	\$120,520	459.1	715.0	2.18	2.18	\$161	\$33,803	\$0.78	133.00	0215		PAGE 78	401	FRONT FOOT	
56 078 99 0016 001	38343 PALMER	01/18/22	\$142,500	PTA	03-ARM'S LENGTH	\$142,500	\$76,000	53.33	\$163,503	\$39,740	\$60,743	231.4	502.0	0.92	0.92	\$172	\$43,102	\$0.99	80.00	0215		PAGE 78	401	FRONT FOOT	
<b>Totals:</b>			<b>\$1,301,500</b>			<b>\$1,301,500</b>	<b>\$557,300</b>		<b>\$1,235,224</b>	<b>\$443,826</b>	<b>\$377,550</b>	<b>1,251.3</b>		<b>4.22</b>	<b>4.22</b>	<b>\$557</b>									
							<b>Sale. Ratio =&gt;</b>		<b>42.82</b>		<b>Average</b>		<b>Average</b>				<b>Average</b>								
							<b>Std. Dev. =&gt;</b>		<b>11.59</b>		<b>per FF=&gt;</b>		<b>\$355</b>		<b>per Net Acre=&gt;</b>	<b>105,296.80</b>		<b>per SqFt=&gt;</b>		<b>\$2.42</b>					

COVINGTON ESTATES

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effic. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1	
56 078 06 0003 000	2688 BARNS	08/14/20	\$269,500	WD	03-ARM'S LENGTH	\$269,500	\$106,800	39.63	\$274,379	\$50,121	\$55,000	75.0	145.0	0.25	0.25	\$668	\$200,484	\$4.60	75.00	0217		COVINGTON ESTATES 401	SITE VALUE		
56 078 06 0004 000	2666 BARNS	09/21/21	\$318,150	PTA	03-ARM'S LENGTH	\$318,150	\$134,100	42.15	\$303,486	\$69,664	\$55,000	75.0	145.0	0.25	0.25	\$929	\$278,656	\$6.40	75.00	0217		COVINGTON ESTATES 401	SITE VALUE		
56 078 06 0028 000	2501 BARNS	08/06/20	\$305,000	WD	03-ARM'S LENGTH	\$305,000	\$134,800	44.20	\$307,398	\$52,602	\$55,000	75.0	127.3	0.22	0.22	\$701	\$240,192	\$5.51	75.00	0217		COVINGTON ESTATES 401	SITE VALUE		
56 078 06 0036 000	2677 BARNS	05/29/20	\$267,000	WD	03-ARM'S LENGTH	\$267,000	\$109,600	41.05	\$282,848	\$39,152	\$55,000	70.0	160.6	0.26	0.26	\$559	\$151,752	\$3.48	70.00	0217		COVINGTON ESTATES 401	SITE VALUE		
<b>Totals:</b>			<b>\$1,159,650</b>			<b>\$1,159,650</b>	<b>\$485,300</b>		<b>\$1,168,111</b>	<b>\$211,539</b>	<b>\$220,000</b>	<b>295.0</b>		<b>0.98</b>	<b>0.98</b>										
						<b>Sale. Ratio =&gt;</b>		<b>41.85</b>				<b>Average</b>		<b>Average</b>			<b>Average</b>								
						<b>Std. Dev. =&gt;</b>		<b>1.93</b>				<b>Site Value</b>	<b>\$52,885</b>	<b>per Net Acre=&gt;</b>	<b>216,518.94</b>			<b>per SqFt=&gt;</b>	<b>\$4.97</b>						

COVINGTON ESTATES WEST

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
56 079 02 0024 000	38558 SHELBY	10/28/20	\$282,700	WD	03-ARM'S LENGTH	\$282,700	\$104,300	36.89	\$296,644	\$48,556	\$62,500	70.0	120.0	0.19	0.19	\$694	\$251,585	\$5.78	70.00	0218		COVINGTON ESTATES WEST 401	SITE A	
56 079 02 0034 000	38531 WATSON	01/28/22	\$310,000	PTA	03-ARM'S LENGTH	\$310,000	\$118,600	38.26	\$276,905	\$95,595	\$62,500	70.0	120.0	0.19	0.19	\$1,366	\$495,311	\$11.37	70.00	0218		COVINGTON ESTATES WEST 401	SITE A	
<b>Totals:</b>			<b>\$592,700</b>			<b>\$592,700</b>	<b>\$222,900</b>		<b>\$573,549</b>	<b>\$144,151</b>	<b>\$125,000</b>	<b>140.0</b>		<b>0.39</b>	<b>0.39</b>									
							<b>Sale. Ratio =&gt;</b>	<b>37.61</b>			<b>Average</b>			<b>Average</b>				<b>Average</b>						
							<b>Std. Dev. =&gt;</b>	<b>0.96</b>			<b>Site Value</b>	<b>\$72,076</b>		<b>per Net Acre=&gt;</b>	<b>373,448.19</b>			<b>per SqFt=&gt;</b>	<b>\$8.57</b>					

56 079 02 0055 000	38716 WATSON	03/18/22	\$257,500	PTA	03-ARM'S LENGTH	\$257,500	\$146,000	56.70	\$341,130	(\$21,130)	\$62,500	71.1	157.4	0.26	0.26	(\$297)	(\$82,218)	(\$1.89)	71.05	0218		COVINGTON ESTATES WEST 401	SITE A	
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Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1	
56 079 99 0009 002	2095 S JOHN HIX	11/05/20	\$275,000	WD	03-ARM'S LENGTH	\$275,000	\$101,600	36.95	\$235,983	\$76,117	\$37,100	97.0	333.0	0.74	0.74	\$785	\$102,584	\$2.35	97.00	0225		PAGE 79	401	FRONT FOOT	
56 079 99 0029 002	38554 GLENWOOD	08/05/21	\$280,000	PTA	03-ARM'S LENGTH	\$280,000	\$118,600	42.36	\$246,863	\$72,737	\$39,600	88.0	121.0	0.24	0.24	\$827	\$298,102	\$6.84	88.00	0225		PAGE 79	401	FRONT FOOT	
56 079 99 0038 000	39375 PALMER	04/14/21	\$218,000	PTA	03-ARM'S LENGTH	\$218,000	\$93,700	42.98	\$187,256	\$111,219	\$80,475	178.8	110.0	0.45	0.45	\$622	\$247,153	\$5.67	180.00	0225		PAGE 79	401	FRONT FOOT	
56 079 99 0039 002	39365 PALMER	12/18/20	\$260,000	WD	03-ARM'S LENGTH	\$260,000	\$133,800	51.46	\$315,606	(\$15,556)	\$40,050	89.0	181.0	0.37	0.37	(\$175)	(\$42,043)	(\$0.97)	89.00	0225		PAGE 79	401	FRONT FOOT	
56 079 99 0042 000	2025 HANNAN	03/04/22	\$270,000	PTA	03-ARM'S LENGTH	\$270,000	\$94,900	35.15	\$200,736	\$121,024	\$51,760	132.0	359.0	1.09	1.09	\$917	\$111,235	\$2.55	132.00	0225		PAGE 79	401	FRONT FOOT	
<b>Totals:</b>						<b>\$1,303,000</b>	<b>\$542,600</b>		<b>\$1,186,444</b>	<b>\$365,541</b>	<b>\$248,985</b>	<b>584.8</b>		<b>2.89</b>	<b>2.89</b>	<b>\$595</b>	<b>\$143,406</b>								
								<b>Sale. Ratio =&gt;</b>	<b>41.64</b>			<b>Average</b>			<b>Average</b>			<b>Average</b>							
								<b>Std. Dev. =&gt;</b>	<b>6.38</b>			<b>per FF=&gt;</b>			<b>per Net Acre=&gt;</b>	<b>126,309.95</b>			<b>per SqFt=&gt;</b>			<b>\$2.90</b>			
												per Acre			73,108.0										

MUIRFIELD ESTATES 079-01

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
56 079 01 0009 000	2618 MUIRFIELD	04/26/19	\$220,000	WD	03-ARM'S LENGTH	\$220,000	\$99,300	45.14	\$249,650	\$20,350	\$50,000	82.0	117.1	0.22	0.22	\$248	\$92,500	\$2.12	82.00	0220	MUIRFIELD ESTATES 079-01	079-01	401	SITE VALUE
56 079 01 0017 000	38488 JILL	09/16/19	\$261,000	WD	03-ARM'S LENGTH	\$261,000	\$126,500	48.47	\$281,192	\$29,808	\$50,000	81.5	133.7	0.25	0.11	\$366	\$119,232	\$2.74	82.74	0220	MUIRFIELD ESTATES 079-01	079-01	401	SITE VALUE
56 079 01 0019 000	2601 DAGNER	02/14/20	\$230,000	WD	03-ARM'S LENGTH	\$230,000	\$118,900	51.70	\$264,028	\$15,972	\$50,000	82.4	107.8	0.31	0.02	\$194	\$52,367	\$1.20	85.99	0220	MUIRFIELD ESTATES 079-01	079-01	401	SITE VALUE
<b>Totals:</b>			<b>\$711,000</b>			<b>\$711,000</b>	<b>\$344,700</b>		<b>\$794,870</b>	<b>\$66,130</b>	<b>\$150,000</b>	<b>245.9</b>		<b>0.78</b>	<b>0.35</b>									
							Sale. Ratio =>	<b>48.48</b>			Average			Average										
							Std. Dev. =>	<b>3.28</b>			Average			Average										
											SITE VALUE	<b>\$22,043</b>		per Net Acre=>	<b>85,329.03</b>			Average						
																		per SqFt=>	<b>\$1.96</b>					

PAGES 80/81/83 (PT OF)

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
56 083 02 0042 302	28925 ANNAPOLIS	04/05/21	\$145,000	PTA	03-ARM'S LENGTH	\$145,000	\$52,000	35.86	\$102,944	\$63,056	\$21,000	60.0	124.0	0.17	0.17	\$1,051	\$368,749	\$8.47	60.00	0230		PAGES 80 /81 /83(PT OF)	401	FRONT FOOT
56 083 02 0083 000	29057 MCDONALD	04/05/21	\$105,000	PTA	03-ARM'S LENGTH	\$105,000	\$27,900	26.57	\$54,979	\$64,021	\$14,000	40.0	124.0	0.11	0.11	\$1,601	\$561,588	\$12.89	40.00	0230		PAGES 80 /81 /83(PT OF)	401	FRONT FOOT
56 083 02 0087 000	29025 MCDONALD	12/29/20	\$80,000	PTA	03-ARM'S LENGTH	\$80,000	\$28,900	36.13	\$65,717	\$28,283	\$14,000	40.0	124.0	0.11	0.11	\$707	\$248,096	\$5.70	40.00	0230		PAGES 80 /81 /83(PT OF)	401	FRONT FOOT
56 083 02 0089 000	29007 MCDONALD	12/29/20	\$89,187	PTA	03-ARM'S LENGTH	\$89,187	\$28,500	31.96	\$64,639	\$38,548	\$14,000	40.0	124.0	0.11	0.11	\$964	\$338,140	\$7.76	40.00	0230		PAGES 80 /81 /83(PT OF)	401	FRONT FOOT
56 083 02 0106 000	28942 ETON	09/03/21	\$60,000	PTA	03-ARM'S LENGTH	\$60,000	\$30,500	50.83	\$63,051	\$10,949	\$14,000	40.0	124.0	0.11	0.11	\$274	\$96,044	\$2.20	40.00	0230		PAGES 80 /81 /83(PT OF)	401	FRONT FOOT
56 083 02 0109 000	28966 ETON	01/08/21	\$99,000	PTA	03-ARM'S LENGTH	\$99,000	\$30,700	31.01	\$70,003	\$42,997	\$14,000	40.0	124.0	0.11	0.11	\$1,075	\$377,167	\$8.66	40.00	0230		PAGES 80 /81 /83(PT OF)	401	FRONT FOOT
56 083 03 0132 000	4931 S MIDDLEBELT	08/13/21	\$96,000	PTA	03-ARM'S LENGTH	\$96,000	\$23,200	24.17	\$48,623	\$61,377	\$14,000	40.0	110.0	0.10	0.10	\$1,534	\$607,693	\$13.95	40.00	0230		PAGES 80 /81 /83(PT OF)	401	FRONT FOOT
56 083 03 0133 000	4939 S MIDDLEBELT	12/11/20	\$75,000	WD	03-ARM'S LENGTH	\$75,000	\$24,200	32.27	\$56,988	\$32,012	\$14,000	40.0	110.0	0.10	0.10	\$800	\$316,950	\$7.28	40.00	0230		PAGES 80 /81 /83(PT OF)	401	FRONT FOOT
56 083 03 0142 000	29114 POWERS	01/25/22	\$36,600	PTA	03-ARM'S LENGTH	\$36,600	\$22,300	60.93	\$48,626	\$1,974	\$14,000	40.0	116.0	0.11	0.11	\$49	\$18,449	\$0.42	40.00	0230		PAGES 80 /81 /83(PT OF)	401	FRONT FOOT
56 083 03 0166 000	28918 POWERS	06/02/21	\$110,000	PTA	03-ARM'S LENGTH	\$110,000	\$28,000	25.45	\$57,816	\$66,184	\$14,000	40.0	116.0	0.11	0.11	\$1,655	\$618,542	\$14.20	40.00	0230		PAGES 80 /81 /83(PT OF)	401	FRONT FOOT
56 083 04 0275 000	28951 POWERS	12/29/20	\$90,000	PTA	03-ARM'S LENGTH	\$90,000	\$23,700	26.33	\$55,624	\$48,376	\$14,000	40.0	120.0	0.11	0.11	\$1,209	\$439,782	\$10.10	40.00	0230		PAGES 80 /81 /83(PT OF)	401	FRONT FOOT
56 083 04 0276 000	28943 POWERS	06/18/21	\$75,000	WD	03-ARM'S LENGTH	\$75,000	\$29,100	38.80	\$61,092	\$27,908	\$14,000	40.0	120.0	0.11	0.11	\$698	\$253,709	\$5.82	40.00	0230		PAGES 80 /81 /83(PT OF)	401	FRONT FOOT
56 083 04 0277 000	28935 POWERS	11/03/21	\$115,000	PTA	03-ARM'S LENGTH	\$115,000	\$25,000	21.74	\$54,827	\$74,173	\$14,000	40.0	120.0	0.11	0.11	\$1,854	\$674,300	\$15.48	40.00	0230		PAGES 80 /81 /83(PT OF)	401	FRONT FOOT

<b>Totals:</b>	<b>\$1,175,787</b>	<b>\$1,175,787</b>	<b>\$374,000</b>	<b>\$804,929</b>	<b>\$559,858</b>	<b>\$189,000</b>	<b>540.0</b>	<b>1.49</b>	<b>1.49</b>	<b>\$1,036</b>	<b>Average</b>	<b>Average</b>	<b>Average</b>	<b>Average</b>
		<b>Sale. Ratio =&gt;</b>	<b>31.81</b>		<b>\$43,066</b>	<b>Average</b>	<b>per FF=&gt;</b>	<b>\$1,037</b>	<b>Average</b>	<b>per Net Acre=&gt;</b>	<b>376,501.68</b>	<b>Average</b>	<b>per SqFt=&gt;</b>	<b>\$8.64</b>
		<b>Std. Dev. =&gt;</b>	<b>11.14</b>			<b>per FF=&gt;</b>								

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1	
56 082 01 0008 000	4711 JULIUS	08/30/21	\$77,000	PTA	03-ARM'S LENGTH	\$77,000	\$39,200	50.91	\$83,859	\$17,480	\$24,339	74.9	115.9	0.20	0.20	\$233	\$88,283	\$2.03	70.05	0235		PAGE 82	401	FRONT FOOT	
56 082 01 0016 000	4625 JULIUS	08/10/20	\$52,000	WD	03-ARM'S LENGTH	\$52,000	\$30,400	58.46	\$84,245	(\$15,630)	\$16,615	51.1	115.0	0.13	0.13	(\$306)	(\$118,409)	(\$2.72)	50.00	0235		PAGE 82	401	FRONT FOOT	
56 082 01 0016 000	4625 JULIUS	01/22/21	\$134,000	WD	03-ARM'S LENGTH	\$134,000	\$30,400	22.89	\$84,245	\$66,370	\$16,615	51.1	115.0	0.13	0.13	\$1,298	\$502,803	\$11.54	50.00	0235		PAGE 82	401	FRONT FOOT	
56 082 01 0040 000	4858 MATTHEW	03/22/22	\$132,000	PTA	03-ARM'S LENGTH	\$132,000	\$37,000	28.03	\$81,404	\$72,182	\$21,586	66.4	110.7	0.16	0.16	\$1,087	\$442,834	\$10.17	70.00	0235		PAGE 82	401	FRONT FOOT	
56 082 01 0059 000	4910 JULIUS	06/02/21	\$132,000	PTA	03-ARM'S LENGTH	\$132,000	\$39,500	29.92	\$84,441	\$66,788	\$19,229	59.2	131.4	0.15	0.15	\$1,129	\$433,688	\$9.96	60.00	0235		PAGE 82	401	FRONT FOOT	
56 082 01 0061 000	4936 JULIUS	08/19/20	\$91,000	WD	03-ARM'S LENGTH	\$91,000	\$34,300	37.69	\$94,761	\$14,440	\$18,201	56.0	138.0	0.16	0.16	\$258	\$91,392	\$2.10	50.00	0235		PAGE 82	401	FRONT FOOT	
56 082 01 0083 000	5131 JULIUS	03/29/22	\$83,000	PTA	03-ARM'S LENGTH	\$83,000	\$42,500	51.20	\$93,372	\$10,008	\$20,380	62.7	144.2	0.19	0.19	\$160	\$52,952	\$1.22	50.00	0235		PAGE 82	401	FRONT FOOT	
56 082 01 0090 000	4961 JULIUS	06/24/21	\$145,000	PTA	03-ARM'S LENGTH	\$145,000	\$45,700	31.52	\$97,731	\$65,470	\$18,201	56.0	138.0	0.16	0.16	\$1,169	\$414,367	\$9.51	50.00	0235		PAGE 82	401	FRONT FOOT	
56 082 01 0113 001	5340 S MIDDLEBELT	09/10/21	\$87,000	WD	03-ARM'S LENGTH	\$87,000	\$39,900	45.86	\$87,664	\$19,357	\$20,021	61.6	138.0	0.17	0.17	\$314	\$111,247	\$2.55	55.00	0235		PAGE 82	401	FRONT FOOT	
56 082 01 0118 000	5622 S MIDDLEBELT	11/10/21	\$145,000	PTA	03-ARM'S LENGTH	\$145,000	\$38,200	26.34	\$84,141	\$78,220	\$17,361	53.4	155.0	0.16	0.16	\$1,464	\$488,875	\$11.22	45.00	0235		PAGE 82	401	FRONT FOOT	
56 082 01 0125 000	29615 HANOVER	11/05/21	\$90,000	PTA	03-ARM'S LENGTH	\$90,000	\$35,900	39.89	\$78,904	\$32,271	\$21,175	65.2	87.3	0.14	0.14	\$495	\$224,104	\$5.14	75.64	0235		PAGE 82	401	FRONT FOOT	
56 082 02 0141 000	5579 FARNUM	09/21/20	\$47,000	WD	03-ARM'S LENGTH	\$47,000	\$27,200	57.87	\$75,295	(\$13,645)	\$14,650	45.1	105.2	0.11	0.11	(\$303)	(\$125,183)	(\$2.87)	47.84	0235		PAGE 82	401	FRONT FOOT	
56 082 03 0191 000	30342 HANOVER	03/21/22	\$135,000	PTA	03-ARM'S LENGTH	\$135,000	\$40,900	30.30	\$89,923	\$61,327	\$16,250	50.0	110.0	0.13	0.13	\$1,227	\$486,722	\$11.17	50.00	0235		PAGE 82	401	FRONT FOOT	
56 082 03 0211 000	30119 JULIUS	09/16/21	\$78,000	PTA	03-ARM'S LENGTH	\$78,000	\$39,800	51.03	\$87,472	\$9,275	\$18,747	57.7	121.0	0.15	0.15	\$161	\$60,621	\$1.39	55.00	0235		PAGE 82	401	FRONT FOOT	
56 082 03 0222 000	29817 JULIUS	10/26/20	\$77,900	WD	03-ARM'S LENGTH	\$77,900	\$33,400	42.88	\$91,791	\$3,818	\$17,709	54.5	112.0	0.14	0.14	\$70	\$27,468	\$0.63	54.00	0235		PAGE 82	401	FRONT FOOT	
56 082 03 0245 000	29742 JULIUS	01/20/22	\$125,000	PTA	03-ARM'S LENGTH	\$125,000	\$45,800	36.64	\$100,608	\$41,292	\$16,900	52.0	110.0	0.13	0.13	\$794	\$315,206	\$7.24	52.00	0235		PAGE 82	401	FRONT FOOT	
56 082 03 0319 000	30112 MATTHEW	06/12/20	\$82,000	PTA	03-ARM'S LENGTH	\$82,000	\$28,800	35.12	\$79,658	\$18,592	\$16,250	50.0	110.0	0.13	0.13	\$372	\$147,556	\$3.39	50.00	0235		PAGE 82	401	FRONT FOOT	
<b>Totals:</b>			<b>\$1,712,900</b>			<b>\$1,712,900</b>	<b>\$628,900</b>		<b>\$1,479,514</b>	<b>\$547,615</b>	<b>\$314,229</b>	<b>966.9</b>		<b>2.55</b>	<b>2.55</b>										
								<b>Sale. Ratio =&gt;</b>	<b>36.72</b>			<b>\$32,213</b>	<b>Average</b>		<b>Average</b>			<b>Average</b>							
								<b>Std. Dev. =&gt;</b>	<b>11.20</b>				<b>per FF=&gt;</b>	<b>\$566</b>	<b>per Net Acre=&gt;</b>	<b>215,088.37</b>		<b>per SqFt=&gt;</b>	<b>\$4.94</b>						



TRAILBROOK CONDOS 001-03

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
56 001 03 0003 000	27711 TRAILBROOKE	02/16/22	\$130,000	PTA	03-ARM'S LENGTH	\$130,000	\$53,600	41.23	\$111,195	\$44,305	\$25,500	0.0	0.0	0.00	0.00	#DIV/0!	\$22,152,500	\$508.55	0.00	500		TRAILBROOK CONDOS	001-03	401
56 001 03 0007 000	27735 TRAILBROOKE	03/31/22	\$137,500	PTA	03-ARM'S LENGTH	\$137,500	\$53,600	38.98	\$109,876	\$53,124	\$25,500	0.0	0.0	0.00	0.00	#DIV/0!	\$26,562,000	\$609.78	0.00	500		TRAILBROOK CONDOS	001-03	401
56 001 03 0008 000	27741 TRAILBROOKE	03/11/22	\$136,500	PTA	03-ARM'S LENGTH	\$136,500	\$53,600	39.27	\$111,195	\$50,805	\$25,500	0.0	0.0	0.00	0.00	#DIV/0!	\$25,402,500	\$583.16	0.00	500		TRAILBROOK CONDOS	001-03	401
56 001 03 0019 000	27724 TRAILBROOKE	05/14/21	\$110,000	PTA	03-ARM'S LENGTH	\$110,000	\$53,600	48.73	\$105,913	\$29,587	\$25,500	0.0	0.0	0.00	0.00	#DIV/0!	\$14,793,500	\$339.61	0.00	500		TRAILBROOK CONDOS	001-03	401
56 001 03 0023 000	27692 TRAILBROOKE	03/09/22	\$125,000	PTA	03-ARM'S LENGTH	\$125,000	\$53,600	42.88	\$111,195	\$39,305	\$25,500	0.0	0.0	0.00	0.00	#DIV/0!	\$19,652,500	\$451.16	0.00	500		TRAILBROOK CONDOS	001-03	401
56 001 03 0034 000	27663 TRAILBROOKE	04/07/20	\$99,250	WD	03-ARM'S LENGTH	\$99,250	\$50,400	50.78	\$118,954	\$5,796	\$25,500	0.0	0.0	0.00	0.00	#DIV/0!	\$2,898,000	\$66.53	0.00	500		TRAILBROOK CONDOS	001-03	401
<b>Totals:</b>			<b>\$738,250</b>			<b>\$738,250</b>	<b>\$318,400</b>		<b>\$668,328</b>	<b>\$222,922</b>	<b>\$153,000</b>	<b>0.0</b>		<b>0.01</b>	<b>0.00</b>									
							<b>Sale. Ratio =&gt;</b>	<b>43.13</b>						<b>Average</b>										
							<b>Std. Dev. =&gt;</b>	<b>4.98</b>		<b>\$37,154</b>	<b>Site</b>			<b>Average</b>	<b>per Net Acre=&gt;</b>	<b>18,576,833.33</b>		<b>Average</b>	<b>per SqFt=&gt;</b>	<b>\$426.47</b>				

**PARKWAY TOWNHOUSE 002-02**

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
56 002 02 0001 000	29288 MANCHESTER	07/14/20	\$50,500	WD	03-ARM'S LENGTH	\$50,500	\$14,100	27.92	\$50,696	\$15,804	\$16,000	0.0	0.0	0.00	0.00	#DIV/0!	\$7,902,000	\$181.40	0.00	505		PARKWAY TOWNHOUSES	002-02	401
56 002 02 0006 000	29278 MANCHESTER	03/10/21	\$76,500	PTA	03-ARM'S LENGTH	\$76,500	\$19,100	24.97	\$66,147	\$26,353	\$16,000	0.0	0.0	0.00	0.00	#DIV/0!	\$13,176,500	\$302.49	0.00	505		PARKWAY TOWNHOUSES	002-02	401
56 002 02 0007 000	29276 MANCHESTER	02/16/21	\$80,000	WD	03-ARM'S LENGTH	\$80,000	\$19,600	24.50	\$68,273	\$27,727	\$16,000	0.0	0.0	0.00	0.00	#DIV/0!	\$13,863,500	\$318.26	0.00	505		PARKWAY TOWNHOUSES	002-02	401
<b>Totals:</b>			<b>\$207,000</b>			<b>\$207,000</b>	<b>\$52,800</b>		<b>\$185,116</b>	<b>\$69,884</b>	<b>\$48,000</b>	<b>0.0</b>		<b>0.01</b>	<b>0.00</b>									
								<b>Sale. Ratio =&gt;</b>	<b>25.51</b>	<b>Average</b>				<b>Average</b>	<b>Average</b>									
								<b>Std. Dev. =&gt;</b>	<b>1.85</b>	<b>Site Value</b>				<b>\$23,295</b>	<b>per Net Acre=&gt;</b>				<b>11,647,333.33</b>	<b>per SqFt=&gt;</b>				<b>\$267.39</b>

HUNTINGTON CLUB 006-07

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1	
56 006 07 0005 000	8105 HUNTINGTON	03/31/22	\$68,900	PTA	03-ARM'S LENGTH	\$68,900	\$21,000	30.48	\$47,950	\$30,950	\$10,000	0.0	0.0	0.00	0.00	#DIV/0!	\$15,475,000	\$355.26	0.00	510		HUNTINGTON CLUB 006-07	401		
56 006 07 0012 000	8149 HUNTINGTON	04/20/21	\$67,000	PTA	03-ARM'S LENGTH	\$67,000	\$20,100	30.00	\$40,275	\$36,725	\$10,000	0.0	0.0	0.00	0.00	#DIV/0!	\$18,362,500	\$421.54	0.00	510		HUNTINGTON CLUB 006-07	401		
56 006 07 0017 000	8179 HUNTINGTON	07/01/20	\$37,000	WD	03-ARM'S LENGTH	\$37,000	\$20,000	54.05	\$45,731	\$1,289	\$10,000	0.0	0.0	0.00	0.00	#DIV/0!	\$634,500	\$14.57	0.00	510		HUNTINGTON CLUB 006-07	401		
56 006 07 0020 000	8203 HUNTINGTON	09/24/21	\$70,000	PTA	03-ARM'S LENGTH	\$70,000	\$20,900	29.86	\$43,925	\$36,075	\$10,000	0.0	0.0	0.00	0.00	#DIV/0!	\$18,037,500	\$414.08	0.00	510		HUNTINGTON CLUB 006-07	401		
56 006 07 0024 000	8203 HUNTINGTON	04/15/20	\$43,000	WD	03-ARM'S LENGTH	\$43,000	\$20,900	48.60	\$52,036	\$964	\$10,000	0.0	0.0	0.00	0.00	#DIV/0!	\$482,000	\$11.07	0.00	510		HUNTINGTON CLUB 006-07	401		
56 006 07 0034 000	8298 HUNTINGTON	12/10/20	\$51,414	WD	03-ARM'S LENGTH	\$51,414	\$20,000	38.90	\$45,731	\$15,683	\$10,000	0.0	0.0	0.00	0.00	#DIV/0!	\$7,841,500	\$180.02	0.00	510		HUNTINGTON CLUB 006-07	401		
56 006 07 0042 000	8260 HUNTINGTON	02/07/22	\$64,900	PTA	03-ARM'S LENGTH	\$64,900	\$20,100	30.97	\$42,260	\$32,640	\$10,000	0.0	0.0	0.00	0.00	#DIV/0!	\$16,320,000	\$374.66	0.00	510		HUNTINGTON CLUB 006-07	401		
56 006 07 0046 000	8226 HUNTINGTON	07/30/20	\$60,000	WD	03-ARM'S LENGTH	\$60,000	\$20,800	34.67	\$51,847	\$18,153	\$10,000	0.0	0.0	0.00	0.00	#DIV/0!	\$9,076,500	\$208.37	0.00	510		HUNTINGTON CLUB 006-07	401		
56 006 07 0047 000	8226 HUNTINGTON	06/25/21	\$63,000	PTA	03-ARM'S LENGTH	\$63,000	\$20,900	33.17	\$43,925	\$29,075	\$10,000	0.0	0.0	0.00	0.00	#DIV/0!	\$14,537,500	\$333.74	0.00	510		HUNTINGTON CLUB 006-07	401		
56 006 07 0052 000	8226 HUNTINGTON	09/22/20	\$57,000	WD	03-ARM'S LENGTH	\$57,000	\$20,900	36.67	\$52,036	\$14,964	\$10,000	0.0	0.0	0.00	0.00	#DIV/0!	\$7,482,000	\$171.76	0.00	510		HUNTINGTON CLUB 006-07	401		
56 006 07 0052 000	8226 HUNTINGTON	03/11/22	\$68,000	PTA	03-ARM'S LENGTH	\$68,000	\$21,000	30.88	\$47,950	\$30,050	\$10,000	0.0	0.0	0.00	0.00	#DIV/0!	\$15,025,000	\$344.93	0.00	510		HUNTINGTON CLUB 006-07	401		
56 006 07 0060 000	8166 HUNTINGTON	01/20/22	\$57,500	PTA	03-ARM'S LENGTH	\$57,500	\$20,100	34.96	\$42,260	\$25,240	\$10,000	0.0	0.0	0.00	0.00	#DIV/0!	\$12,620,000	\$289.72	0.00	510		HUNTINGTON CLUB 006-07	401		
<b>Totals:</b>			<b>\$707,714</b>			<b>\$707,714</b>	<b>\$246,700</b>		<b>\$555,926</b>	<b>\$271,788</b>	<b>\$120,000</b>	<b>0.0</b>		<b>0.02</b>	<b>0.00</b>										
							<b>Sale. Ratio =&gt;</b>	<b>34.86</b>			<b>Average</b>			<b>Average</b>			<b>Average</b>								
							<b>Std. Dev. =&gt;</b>	<b>7.75</b>			<b>Site Value</b>	<b>\$22,649</b>		<b>per Net Acre=&gt;</b>	<b>11,324,500.00</b>		<b>per SqFt=&gt;</b>	<b>\$259.97</b>							

PIKES PEAK VILLAGE 010-05

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1	
56 010 05 0004 000	33296 MILL RACE	09/30/21	\$150,000	PTA	03-ARM'S LENGTH	\$150,000	\$69,300	46.20	\$151,339	\$31,161	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$15,580,500	\$357.68	0.00	515	PIKES PEAK VILLAGE	010-05401			
56 010 05 0008 000	33333 MILL RACE	05/21/20	\$155,000	WD	03-ARM'S LENGTH	\$155,000	\$66,300	42.77	\$163,816	\$23,684	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$11,842,000	\$271.85	0.00	515	PIKES PEAK VILLAGE	010-05401			
56 010 05 0014 000	33212 MILL RACE	10/05/20	\$157,500	WD	03-ARM'S LENGTH	\$157,500	\$65,700	41.71	\$162,310	\$27,690	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$13,845,000	\$317.84	0.00	515	PIKES PEAK VILLAGE	010-05401			
56 010 05 0015 000	33200 MILL RACE	01/15/21	\$155,000	WD	03-ARM'S LENGTH	\$155,000	\$66,700	43.03	\$164,810	\$22,690	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$11,345,000	\$260.45	0.00	515	PIKES PEAK VILLAGE	010-05401			
56 010 05 0018 000	33225 MILL RACE	04/12/21	\$163,900	PTA	03-ARM'S LENGTH	\$163,900	\$69,500	42.40	\$137,397	\$56,503	\$30,000	0.0	0.0	0.00	0.00	#DIV/0!	\$28,251,500	\$648.57	0.00	515	PIKES PEAK VILLAGE	010-05401			
56 010 05 0018 000	33225 MILL RACE	11/17/21	\$172,500	PTA	03-ARM'S LENGTH	\$172,500	\$69,500	40.29	\$151,876	\$53,124	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$26,562,000	\$609.78	0.00	515	PIKES PEAK VILLAGE	010-05401			
56 010 05 0020 000	33249 MILL RACE	04/20/21	\$150,000	PTA	03-ARM'S LENGTH	\$150,000	\$70,200	46.80	\$138,703	\$41,297	\$30,000	0.0	0.0	0.00	0.00	#DIV/0!	\$20,648,500	\$474.02	0.00	515	PIKES PEAK VILLAGE	010-05401			
<b>7 Totals:</b>						<b>\$1,103,900</b>	<b>\$477,200</b>		<b>\$1,070,251</b>	<b>\$256,149</b>	<b>\$222,500</b>	<b>0.0</b>		<b>0.01</b>	<b>0.00</b>										
						<b>Sale. Ratio =&gt;</b>		<b>43.23</b>		<b>Average</b>				<b>Average</b>			<b>Average</b>								
						<b>Std. Dev. =&gt;</b>		<b>2.36</b>		<b>Site Value</b>	<b>\$36,593</b>			<b>per Net Acre=&gt;</b>	<b>18,296,357.14</b>		<b>per SqFt=&gt;</b>	<b>\$420.03</b>							



RIVER PARK COURT 012-03

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
56 012 03 0003 000	7357 PERRINSVILLE	10/07/22	\$240,000	PTA	03-ARM'S LENGTH	\$240,000	\$96,400	40.17	\$206,112	\$81,388	\$47,500	0.0	0.0	0.02	0.02	#DIV/0!	\$3,699,455	\$84.93	0.00	525		RIVER PARK COURT	012-03	401
56 012 03 0005 000	7370 PERRINSVILLE	11/13/20	\$220,000	WD	03-ARM'S LENGTH	\$220,000	\$80,100	36.41	\$206,956	\$60,544	\$47,500	0.0	0.0	0.02	0.02	#DIV/0!	\$2,883,048	\$66.19	0.00	525		RIVER PARK COURT	012-03	401
56 012 03 0006 000	7358 PERRINSVILLE	04/13/22	\$233,000	PTA	03-ARM'S LENGTH	\$233,000	\$97,700	41.93	\$193,385	\$87,115	\$47,500	0.0	0.0	0.02	0.02	#DIV/0!	\$4,148,333	\$95.23	0.00	525		RIVER PARK COURT	012-03	401
<b>Totals:</b>			<b>\$693,000</b>			<b>\$693,000</b>	<b>\$274,200</b>		<b>\$606,453</b>	<b>\$229,047</b>	<b>\$142,500</b>	<b>0.0</b>		<b>0.06</b>	<b>0.06</b>									
							<b>Sale. Ratio =&gt;</b>	<b>39.57</b>			<b>Average</b>			<b>Average</b>			<b>Average</b>							
							<b>Std. Dev. =&gt;</b>	<b>2.82</b>			<b>Site Value</b>	<b>\$76,349</b>		<b>per Net Acre=&gt;</b>	<b>3,578,859.38</b>		<b>per SqFt=&gt;</b>	<b>\$82.16</b>						

**COWAN ROAD CONDOS**

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
56 015 06 0008 000	34408 COWAN	02/06/20	\$240,500	WD	03-ARM'S LENGTH	\$240,500	\$118,600	49.31	\$272,221	\$7,279	\$39,000	0.0	0.0	0.00	0.00	#DIV/0!	\$3,639,500	\$83.55	0.00	527		COWAN ROAD CONDOS	401	
Totals:			\$240,500			\$240,500	\$118,600	49.31	\$272,221	\$7,279	\$39,000	0.0	0.0	0.00	0.00									
							Sale. Ratio =>	49.31			Average			Average			Average							
							Std. Dev. =>	#DIV/0!			Site Value	\$7,279		Average	per Net Acre=>	3,639,500.00	Average	per SqFt=>	\$83.55					

**CURRIER HANOVER**

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
56 083 05 0294 309	29042 CURRIER	06/11/21	\$174,400	PTA	03-ARMS LENGTH	\$174,400	\$69,000	39.56	\$136,784	\$68,116	\$30,500	60.0	120.0	0.17	0.17	\$1,135	\$412,824	\$9.48	60.00	0237		CURRIER HANOVER 401	SITE A	
56 083 05 0305 302	29126 CURRIER	04/15/20	\$139,000	WD	03-ARMS LENGTH	\$139,000	\$71,000	51.08	\$164,570	\$4,930	\$30,500	80.0	124.0	0.23	0.23	\$62	\$21,623	\$0.50	80.00	0237		CURRIER HANOVER 401	SITE A	
56 083 05 0327 325	29003 CURRIER	03/29/22	\$190,000	PTA	03-ARMS LENGTH	\$190,000	\$68,400	36.00	\$141,058	\$79,442	\$30,500	60.0	120.0	0.17	0.17	\$1,324	\$481,467	\$11.05	60.00	0237		CURRIER HANOVER 401	SITE A	
<b>Totals:</b>			<b>\$503,400</b>			<b>\$503,400</b>	<b>\$208,400</b>		<b>\$442,412</b>	<b>\$152,488</b>	<b>\$91,500</b>	<b>200.0</b>		<b>0.56</b>	<b>0.56</b>									
								<b>Sale. Ratio =&gt;</b>	<b>41.40</b>					<b>Average</b>			<b>Average</b>							
								<b>Std. Dev. =&gt;</b>	<b>7.88</b>					<b>Average</b>	<b>per Net Acre=&gt;</b>	<b>273,275.99</b>	<b>Average</b>	<b>per SqFt=&gt; \$6.27</b>						





WOODCREEK MANOR 019-02

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1	
019 02 0002 000	7633 MANOR	09/02/21	\$100,000	PTA	03-ARM'S LENGTH	\$100,000	\$33,300	33.30	\$68,939	\$47,561	\$16,500	0.0	0.0	0.00	0.00	#DIV/0!	\$23,780,500	\$545.93	0.00	540		WOODCREEK MANOR 019-02	401		
019 02 0003 000	7633 MANOR	09/25/20	\$78,000	WD	03-ARM'S LENGTH	\$78,000	\$31,600	40.51	\$76,497	\$18,003	\$16,500	0.0	0.0	0.00	0.00	#DIV/0!	\$9,001,500	\$206.65	0.00	540		WOODCREEK MANOR 019-02	401		
019 02 0017 000	7717 MANOR	05/27/21	\$80,000	PTA	03-ARM'S LENGTH	\$80,000	\$33,300	41.63	\$65,715	\$30,785	\$16,500	0.0	0.0	0.00	0.00	#DIV/0!	\$15,392,500	\$353.36	0.00	540		WOODCREEK MANOR 019-02	401		
019 02 0019 000	7717 MANOR	07/09/20	\$76,000	WD	03-ARM'S LENGTH	\$76,000	\$31,600	41.58	\$76,497	\$16,003	\$16,500	0.0	0.0	0.00	0.00	#DIV/0!	\$8,001,500	\$183.69	0.00	540		WOODCREEK MANOR 019-02	401		
019 02 0022 000	7708 MANOR	06/04/21	\$91,000	PTA	03-ARM'S LENGTH	\$91,000	\$33,700	37.03	\$66,507	\$40,993	\$16,500	0.0	0.0	0.00	0.00	#DIV/0!	\$20,496,500	\$470.53	0.00	540		WOODCREEK MANOR 019-02	401		
019 02 0028 000	7717 MANOR	03/23/22	\$105,000	PTA	03-ARM'S LENGTH	\$105,000	\$33,500	31.90	\$71,139	\$50,361	\$16,500	0.0	0.0	0.00	0.00	#DIV/0!	\$25,180,500	\$578.06	0.00	540		WOODCREEK MANOR 019-02	401		
019 02 0033 000	7769 MANOR	11/03/20	\$75,000	WD	03-ARM'S LENGTH	\$75,000	\$31,600	42.13	\$76,497	\$15,003	\$16,500	0.0	0.0	0.00	0.00	#DIV/0!	\$7,501,500	\$172.21	0.00	540		WOODCREEK MANOR 019-02	401		
019 02 0044 000	7769 MANOR	08/05/20	\$78,000	WD	03-ARM'S LENGTH	\$78,000	\$31,800	40.77	\$77,024	\$17,476	\$16,500	0.0	0.0	0.00	0.00	#DIV/0!	\$8,738,000	\$200.60	0.00	540		WOODCREEK MANOR 019-02	401		
019 02 0047 000	7760 MANOR	02/08/22	\$90,000	PTA	03-ARM'S LENGTH	\$90,000	\$33,500	37.22	\$72,035	\$34,465	\$16,500	0.0	0.0	0.00	0.00	#DIV/0!	\$17,232,500	\$395.60	0.00	540		WOODCREEK MANOR 019-02	401		
<b>Totals:</b>			<b>\$773,000</b>			<b>\$773,000</b>	<b>\$293,900</b>		<b>\$650,850</b>	<b>\$270,650</b>	<b>\$148,500</b>	<b>0.0</b>		<b>0.02</b>	<b>0.00</b>										
								<b>Sale. Ratio =&gt;</b>	<b>38.02</b>	<b>Average</b>				<b>Average</b>					<b>Average</b>						
								<b>Std. Dev. =&gt;</b>	<b>3.81</b>	<b>Average</b>				<b>SITE VALUE</b>	<b>\$30,072</b>	<b>per Net Acre=&gt;</b>	<b>15,036,111.11</b>	<b>per SqFt=&gt;</b>	<b>\$345.18</b>						

WOODVIEW 020-01

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1				
020 01 0010 000	7320 WOODVIEW	08/30/21	\$92,900	PTA	03-ARM'S LENGTH	\$92,900	\$30,800	33.15	\$65,228	\$42,172	\$14,500	0.0	0.0	0.00	0.00	#DIV/0!	\$21,086,000	\$484.07	0.00	545		WOODVIEW 020-01	401					
020 01 0019 000	7340 WOODVIEW	06/28/21	\$95,000	PTA	03-ARM'S LENGTH	\$95,000	\$31,400	33.05	\$66,439	\$43,061	\$14,500	0.0	0.0	0.00	0.00	#DIV/0!	\$21,530,500	\$494.27	0.00	545		WOODVIEW 020-01	401					
020 01 0027 000	7380 WOODVIEW	04/01/20	\$54,000	WD	03-ARM'S LENGTH	\$54,000	\$27,000	50.00	\$67,169	\$1,331	\$14,500	0.0	0.0	0.00	0.00	#DIV/0!	\$665,500	\$15.28	0.00	545		WOODVIEW 020-01	401					
020 01 0029 000	7370 WOODVIEW	11/23/21	\$42,900	PTA	03-ARM'S LENGTH	\$42,900	\$27,900	65.03	\$63,102	(\$5,702)	\$14,500	0.0	0.0	0.00	0.00	#DIV/0!	(\$2,851,000)	(\$65.45)	0.00	545		WOODVIEW 020-01	401					
020 01 0038 000	7365 WOODVIEW	08/28/20	\$54,000	WD	03-ARM'S LENGTH	\$54,000	\$23,000	42.59	\$64,084	\$4,416	\$14,500	0.0	0.0	0.00	0.00	#DIV/0!	\$2,208,000	\$50.69	0.00	545		WOODVIEW 020-01	401					
020 01 0062 000	7355 WOODVIEW	12/11/20	\$70,000	WD	03-ARM'S LENGTH	\$70,000	\$29,800	42.57	\$74,374	\$10,126	\$14,500	0.0	0.0	0.00	0.00	#DIV/0!	\$5,063,000	\$116.23	0.00	545		WOODVIEW 020-01	401					
020 01 0063 000	7345 WOODVIEW	07/22/20	\$77,000	WD	03-ARM'S LENGTH	\$77,000	\$29,800	38.70	\$74,374	\$17,126	\$14,500	0.0	0.0	0.00	0.00	#DIV/0!	\$8,563,000	\$196.58	0.00	545		WOODVIEW 020-01	401					
020 01 0085 000	7475 WOODVIEW	07/14/20	\$70,000	WD	03-ARM'S LENGTH	\$70,000	\$29,700	42.43	\$73,860	\$10,640	\$14,500	0.0	0.0	0.00	0.00	#DIV/0!	\$5,320,000	\$122.13	0.00	545		WOODVIEW 020-01	401					
020 01 0086 000	7475 WOODVIEW	08/09/21	\$40,000	PTA	03-ARM'S LENGTH	\$40,000	\$26,700	66.75	\$56,702	(\$2,202)	\$14,500	0.0	0.0	0.00	0.00	#DIV/0!	(\$1,101,000)	(\$25.28)	0.00	545		WOODVIEW 020-01	401					
020 01 0088 000	7485 WOODVIEW	12/28/20	\$70,000	WD	03-ARM'S LENGTH	\$70,000	\$23,100	33.00	\$64,264	\$20,236	\$14,500	0.0	0.0	0.00	0.00	#DIV/0!	\$10,118,000	\$232.28	0.00	545		WOODVIEW 020-01	401					
020 01 0099 000	7475 WOODVIEW	05/27/21	\$75,000	PTA	03-ARM'S LENGTH	\$75,000	\$30,800	41.07	\$65,228	\$24,272	\$14,500	0.0	0.0	0.00	0.00	#DIV/0!	\$12,136,000	\$278.60	0.00	545		WOODVIEW 020-01	401					
020 01 0103 000	7535 WOODVIEW	11/10/21	\$90,000	PTA	03-ARM'S LENGTH	\$90,000	\$30,700	34.11	\$69,480	\$35,020	\$14,500	0.0	0.0	0.00	0.00	#DIV/0!	\$17,510,000	\$401.97	0.00	545		WOODVIEW 020-01	401					
020 01 0113 000	7535 WOODVIEW	11/30/20	\$80,000	WD	03-ARM'S LENGTH	\$80,000	\$29,800	37.25	\$74,374	\$20,126	\$14,500	0.0	0.0	0.00	0.00	#DIV/0!	\$10,063,000	\$231.01	0.00	545		WOODVIEW 020-01	401					
020 01 0115 000	7515 WOODVIEW	12/14/21	\$84,500	PTA	03-ARM'S LENGTH	\$84,500	\$30,800	36.45	\$69,704	\$29,296	\$14,500	0.0	0.0	0.00	0.00	#DIV/0!	\$14,648,000	\$336.27	0.00	545		WOODVIEW 020-01	401					
020 01 0125 000	7507 WOODVIEW	12/28/20	\$74,000	WD	03-ARM'S LENGTH	\$74,000	\$29,800	40.27	\$74,374	\$14,126	\$14,500	0.0	0.0	0.00	0.00	#DIV/0!	\$7,063,000	\$162.14	0.00	545		WOODVIEW 020-01	401					
020 01 0128 000	7513 WOODVIEW	12/08/20	\$70,000	PTA	03-ARM'S LENGTH	\$70,000	\$29,800	42.57	\$74,374	\$10,126	\$14,500	0.0	0.0	0.00	0.00	#DIV/0!	\$5,063,000	\$116.23	0.00	545		WOODVIEW 020-01	401					
020 01 0137 000	7572 WOODVIEW	02/28/22	\$100,000	PTA	03-ARM'S LENGTH	\$100,000	\$30,600	30.60	\$69,265	\$45,235	\$14,500	0.0	0.0	0.00	0.00	#DIV/0!	\$22,617,500	\$519.23	0.00	545		WOODVIEW 020-01	401					
020 01 0153 000	7642 WOODVIEW	09/25/20	\$75,000	WD	03-ARM'S LENGTH	\$75,000	\$29,600	39.47	\$73,841	\$15,659	\$14,500	0.0	0.0	0.00	0.00	#DIV/0!	\$7,829,500	\$179.74	0.00	545		WOODVIEW 020-01	401					
020 01 0154 000	7642 WOODVIEW	09/25/20	\$69,000	WD	03-ARM'S LENGTH	\$69,000	\$22,900	33.19	\$64,017	\$19,483	\$14,500	0.0	0.0	0.00	0.00	#DIV/0!	\$9,741,500	\$223.63	0.00	545		WOODVIEW 020-01	401					
020 01 0158 000	7622 WOODVIEW	10/29/20	\$78,000	WD	03-ARM'S LENGTH	\$78,000	\$29,800	38.21	\$74,374	\$18,126	\$14,500	0.0	0.0	0.00	0.00	#DIV/0!	\$9,063,000	\$208.06	0.00	545		WOODVIEW 020-01	401					
020 01 0163 000	7682 WOODVIEW	11/24/20	\$76,500	WD	03-ARM'S LENGTH	\$76,500	\$29,800	38.95	\$74,374	\$16,626	\$14,500	0.0	0.0	0.00	0.00	#DIV/0!	\$8,313,000	\$190.84	0.00	545		WOODVIEW 020-01	401					
020 01 0164 000	7682 WOODVIEW	06/22/20	\$86,000	WD	03-ARM'S LENGTH	\$86,000	\$29,800	34.65	\$74,374	\$26,126	\$14,500	0.0	0.0	0.00	0.00	#DIV/0!	\$13,063,000	\$299.89	0.00	545		WOODVIEW 020-01	401					
020 01 0173 000	7625 WOODVIEW	12/01/20	\$84,000	WD	03-ARM'S LENGTH	\$84,000	\$29,800	35.48	\$74,374	\$24,126	\$14,500	0.0	0.0	0.00	0.00	#DIV/0!	\$12,063,000	\$276.93	0.00	545		WOODVIEW 020-01	401					
020 01 0176 000	7615 WOODVIEW	12/22/20	\$75,000	WD	03-ARM'S LENGTH	\$75,000	\$29,800	39.73	\$74,374	\$15,126	\$14,500	0.0	0.0	0.00	0.00	#DIV/0!	\$7,563,000	\$173.62	0.00	545		WOODVIEW 020-01	401					
020 01 0184 000	7640 WOODVIEW	01/13/22	\$89,900	PTA	03-ARM'S LENGTH	\$89,900	\$26,700	29.70	\$60,423	\$43,977	\$14,500	0.0	0.0	0.00	0.00	#DIV/0!	\$21,988,500	\$504.79	0.00	545		WOODVIEW 020-01	401					
020 01 0209 000	7600 WOODVIEW	10/24/21	\$93,000	PTA	03-ARM'S LENGTH	\$93,000	\$31,400	33.76	\$71,022	\$36,478	\$14,500	0.0	0.0	0.00	0.00	#DIV/0!	\$18,239,000	\$418.71	0.00	545		WOODVIEW 020-01	401					
020 01 0220 000	7510 WOODVIEW	03/22/22	\$78,000	PTA	03-ARM'S LENGTH	\$78,000	\$27,200	34.87	\$61,492	\$31,008	\$14,500	0.0	0.0	0.00	0.00	#DIV/0!	\$15,504,000	\$355.92	0.00	545		WOODVIEW 020-01	401					
020 01 0223 000	7500 WOODVIEW	07/28/20	\$72,000	WD	03-ARM'S LENGTH	\$72,000	\$30,400	42.22	\$75,803	\$10,697	\$14,500	0.0	0.0	0.00	0.00	#DIV/0!	\$5,348,500	\$122.78	0.00	545		WOODVIEW 020-01	401					
020 01 0229 000	7550 WOODVIEW	12/08/20	\$80,000	WD	03-ARM'S LENGTH	\$80,000	\$30,400	38.00	\$75,803	\$18,697	\$14,500	0.0	0.0	0.00	0.00	#DIV/0!	\$9,348,500	\$214.61	0.00	545		WOODVIEW 020-01	401					
020 01 0231 000	7570 WOODVIEW	10/14/20	\$74,000	WD	03-ARM'S LENGTH	\$74,000	\$30,400	41.08	\$75,803	\$12,697	\$14,500	0.0	0.0	0.00	0.00	#DIV/0!	\$6,348,500	\$145.74	0.00	545		WOODVIEW 020-01	401					
<b>Totals:</b>			<b>\$2,269,700</b>			<b>\$2,269,700</b>	<b>\$869,500</b>		<b>\$2,096,469</b>	<b>\$608,231</b>	<b>\$435,000</b>	<b>0.0</b>		<b>0.06</b>	<b>0.00</b>													
								<b>Sale. Ratio =&gt;</b>	<b>38.31</b>									<b>Average</b>										
								<b>Std. Dev. =&gt;</b>	<b>8.38</b>									<b>Average</b>	<b>per Net Acre=&gt;</b>	<b>10,137,183.33</b>	<b>Average</b>	<b>per SqFt=&gt;</b>	<b>\$232.72</b>					
																		<b>Average</b>	<b>SITE VALUE</b>	<b>\$20,274</b>								



**PARKVIEW PLACE 020-06**

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
56 020 06 0011 000	35940 CENTRAL CITY	09/20/21	\$118,000	PTA	03-ARM'S LENGTH	\$118,000	\$48,300	40.93	\$100,203	\$45,297	\$27,500	0.0	0.0	0.00	0.00	#DIV/0!	\$22,648,500	\$519.94	0.00	555		PARKVIEW PLACE 020-06	401	
56 020 06 0016 000	35928 CENTRAL CITY	12/31/20	\$120,000	WD	03-ARM'S LENGTH	\$120,000	\$57,900	48.25	\$128,588	\$18,912	\$27,500	0.0	0.0	0.00	0.00	#DIV/0!	\$9,456,000	\$217.08	0.00	555		PARKVIEW PLACE 020-06	401	
<b>Totals:</b>			<b>\$238,000</b>			<b>\$238,000</b>	<b>\$106,200</b>		<b>\$228,791</b>	<b>\$64,209</b>	<b>\$55,000</b>	<b>0.0</b>		<b>0.00</b>	<b>0.00</b>									
							<b>Sale. Ratio =&gt;</b>	<b>44.62</b>	<b>Average</b>			<b>Average</b>			<b>Average</b>									
							<b>Std. Dev. =&gt;</b>	<b>5.17</b>	<b>Site Value</b>			<b>\$32,105</b>	<b>per Net Acre=&gt;</b>			<b>16,052,250.00</b>	<b>per SqFt=&gt;</b>							<b>\$368.51</b>

**COLONIAL ESTATES 021-03**

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
021 03 0005 000	37450 COLONIAL	05/27/21	\$160,000	PTA	03-ARM'S LENGTH	\$160,000	\$57,400	35.88	\$124,041	\$64,959	\$29,000	0.0	0.0	0.00	0.00	#DIV/0!	\$32,479,500	\$745.63	0.00	560		COLONIAL ESTATES 021-03	401	
021 03 0006 000	37454 COLONIAL	02/17/21	\$127,250	WD	03-ARM'S LENGTH	\$127,250	\$50,100	39.37	\$141,093	\$15,157	\$29,000	0.0	0.0	0.00	0.00	#DIV/0!	\$7,578,500	\$173.98	0.00	560		COLONIAL ESTATES 021-03	401	
021 03 0008 000	37462 COLONIAL	12/15/21	\$145,500	PTA	03-ARM'S LENGTH	\$145,500	\$60,400	41.51	\$131,630	\$42,870	\$29,000	0.0	0.0	0.00	0.00	#DIV/0!	\$21,435,000	\$492.08	0.00	560		COLONIAL ESTATES 021-03	401	
021 03 0013 000	37554 COLONIAL	02/18/22	\$150,000	PTA	03-ARM'S LENGTH	\$150,000	\$55,400	36.93	\$120,326	\$58,674	\$29,000	0.0	0.0	0.00	0.00	#DIV/0!	\$29,337,000	\$673.48	0.00	560		COLONIAL ESTATES 021-03	401	
021 03 0023 000	37550 COLONIAL	08/20/21	\$150,000	PTA	03-ARM'S LENGTH	\$150,000	\$57,300	38.20	\$123,724	\$55,276	\$29,000	0.0	0.0	0.00	0.00	#DIV/0!	\$27,638,000	\$634.48	0.00	560		COLONIAL ESTATES 021-03	401	
021 03 0034 000	37634 COLONIAL	01/21/21	\$125,000	WD	03-ARM'S LENGTH	\$125,000	\$45,500	36.40	\$126,449	\$27,551	\$29,000	0.0	0.0	0.00	0.00	#DIV/0!	\$13,775,500	\$316.24	0.00	560		COLONIAL ESTATES 021-03	401	
021 03 0042 000	37666 COLONIAL	03/02/22	\$110,000	WD	03-ARM'S LENGTH	\$110,000	\$57,900	52.64	\$126,075	\$12,925	\$29,000	0.0	0.0	0.00	0.00	#DIV/0!	\$6,462,500	\$148.36	0.00	560		COLONIAL ESTATES 021-03	401	
021 03 0047 000	37682 COLONIAL	07/14/20	\$122,500	WD	03-ARM'S LENGTH	\$122,500	\$48,900	39.92	\$137,505	\$13,995	\$29,000	0.0	0.0	0.00	0.00	#DIV/0!	\$6,997,500	\$160.64	0.00	560		COLONIAL ESTATES 021-03	401	
021 03 0051 000	37702 COLONIAL	04/20/21	\$136,000	PTA	03-ARM'S LENGTH	\$136,000	\$58,900	43.31	\$127,259	\$37,741	\$29,000	0.0	0.0	0.00	0.00	#DIV/0!	\$18,870,500	\$433.21	0.00	560		COLONIAL ESTATES 021-03	401	
021 03 0054 000	37710 COLONIAL	11/30/21	\$145,000	PTA	03-ARM'S LENGTH	\$145,000	\$58,100	40.07	\$126,571	\$47,429	\$29,000	0.0	0.0	0.00	0.00	#DIV/0!	\$23,714,500	\$544.41	0.00	560		COLONIAL ESTATES 021-03	401	
021 03 0058 000	37730 COLONIAL	01/05/21	\$119,000	WD	03-ARM'S LENGTH	\$119,000	\$51,800	43.53	\$135,824	\$12,176	\$29,000	0.0	0.0	0.00	0.00	#DIV/0!	\$6,088,000	\$139.76	0.00	560		COLONIAL ESTATES 021-03	401	
021 03 0062 000	37742 COLONIAL	08/10/20	\$127,500	WD	03-ARM'S LENGTH	\$127,500	\$45,100	35.37	\$125,460	\$31,040	\$29,000	0.0	0.0	0.00	0.00	#DIV/0!	\$15,520,000	\$356.29	0.00	560		COLONIAL ESTATES 021-03	401	
021 03 0075 000	37751 COLONIAL	10/01/21	\$155,000	PTA	03-ARM'S LENGTH	\$155,000	\$56,000	36.13	\$121,854	\$62,146	\$29,000	0.0	0.0	0.00	0.00	#DIV/0!	\$31,073,000	\$713.34	0.00	560		COLONIAL ESTATES 021-03	401	
021 03 0081 000	37711 COLONIAL	07/28/20	\$126,000	WD	03-ARM'S LENGTH	\$126,000	\$48,200	38.25	\$135,243	\$19,757	\$29,000	0.0	0.0	0.00	0.00	#DIV/0!	\$9,878,500	\$226.78	0.00	560		COLONIAL ESTATES 021-03	401	
021 03 0082 000	37715 COLONIAL	04/05/21	\$143,000	PTA	03-ARM'S LENGTH	\$143,000	\$58,400	40.84	\$128,272	\$45,728	\$29,000	0.0	0.0	0.00	0.00	#DIV/0!	\$22,864,000	\$524.89	0.00	560		COLONIAL ESTATES 021-03	401	
021 03 0083 000	37719 COLONIAL	06/23/21	\$137,500	PTA	03-ARM'S LENGTH	\$137,500	\$59,800	43.49	\$129,282	\$37,218	\$29,000	0.0	0.0	0.00	0.00	#DIV/0!	\$18,609,000	\$427.20	0.00	560		COLONIAL ESTATES 021-03	401	
021 03 0084 000	37723 COLONIAL	07/22/21	\$130,000	PTA	03-ARM'S LENGTH	\$130,000	\$57,400	44.15	\$124,041	\$34,959	\$29,000	0.0	0.0	0.00	0.00	#DIV/0!	\$17,479,500	\$401.27	0.00	560		COLONIAL ESTATES 021-03	401	
021 03 0089 000	37679 COLONIAL	12/03/20	\$125,000	WD	03-ARM'S LENGTH	\$125,000	\$45,600	36.48	\$127,372	\$26,628	\$29,000	0.0	0.0	0.00	0.00	#DIV/0!	\$13,314,000	\$305.65	0.00	560		COLONIAL ESTATES 021-03	401	
021 03 0095 000	37675 COLONIAL	10/18/21	\$152,000	PTA	03-ARM'S LENGTH	\$152,000	\$55,700	36.64	\$121,249	\$59,751	\$29,000	0.0	0.0	0.00	0.00	#DIV/0!	\$29,875,500	\$685.85	0.00	560		COLONIAL ESTATES 021-03	401	
021 03 0100 000	37659 COLONIAL	10/18/21	\$157,000	PTA	03-ARM'S LENGTH	\$157,000	\$62,400	39.75	\$135,862	\$50,138	\$29,000	0.0	0.0	0.00	0.00	#DIV/0!	\$25,069,000	\$575.51	0.00	560		COLONIAL ESTATES 021-03	401	
021 03 0103 000	37617 GARDEN	11/08/21	\$164,900	PTA	03-ARM'S LENGTH	\$164,900	\$67,000	40.63	\$145,888	\$48,012	\$29,000	0.0	0.0	0.00	0.00	#DIV/0!	\$24,006,000	\$551.10	0.00	560		COLONIAL ESTATES 021-03	401	
021 03 0116 000	37575 COLONIAL	01/07/21	\$120,000	WD	03-ARM'S LENGTH	\$120,000	\$48,900	40.75	\$127,534	\$21,466	\$29,000	0.0	0.0	0.00	0.00	#DIV/0!	\$10,733,000	\$246.40	0.00	560		COLONIAL ESTATES 021-03	401	
021 03 0123 000	37539 COLONIAL	03/18/22	\$160,000	PTA	03-ARM'S LENGTH	\$160,000	\$57,000	35.63	\$124,087	\$64,913	\$29,000	0.0	0.0	0.00	0.00	#DIV/0!	\$32,456,500	\$745.10	0.00	560		COLONIAL ESTATES 021-03	401	
<b>Totals:</b>			<b>\$3,188,150</b>			<b>\$3,188,150</b>	<b>\$1,263,200</b>		<b>\$2,964,641</b>	<b>\$890,509</b>	<b>\$667,000</b>	<b>0.0</b>		<b>0.05</b>	<b>0.00</b>									
								<b>Sale. Ratio =&gt;</b>	<b>39.62</b>	<b>Average</b>				<b>Average</b>	<b>Average</b>									
								<b>Std. Dev. =&gt;</b>	<b>3.94</b>	<b>SITE VALUE</b>				<b>\$38,718</b>	<b>per Net Acre=&gt;</b>				<b>19,358,891.30</b>	<b>per SqFt=&gt;</b>				<b>\$444.42</b>

EMERALD POINTE N 022-01

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
022 01 0017 000	8389 W EMERALD	03/29/21	\$247,422	PTA	03-ARM'S LENGTH	\$247,422	\$82,100	33.18	\$205,947	\$98,975	\$57,500	0.0	0.0	0.02	0.02	#DIV/0!	\$4,123,958	\$94.67	0.00	565		EMERALD POINTE 022-01	401	
022 01 0025 000	38520 N EMERALD	12/10/20	\$232,000	WD	03-ARM'S LENGTH	\$232,000	\$90,900	39.18	\$226,867	\$62,633	\$57,500	67.0	107.0	0.17	0.17	\$935	\$379,594	\$8.71	67.00	565		EMERALD POINTE 022-01	401	SITE VALUE
022 01 0050 000	38578 TERRY	07/10/20	\$240,000	WD	03-ARM'S LENGTH	\$240,000	\$116,800	48.67	\$296,196	\$1,304	\$57,500	67.0	98.0	0.15	0.15	\$19	\$8,636	\$0.20	67.00	565		EMERALD POINTE 022-01	401	SITE VALUE
022 01 0052 000	38554 TERRY	10/30/20	\$289,900	WD	03-ARM'S LENGTH	\$289,900	\$120,100	41.43	\$304,794	\$42,606	\$57,500	67.0	98.0	0.15	0.15	\$636	\$282,159	\$6.48	67.00	565		EMERALD POINTE 022-01	401	SITE VALUE
022 01 0065 000	38445 TERRY	02/28/22	\$332,500	WD	03-ARM'S LENGTH	\$332,500	\$113,200	34.05	\$249,108	\$140,892	\$57,500	75.0	98.0	0.17	0.17	\$1,879	\$833,680	\$19.14	75.00	565		EMERALD POINTE 022-01	401	SITE VALUE
022 01 0076 000	38577 TERRY	11/04/21	\$345,000	PTA	03-ARM'S LENGTH	\$345,000	\$113,000	32.75	\$248,765	\$153,735	\$57,500	67.0	98.0	0.15	0.15	\$2,295	\$1,018,113	\$23.37	67.00	565		EMERALD POINTE 022-01	401	SITE VALUE
022 01 0077 000	38589 TERRY	01/27/21	\$281,000	WD	03-ARM'S LENGTH	\$281,000	\$119,000	42.35	\$301,694	\$36,806	\$57,500	67.0	98.0	0.15	0.15	\$549	\$243,748	\$5.60	67.00	565		EMERALD POINTE 022-01	401	SITE VALUE
022 01 0078 000	38576 MEGHAN	09/14/21	\$282,115	PTA	03-ARM'S LENGTH	\$282,115	\$96,800	34.31	\$212,437	\$127,178	\$57,500	0.0	0.0	0.00	0.00	#DIV/0!	\$63,589,000	\$1,459.80	0.00	565		EMERALD POINTE 022-01	401	
022 01 0091 000	8200 E EMERALD	05/27/21	\$320,000	PTA	03-ARM'S LENGTH	\$320,000	\$116,300	36.34	\$255,859	\$121,641	\$57,500	0.0	0.0	0.00	0.00	#DIV/0!	\$60,820,500	\$1,396.25	0.00	565		EMERALD POINTE 022-01	401	
022 01 0097 000	38503 MEGHAN	12/09/21	\$315,000	PTA	03-ARM'S LENGTH	\$315,000	\$112,900	35.84	\$248,261	\$124,239	\$57,500	80.0	98.0	0.18	0.18	\$1,553	\$690,217	\$15.85	80.00	565		EMERALD POINTE 022-01	401	SITE VALUE
<b>Totals:</b>			<b>\$2,884,937</b>			<b>\$2,884,937</b>	<b>\$1,081,100</b>		<b>\$2,549,928</b>	<b>\$910,009</b>	<b>\$575,000</b>	<b>490.0</b>		<b>1.15</b>	<b>1.14</b>									
								Sale. Ratio =>	<b>37.47</b>					Average		Average		Average						
								Std. Dev. =>	<b>5.09</b>					SITE VALUE	<b>\$91,001</b>	per Net Acre=>	<b>794,074.17</b>	per SqFt=>	<b>\$18.23</b>					



EMERALD POINTE 023-02

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1			
023 02 0012 000	7736 CRAB TREE	11/09/20	\$177,000	WD	03-ARM'S LENGTH	\$177,000	\$74,700	42.20	\$183,144	\$33,856	\$40,000	0.0	0.0	42.20	0.00	0.00	#DIV/0!	\$16,928,000	\$388.61	0.00	580	EMERALD POINTE 023-02	401				
023 02 0028 000	38597 DEER CREEK	06/07/21	\$147,000	PTA	03-ARM'S LENGTH	\$147,000	\$73,800	50.20	\$146,098	\$40,902	\$40,000	0.0	0.0	0.00	0.00	#DIV/0!	\$20,451,000	\$469.49	0.00	580	EMERALD POINTE 023-02	401					
023 02 0037 000	38572 DEER CREEK	10/27/20	\$162,500	WD	03-ARM'S LENGTH	\$162,500	\$74,300	45.72	\$181,931	\$20,569	\$40,000	0.0	0.0	0.00	0.00	#DIV/0!	\$10,284,500	\$236.10	0.00	580	EMERALD POINTE 023-02	401					
023 02 0048 000	38548 SYCAMORE	09/04/20	\$160,000	WD	03-ARM'S LENGTH	\$160,000	\$68,000	42.50	\$165,970	\$34,030	\$40,000	0.0	0.0	0.00	0.00	#DIV/0!	\$17,015,000	\$390.61	0.00	580	EMERALD POINTE 023-02	401					
023 02 0051 000	38512 SYCAMORE	06/26/20	\$162,500	WD	03-ARM'S LENGTH	\$162,500	\$74,600	45.91	\$182,644	\$19,856	\$40,000	0.0	0.0	0.00	0.00	#DIV/0!	\$9,928,000	\$227.92	0.00	580	EMERALD POINTE 023-02	401					
023 02 0064 000	38560 CHESTNUT	03/24/21	\$181,000	PTA	03-ARM'S LENGTH	\$181,000	\$79,400	43.87	\$195,067	\$25,933	\$40,000	0.0	0.0	0.00	0.00	#DIV/0!	\$12,966,500	\$297.67	0.00	580	EMERALD POINTE 023-02	401					
023 02 0071 000	38527 RED OAK	08/17/21	\$200,000	PTA	03-ARM'S LENGTH	\$200,000	\$82,900	41.45	\$172,075	\$67,925	\$40,000	0.0	0.0	0.00	0.00	#DIV/0!	\$33,962,500	\$779.67	0.00	580	EMERALD POINTE 023-02	401					
023 02 0072 000	38539 RED OAK	06/07/21	\$175,000	PTA	03-ARM'S LENGTH	\$175,000	\$73,900	42.23	\$146,352	\$68,648	\$40,000	0.0	0.0	0.00	0.00	#DIV/0!	\$34,324,000	\$787.97	0.00	580	EMERALD POINTE 023-02	401					
023 02 0099 000	38586 RED OAK	04/30/21	\$172,000	PTA	03-ARM'S LENGTH	\$172,000	\$84,100	48.90	\$166,418	\$45,582	\$40,000	0.0	0.0	0.00	0.00	#DIV/0!	\$22,791,000	\$523.21	0.00	580	EMERALD POINTE 023-02	401					
<b>Totals:</b>			<b>\$1,537,000</b>			<b>\$1,537,000</b>	<b>\$685,700</b>		<b>\$1,539,699</b>	<b>\$357,301</b>	<b>\$360,000</b>	<b>0.0</b>		<b>0.02</b>	<b>0.00</b>												
								Sale. Ratio =>	44.61					Average		Average		Average									
								Std. Dev. =>	3.14					Average		Average		Average									
											<b>SITE VALUE</b>	<b>\$39,700</b>	<b>Average</b>		<b>per Net Acre=&gt;</b>	<b>19,850,055.56</b>	<b>Average</b>		<b>per SqFt=&gt;</b>	<b>\$455.69</b>							

ANTHONY'S POND 023-03

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Use Code	Class	Rate Group 1
56 023 03 0007 000	7567 ALMA	04/20/21	\$325,000	PTA	03-ARM'S LENGTH	\$325,000	\$139,700	42.98	\$355,194	\$49,806	\$80,000	104.3	131.1	0.30	0.30	\$478	\$166,020	\$3.81	113.87	585		ANTHONY'S POND 023-03	401	SITE VALUE	
56 023 03 0011 000	38549 ALMA	10/31/21	\$375,000	PTA	03-ARM'S LENGTH	\$375,000	\$131,200	34.99	\$333,237	\$121,763	\$80,000	88.0	115.3	0.23	0.23	\$1,384	\$531,716	\$12.21	90.97	585		ANTHONY'S POND 023-03	401	SITE VALUE	
56 023 03 0028 000	38522 ALMA	06/11/21	\$401,000	PTA	03-ARM'S LENGTH	\$401,000	\$140,700	35.09	\$357,455	\$123,545	\$80,000	74.7	165.5	0.33	0.33	\$1,654	\$376,662	\$8.65	51.48	585		ANTHONY'S POND 023-03	401	SITE VALUE	
<b>Totals:</b>			<b>\$1,101,000</b>			<b>\$1,101,000</b>	<b>\$411,600</b>		<b>\$1,045,886</b>	<b>\$295,114</b>	<b>\$240,000</b>	<b>267.0</b>		<b>0.86</b>	<b>0.86</b>										
							<b>Sale. Ratio =&gt;</b>	<b>37.38</b>			<b>Average</b>			<b>Average</b>			<b>Average</b>								
							<b>Std. Dev. =&gt;</b>	<b>4.59</b>			<b>Site Value</b>	<b>\$98,371</b>		<b>per Net Acre=&gt;</b>	<b>344,357.06</b>		<b>per SqFt=&gt;</b>	<b>\$7.91</b>							

**BRANDON VILLAGE 024-04**

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
56 024 04 0026 000	7441 N KINGSTON	06/21/21	\$145,000	PTA	03-ARM'S LENGTH	\$145,000	\$59,700	41.17	\$117,966	\$55,034	\$28,000	0.0	0.0	0.00	0.00	#DIV/0!	\$27,517,000	\$631.70	0.00	595		BRANDON VILLAGE 024-04	401	
56 024 04 0037 000	7456 N KINGSTON	06/19/20	\$117,000	WD	03-ARM'S LENGTH	\$117,000	\$56,400	48.21	\$134,469	\$10,531	\$28,000	0.0	0.0	0.00	0.00	#DIV/0!	\$5,265,500	\$120.88	0.00	595		BRANDON VILLAGE 024-04	401	
56 024 04 0044 000	7718 PRINCETON	11/22/21	\$142,900	PTA	03-ARM'S LENGTH	\$142,900	\$59,800	41.85	\$126,274	\$44,626	\$28,000	0.0	0.0	0.00	0.00	#DIV/0!	\$22,313,000	\$512.24	0.00	595		BRANDON VILLAGE 024-04	401	
56 024 04 0053 000	7765 PRINCETON	03/11/21	\$138,000	WD	03-ARM'S LENGTH	\$138,000	\$56,200	40.72	\$133,974	\$32,026	\$28,000	0.0	0.0	0.00	0.00	#DIV/0!	\$16,013,000	\$367.61	0.00	595		BRANDON VILLAGE 024-04	401	
56 024 04 0056 000	7783 PRINCETON	06/14/21	\$145,000	PTA	03-ARM'S LENGTH	\$145,000	\$59,900	41.31	\$124,336	\$48,664	\$28,000	0.0	0.0	0.00	0.00	#DIV/0!	\$24,332,000	\$558.59	0.00	595		BRANDON VILLAGE 024-04	401	
56 024 04 0058 000	7784 PRINCETON	05/21/21	\$160,000	PTA	03-ARM'S LENGTH	\$160,000	\$60,400	37.75	\$119,507	\$68,493	\$28,000	0.0	0.0	0.00	0.00	#DIV/0!	\$34,246,500	\$786.19	0.00	595		BRANDON VILLAGE 024-04	401	
<b>Totals:</b>			<b>\$847,900</b>			<b>\$847,900</b>	<b>\$352,400</b>		<b>\$756,526</b>	<b>\$259,374</b>	<b>\$168,000</b>	<b>0.0</b>		<b>0.01</b>	<b>0.00</b>									
								<b>Sale. Ratio =&gt;</b>	<b>41.56</b>					<b>Average</b>										
								<b>Std. Dev. =&gt;</b>	<b>3.44</b>					<b>Average</b>										
										<b>Site Value</b>	<b>\$43,229</b>			<b>per Net Acre=&gt;</b>	<b>21,614,500.00</b>			<b>Average</b>						
																	<b>per SqFt=&gt;</b>	<b>\$496.20</b>						

SHENANDOAH CONDOS 024-01

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1	
56 024 01 0008 000	7514 CULPEPPEF	11/19/20	\$119,500	WD	03-ARM'S LENGTH	\$119,500	\$54,400	45.52	\$130,756	\$21,244	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$10,622,000	\$243.85	0.00	590		SHENANDOAH CONDOS 024-01	401		
56 024 01 0014 000	7507 CULPEPPEF	09/03/21	\$160,000	PTA	03-ARM'S LENGTH	\$160,000	\$59,600	37.25	\$136,590	\$55,910	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$27,955,000	\$641.76	0.00	590		SHENANDOAH CONDOS 024-01	401		
56 024 01 0020 000	7519 CULPEPPEF	07/20/21	\$150,000	PTA	03-ARM'S LENGTH	\$150,000	\$59,600	39.73	\$136,756	\$45,744	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$22,872,000	\$525.07	0.00	590		SHENANDOAH CONDOS 024-01	401		
<b>Totals:</b>			<b>\$429,500</b>			<b>\$429,500</b>	<b>\$173,600</b>		<b>\$404,102</b>	<b>\$122,898</b>	<b>\$97,500</b>	<b>0.0</b>		<b>0.01</b>	<b>0.00</b>										
								<b>Sale. Ratio =&gt;</b>	<b>40.42</b>					<b>Average</b>			<b>Average</b>								
								<b>Std. Dev. =&gt;</b>	<b>4.25</b>					<b>Average</b>	<b>per Net Acre=&gt;</b>	<b>20,483,000.00</b>			<b>Average</b>	<b>per SqFt=&gt;</b>	<b>\$470.22</b>				

OVERBROOK CONDOS 025-01  
 OVERBROOK CONDOS 025-01

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
56 025 01 0023 000	7080 FOX CHASE	12/03/21	\$325,000	PTA	03-ARM'S LENGTH	\$325,000	\$128,300	39.48	\$266,806	\$113,194	\$55,000	84.0	115.0	0.22	0.22	\$1,348	\$509,883	\$11.71	84.00	600		OVERBROOK CONDOS 025-01 401	SITE VALUE	
56 025 01 0042 000	7162 TIMBER RIDGE	04/02/21	\$270,000	PTA	03-ARM'S LENGTH	\$270,000	\$117,300	43.44	\$232,049	\$92,951	\$55,000	73.3	110.0	0.22	0.22	\$1,268	\$432,330	\$9.92	50.00	600		OVERBROOK CONDOS 025-01 401	SITE VALUE	
<b>Totals:</b>			<b>\$297,500</b>			<b>\$595,000</b>	<b>\$245,600</b>		<b>\$498,855</b>	<b>\$206,145</b>	<b>\$110,000</b>	<b>157.3</b>		<b>0.44</b>	<b>0.44</b>									
							Sale. Ratio =>	<b>41.28</b>			Average			Average			Average							
							Std. Dev. =>	<b>2.81</b>			Site Value	<b>\$103,073</b>		Average	<b>per Net Acre=&gt;</b>	<b>471,727.69</b>		Average	<b>per SqFt=&gt;</b>	<b>\$10.83</b>				

QUAIL RUN 029-01

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
56 029 01 0004 000	6546 QUAIL RUN	09/03/20	\$165,000	WD	03-ARM'S LENGTH	\$165,000	\$73,300	44.42	\$179,175	\$22,825	\$37,000	0.0	0.0	0.00	0.00	#DIV/0!	\$11,412,500	\$261.99	0.00	605		QUAIL RUN 029-01	401	
56 029 01 0007 000	6594 QUAIL RUN	04/02/21	\$179,000	PTA	03-ARM'S LENGTH	\$179,000	\$76,800	42.91	\$151,923	\$64,077	\$37,000	0.0	0.0	0.00	0.00	#DIV/0!	\$32,038,500	\$735.50	0.00	605		QUAIL RUN 029-01	401	
56 029 01 0016 000	6649 QUAIL RUN	09/16/20	\$176,500	WD	03-ARM'S LENGTH	\$176,500	\$77,700	44.02	\$190,961	\$22,539	\$37,000	0.0	0.0	0.00	0.00	#DIV/0!	\$11,269,500	\$258.71	0.00	605		QUAIL RUN 029-01	401	
56 029 01 0021 000	6757 QUAIL RUN	02/22/21	\$182,900	WD	03-ARM'S LENGTH	\$182,900	\$74,600	40.79	\$182,874	\$37,026	\$37,000	0.0	0.0	0.00	0.00	#DIV/0!	\$18,513,000	\$425.00	0.00	605		QUAIL RUN 029-01	401	
<b>Totals:</b>			<b>\$703,400</b>			<b>\$703,400</b>	<b>\$302,400</b>		<b>\$704,933</b>	<b>\$146,467</b>	<b>\$148,000</b>	<b>0.0</b>		<b>0.01</b>	<b>0.00</b>		<b>Average</b>							
								<b>Sale. Ratio =&gt;</b>	<b>42.99</b>					<b>Average</b>										
								<b>Std. Dev. =&gt;</b>	<b>1.63</b>			<b>Average</b>		<b>per Net Acre=&gt;</b>	<b>18,308,375.00</b>			<b>Average</b>						
										<b>Site Value</b>		<b>\$36,617</b>						<b>per SqFt=&gt;</b>	<b>\$420.30</b>					

**BROWNSTONES OF W/L 030-04**

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
56 030 04 0004 000	6540 CENTRAL CITY	03/16/22	\$240,000	PTA	03-ARM'S LENGTH	\$240,000	\$83,000	34.58	\$172,772	\$102,228	\$35,000	0.0	0.0	0.00	0.00	#DIV/0!	\$51,114,000	\$1,173.42	0.00	610		BROWNSTONES OF W/L	030-04	401
56 030 04 0007 000	6580 CENTRAL CITY	08/11/21	\$145,000	PTA	03-ARM'S LENGTH	\$145,000	\$80,800	55.72	\$168,215	\$11,785	\$35,000	0.0	0.0	0.00	0.00	#DIV/0!	\$5,892,500	\$135.27	0.00	610		BROWNSTONES OF W/L	030-04	401
56 030 04 0009 000	6600 CENTRAL CITY	06/25/21	\$182,000	PTA	03-ARM'S LENGTH	\$182,000	\$81,000	44.51	\$168,625	\$48,375	\$35,000	0.0	0.0	0.00	0.00	#DIV/0!	\$24,187,500	\$555.27	0.00	610		BROWNSTONES OF W/L	030-04	401
56 030 04 0026 000	6790 CENTRAL CITY	10/01/21	\$175,000	PTA	03-ARM'S LENGTH	\$175,000	\$70,600	40.34	\$146,724	\$63,276	\$35,000	0.0	0.0	0.00	0.00	#DIV/0!	\$31,638,000	\$726.31	0.00	610		BROWNSTONES OF W/L	030-04	401
56 030 04 0029 000	6830 CENTRAL CITY	03/22/22	\$215,500	PTA	03-ARM'S LENGTH	\$215,500	\$82,100	38.10	\$170,927	\$79,573	\$35,000	0.0	0.0	0.00	0.00	#DIV/0!	\$39,786,500	\$913.37	0.00	610		BROWNSTONES OF W/L	030-04	401
56 030 04 0042 000	6970 CENTRAL CITY	11/04/20	\$146,900	WD	03-ARM'S LENGTH	\$146,900	\$68,600	46.70	\$157,123	\$24,777	\$35,000	0.0	0.0	0.00	0.00	#DIV/0!	\$12,388,500	\$284.40	0.00	610		BROWNSTONES OF W/L	030-04	401
56 030 04 0043 000	6980 CENTRAL CITY	10/23/20	\$150,000	WD	03-ARM'S LENGTH	\$150,000	\$68,600	45.73	\$157,123	\$27,877	\$35,000	0.0	0.0	0.00	0.00	#DIV/0!	\$13,938,500	\$319.98	0.00	610		BROWNSTONES OF W/L	030-04	401
56 030 04 0045 000	7010 CENTRAL CITY	12/03/20	\$186,000	WD	03-ARM'S LENGTH	\$186,000	\$78,400	42.15	\$181,648	\$39,352	\$35,000	0.0	0.0	0.00	0.00	#DIV/0!	\$19,676,000	\$451.70	0.00	610		BROWNSTONES OF W/L	030-04	401
<b>Totals:</b>			<b>\$1,440,400</b>			<b>\$1,440,400</b>	<b>\$613,100</b>	<b>42.56</b>	<b>\$1,323,157</b>	<b>\$397,243</b>	<b>\$280,000</b>	<b>0.0</b>	<b>0.0</b>	<b>0.02</b>	<b>0.00</b>									
								<b>Sale. Ratio =&gt;</b>	<b>42.56</b>	<b>Average</b>				<b>Average</b>										
								<b>Std. Dev. =&gt;</b>	<b>6.39</b>	<b>Site Value</b>				<b>\$49,655</b>	<b>per Net Acre=&gt;</b>				<b>24,827,687.50</b>					
										<b>per SqFt=&gt;</b>				<b>\$569.97</b>										

SHELTERING PINES 031-02

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
56 031 02 0001 000	5840 N NEWBURGH	09/01/20	\$103,000	WD	03-ARM'S LENGTH	\$103,000	\$53,500	51.94	\$133,853	\$2,647	\$33,500	0.0	0.0	0.00	0.00	#DIV/0!	\$1,323,500	\$30.38	0.00	615		SHELTERING PINES	031-02401	
56 031 02 0010 000	5940 N NEWBURGH	08/06/21	\$149,900	PTA	03-ARM'S LENGTH	\$149,900	\$49,400	32.96	\$101,868	\$81,532	\$33,500	0.0	0.0	0.00	0.00	#DIV/0!	\$40,766,000	\$935.86	0.00	615		SHELTERING PINES	031-02401	
56 031 02 0029 000	6180 N NEWBURGH	07/26/21	\$220,000	PTA	03-ARM'S LENGTH	\$220,000	\$92,900	42.23	\$193,929	\$59,571	\$33,500	0.0	0.0	0.00	0.00	#DIV/0!	\$29,785,500	\$683.78	0.00	615		SHELTERING PINES	031-02401	
56 031 02 0030 000	6190 N NEWBURGH	02/26/21	\$202,000	VVD	03-ARM'S LENGTH	\$202,000	\$84,000	41.58	\$216,091	\$19,409	\$33,500	0.0	0.0	0.00	0.00	#DIV/0!	\$9,704,500	\$222.78	0.00	615		SHELTERING PINES	031-02401	
<b>Totals:</b>			<b>\$674,900</b>			<b>\$674,900</b>	<b>\$279,800</b>		<b>\$645,741</b>	<b>\$163,159</b>	<b>\$134,000</b>	<b>0.0</b>		<b>0.01</b>	<b>0.00</b>									
							Sale. Ratio =>	41.46			Average			Average										
							Std. Dev. =>	7.76			Site Value	\$40,790		per Net Acre=>	20,394,875.00			per SqFt=>	\$468.20					

TALL OAKS 031-03

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
56 031 03 0015 000	6296 TWIN OAKS	08/12/21	\$199,900	PTA	03-ARM'S LENGTH	\$199,900	\$80,200	40.12	\$166,609	\$70,791	\$37,500	0.0	0.0	0.00	0.00	#DIV/0!	\$35,395,500	\$812.57	0.00	620		TALL OAKS	031-03	401
56 031 03 0019 000	6319 TWIN OAKS	07/31/20	\$185,000	WD	03-ARM'S LENGTH	\$185,000	\$77,400	41.84	\$192,444	\$30,056	\$37,500	0.0	0.0	0.00	0.00	#DIV/0!	\$15,028,000	\$345.00	0.00	620		TALL OAKS	031-03	401
<b>Totals:</b>			<b>\$384,900</b>			<b>\$384,900</b>	<b>\$157,600</b>		<b>\$359,053</b>	<b>\$100,847</b>	<b>\$75,000</b>	<b>0.0</b>	<b>0.0</b>	<b>0.00</b>	<b>0.00</b>									
							<b>Sale. Ratio =&gt;</b>	<b>40.95</b>			<b>Average</b>			<b>Average</b>				<b>Average</b>						
							<b>Std. Dev. =&gt;</b>	<b>1.21</b>			<b>Site Value</b>	<b>\$50,424</b>			<b>Average</b>	<b>per Net Acre=&gt;</b>	<b>25,211,750.00</b>	<b>Average</b>	<b>per SqFt=&gt;</b>	<b>\$578.78</b>				

NOT USED FOR ANALYSIS

56 031 03 0014 000	6284 TWIN OAKS	09/16/21	\$226,500	PTA	03-ARM'S LENGTH	\$226,500	\$81,800	36.11	\$169,998	\$94,002	\$37,500	0.0	0.0	0.00	0.00	#DIV/0!	\$47,001,000	\$1,078.99	0.00	620		TALL OAKS	031-03	401
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DEERHURST 030-03

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
030 03 0008 000	36621 DEERHURST S	09/04/20	\$180,000	WD	03-ARM'S LENGTH	\$180,000	\$76,800	42.67	\$180,577	\$39,423	\$40,000	0.0	0.0	0.00	0.00	#DIV/0!	\$19,711,500	\$452.51	0.00	625		DEERHURST 030-03	401	
030 03 0033 000	6731 DEERHURST	07/09/21	\$182,500	PTA	03-ARM'S LENGTH	\$182,500	\$75,800	41.53	\$157,407	\$65,093	\$40,000	0.0	0.0	0.00	0.00	#DIV/0!	\$32,546,500	\$747.16	0.00	625		DEERHURST 030-03	401	
030 03 0044 000	36546 DEERHURST N	10/13/21	\$175,000	PTA	03-ARM'S LENGTH	\$175,000	\$79,700	45.54	\$168,126	\$46,874	\$40,000	0.0	0.0	0.00	0.00	#DIV/0!	\$23,437,000	\$538.04	0.00	625		DEERHURST 030-03	401	
030 03 0066 000	36524 DEERHURST	08/27/20	\$175,000	WD	03-ARM'S LENGTH	\$175,000	\$80,300	45.89	\$189,949	\$25,051	\$40,000	0.0	0.0	0.00	0.00	#DIV/0!	\$12,525,500	\$287.55	0.00	625		DEERHURST 030-03	401	
030 03 0070 000	36573 DEERHURST	10/09/20	\$150,000	WD	03-ARM'S LENGTH	\$150,000	\$76,600	51.07	\$180,174	\$9,826	\$40,000	0.0	0.0	0.00	0.00	#DIV/0!	\$4,913,000	\$112.79	0.00	625		DEERHURST 030-03	401	
030 03 0091 000	6831 DEERHURST	03/22/21	\$200,000	PTA	03-ARM'S LENGTH	\$200,000	\$78,000	39.00	\$184,210	\$55,790	\$40,000	0.0	0.0	0.00	0.00	#DIV/0!	\$27,895,000	\$640.38	0.00	625		DEERHURST 030-03	401	
030 03 0111 000	7040 DEERHURST	07/15/21	\$175,000	PTA	03-ARM'S LENGTH	\$175,000	\$81,600	46.63	\$169,479	\$45,521	\$40,000	0.0	0.0	0.00	0.00	#DIV/0!	\$22,760,500	\$522.51	0.00	625		DEERHURST 030-03	401	
030 03 0112 000	36568 DEER RUN CT N	08/09/21	\$188,000	PTA	03-ARM'S LENGTH	\$188,000	\$81,400	43.30	\$169,007	\$58,993	\$40,000	0.0	0.0	0.00	0.00	#DIV/0!	\$29,496,500	\$677.15	0.00	625		DEERHURST 030-03	401	
030 03 0118 000	36557 DEER RUN CT N	08/12/20	\$179,000	WD	03-ARM'S LENGTH	\$179,000	\$78,100	43.63	\$184,459	\$34,541	\$40,000	0.0	0.0	0.00	0.00	#DIV/0!	\$17,270,500	\$396.48	0.00	625		DEERHURST 030-03	401	
030 03 0125 000	6828 DEER RUN CT S	12/03/21	\$155,000	PTA	03-ARM'S LENGTH	\$155,000	\$79,600	51.35	\$167,909	\$27,091	\$40,000	0.0	0.0	0.00	0.00	#DIV/0!	\$13,545,500	\$310.96	0.00	625		DEERHURST 030-03	401	
<b>Totals:</b>			<b>\$1,759,500</b>			<b>\$1,759,500</b>	<b>\$787,900</b>		<b>\$1,751,297</b>	<b>\$408,203</b>	<b>\$400,000</b>	<b>0.0</b>		<b>0.02</b>	<b>0.00</b>									
								<b>Sale. Ratio =&gt;</b>	<b>44.78</b>	<b>Average</b>				<b>Average</b>	<b>Average</b>									
								<b>Std. Dev. =&gt;</b>	<b>3.93</b>	<b>SITE VALUE</b>				<b>\$40,820</b>	<b>per Net Acre=&gt;</b>				<b>20,410,150.00</b>	<b>per SqFt=&gt;</b>				<b>\$468.55</b>

MAPLEHURST 031-05

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1			
56 031 05 0003 000	37162 AMHURST	09/16/21	\$201,000	PTA	03-ARM'S LENGTH	\$201,000	\$84,200	41.89	\$175,506	\$57,994	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$28,997,000	\$665.68	0.00	630		MAPLEHURST 031-05	401				
56 031 05 0007 000	37210 AMHURST	11/24/21	\$252,000	PTA	03-ARM'S LENGTH	\$252,000	\$87,100	34.56	\$181,566	\$102,934	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$51,467,000	\$1,181.52	0.00	630		MAPLEHURST 031-05	401				
56 031 05 0008 000	37222 AMHURST	12/30/20	\$187,500	WD	03-ARM'S LENGTH	\$187,500	\$82,900	44.21	\$194,499	\$25,501	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$12,750,500	\$292.71	0.00	630		MAPLEHURST 031-05	401				
56 031 05 0013 000	37294 AMHURST	01/14/21	\$185,400	WD	03-ARM'S LENGTH	\$185,400	\$81,400	43.91	\$190,964	\$26,936	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$13,468,000	\$309.18	0.00	630		MAPLEHURST 031-05	401				
56 031 05 0015 000	37330 AMHURST	08/10/20	\$160,000	WD	03-ARM'S LENGTH	\$160,000	\$75,600	47.25	\$176,238	\$16,262	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$8,131,000	\$186.66	0.00	630		MAPLEHURST 031-05	401				
56 031 05 0024 000	37305 AMHURST	07/06/21	\$234,000	PTA	03-ARM'S LENGTH	\$234,000	\$94,900	40.56	\$197,866	\$68,634	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$34,317,000	\$787.81	0.00	630		MAPLEHURST 031-05	401				
56 031 05 0025 000	37293 AMHURST	08/31/20	\$190,000	WD	03-ARM'S LENGTH	\$190,000	\$80,500	42.37	\$188,823	\$33,677	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$16,838,500	\$386.56	0.00	630		MAPLEHURST 031-05	401				
56 031 05 0025 000	37293 AMHURST	10/20/21	\$215,000	PTA	03-ARM'S LENGTH	\$215,000	\$84,200	39.16	\$175,506	\$71,994	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$35,997,000	\$826.38	0.00	630		MAPLEHURST 031-05	401				
56 031 05 0032 000	37209 AMHURST	08/20/21	\$201,000	PTA	03-ARM'S LENGTH	\$201,000	\$79,200	39.40	\$164,928	\$68,572	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$34,286,000	\$787.10	0.00	630		MAPLEHURST 031-05	401				
56 031 05 0035 000	37161 AMHURST	06/29/21	\$176,000	PTA	03-ARM'S LENGTH	\$176,000	\$71,600	40.68	\$148,944	\$59,556	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$29,778,000	\$683.61	0.00	630		MAPLEHURST 031-05	401				
56 031 05 0041 000	37089 AMHURST	12/21/21	\$185,000	PTA	03-ARM'S LENGTH	\$185,000	\$77,200	41.73	\$160,736	\$56,764	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$28,382,000	\$651.56	0.00	630		MAPLEHURST 031-05	401				
56 031 05 0045 000	37029 AMHURST	04/27/21	\$190,000	PTA	03-ARM'S LENGTH	\$190,000	\$87,100	45.84	\$172,403	\$50,097	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$25,048,500	\$575.03	0.00	630		MAPLEHURST 031-05	401				
56 031 05 0055 000	6394 PEMBROOK	07/02/21	\$172,500	PTA	03-ARM'S LENGTH	\$172,500	\$77,400	44.87	\$161,150	\$43,850	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$21,925,000	\$503.33	0.00	630		MAPLEHURST 031-05	401				
56 031 05 0065 000	6517 PEMBROOK	08/17/21	\$209,000	PTA	03-ARM'S LENGTH	\$209,000	\$85,100	40.72	\$177,248	\$64,252	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$32,126,000	\$737.51	0.00	630		MAPLEHURST 031-05	401				
56 031 05 0065 000	6517 PEMBROOK	02/25/22	\$236,000	PTA	03-ARM'S LENGTH	\$236,000	\$85,100	36.06	\$177,248	\$91,252	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$45,626,000	\$1,047.43	0.00	630		MAPLEHURST 031-05	401				
56 031 05 0066 000	6505 PEMBROOK	09/04/20	\$150,000	WD	03-ARM'S LENGTH	\$150,000	\$69,100	46.07	\$160,391	\$22,109	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$11,054,500	\$253.78	0.00	630		MAPLEHURST 031-05	401				
56 031 05 0068 000	6469 PEMBROOK	06/16/21	\$185,000	PTA	03-ARM'S LENGTH	\$185,000	\$72,800	39.35	\$144,133	\$73,367	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$36,683,500	\$842.14	0.00	630		MAPLEHURST 031-05	401				
56 031 05 0074 000	6375 PEMBROOK	07/06/21	\$191,000	PTA	03-ARM'S LENGTH	\$191,000	\$79,000	41.36	\$164,587	\$58,913	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$29,456,500	\$676.23	0.00	630		MAPLEHURST 031-05	401				
56 031 05 0080 000	6396 SHEPPARD	07/22/20	\$160,000	WD	03-ARM'S LENGTH	\$160,000	\$76,500	47.81	\$178,441	\$14,059	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$7,029,500	\$161.38	0.00	630		MAPLEHURST 031-05	401				
56 031 05 0081 000	6408 SHEPPARD	08/13/21	\$222,000	PTA	03-ARM'S LENGTH	\$222,000	\$81,900	36.89	\$170,559	\$83,941	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$41,970,500	\$963.51	0.00	630		MAPLEHURST 031-05	401				
56 031 05 0082 000	6487 SHEPPARD	03/23/22	\$282,000	PTA	03-ARM'S LENGTH	\$282,000	\$95,500	33.87	\$199,275	\$115,225	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$57,612,500	\$1,322.60	0.00	630		MAPLEHURST 031-05	401				
56 031 05 0089 000	6391 SHEPPARD	03/17/22	\$230,000	PTA	03-ARM'S LENGTH	\$230,000	\$79,700	34.65	\$164,255	\$98,245	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$49,122,500	\$1,127.70	0.00	630		MAPLEHURST 031-05	401				
56 031 05 0092 000	6355 SHEPPARD	03/02/22	\$185,000	PTA	03-ARM'S LENGTH	\$185,000	\$80,100	43.30	\$166,828	\$50,672	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$25,336,000	\$581.63	0.00	630		MAPLEHURST 031-05	401				
<b>Totals:</b>			<b>\$4,599,400</b>			<b>\$4,599,400</b>	<b>\$1,868,100</b>		<b>\$3,992,094</b>	<b>\$1,354,806</b>	<b>\$747,500</b>	<b>0.0</b>		<b>0.05</b>	<b>0.00</b>												
								Sale. Ratio =>	<b>40.62</b>				Average				Average				Average						
								Std. Dev. =>	<b>4.04</b>				SITE VALUE	<b>\$58,905</b>				per Net Acre=>	<b>29,452,304.35</b>				per SqFt=>	<b>\$676.13</b>			

HUNTERS POINTE 032-06

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
56 032 06 0008 000	6300 HUNTER POINTE	08/21/20	\$140,000	WD	03-ARM'S LENGTH	\$140,000	\$58,100	41.50	\$136,296	\$36,204	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$18,102,000	\$415.56	0.00	635	HUNTERS POINTE	032-06	401	
56 032 06 0017 000	6361 HUNTER POINTE	04/08/21	\$165,000	WD	03-ARM'S LENGTH	\$165,000	\$64,300	38.97	\$136,108	\$61,392	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$30,696,000	\$704.68	0.00	635	HUNTERS POINTE	032-06	401	
56 032 06 0018 000	6367 HUNTER POINTE	05/01/20	\$140,000	WD	03-ARM'S LENGTH	\$140,000	\$65,000	46.43	\$152,675	\$19,825	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$9,912,500	\$227.56	0.00	635	HUNTERS POINTE	032-06	401	
56 032 06 0019 000	6307 HUNTER POINTE	02/25/22	\$190,000	PTA	03-ARM'S LENGTH	\$190,000	\$65,400	34.42	\$142,484	\$80,016	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$40,008,000	\$918.46	0.00	635	HUNTERS POINTE	032-06	401	
56 032 06 0023 000	6265 HUNTER POINTE	04/15/21	\$150,000	PTA	03-ARM'S LENGTH	\$150,000	\$64,900	43.27	\$137,376	\$45,124	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$22,562,000	\$517.95	0.00	635	HUNTERS POINTE	032-06	401	
56 032 06 0033 000	6247 HUNTER POINTE	03/01/21	\$155,000	WD	03-ARM'S LENGTH	\$155,000	\$63,800	41.16	\$149,896	\$37,604	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$18,802,000	\$431.63	0.00	635	HUNTERS POINTE	032-06	401	
56 032 06 0037 000	35607 PHEASANT	08/26/20	\$136,000	WD	03-ARM'S LENGTH	\$136,000	\$61,000	44.85	\$142,921	\$25,579	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$12,789,500	\$293.61	0.00	635	HUNTERS POINTE	032-06	401	
56 032 06 0050 000	35529 PHEASANT	11/12/21	\$161,000	PTA	03-ARM'S LENGTH	\$161,000	\$64,200	39.88	\$139,892	\$53,608	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$26,804,000	\$615.34	0.00	635	HUNTERS POINTE	032-06	401	
56 032 06 0062 000	35469 PHEASANT	05/08/20	\$132,000	WD	03-ARM'S LENGTH	\$132,000	\$65,500	49.62	\$154,332	\$10,168	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$5,084,000	\$116.71	0.00	635	HUNTERS POINTE	032-06	401	
56 032 06 0068 000	35403 PHEASANT	07/01/21	\$170,000	PTA	03-ARM'S LENGTH	\$170,000	\$66,700	39.24	\$141,098	\$61,402	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$30,701,000	\$704.80	0.00	635	HUNTERS POINTE	032-06	401	
56 032 06 0071 000	35440 PHEASANT	08/21/20	\$156,500	WD	03-ARM'S LENGTH	\$156,500	\$65,200	41.66	\$153,593	\$35,407	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$17,703,500	\$406.42	0.00	635	HUNTERS POINTE	032-06	401	
56 032 06 0085 000	35570 PHEASANT	07/07/20	\$152,000	WD	03-ARM'S LENGTH	\$152,000	\$65,200	42.89	\$153,679	\$30,821	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$15,410,500	\$353.78	0.00	635	HUNTERS POINTE	032-06	401	
56 032 11 0004 000	35469 DOVE TRAIL	02/25/22	\$192,000	PTA	03-ARM'S LENGTH	\$192,000	\$70,200	36.56	\$153,078	\$71,422	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$35,711,000	\$819.81	0.00	635	HUNTERS POINTE	032-06	401	
56 032 11 0012 000	35516 DOVE TRAIL	05/07/21	\$185,000	PTA	03-ARM'S LENGTH	\$185,000	\$71,100	38.43	\$150,426	\$67,074	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$33,537,000	\$769.90	0.00	635	HUNTERS POINTE	032-06	401	
56 032 11 0020 000	35585 DOVE TRAIL	07/14/20	\$152,900	WD	03-ARM'S LENGTH	\$152,900	\$71,500	46.76	\$169,277	\$16,123	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$8,061,500	\$185.07	0.00	635	HUNTERS POINTE	032-06	401	
56 032 11 0023 000	35567 DOVE TRAIL	06/23/20	\$155,000	WD	03-ARM'S LENGTH	\$155,000	\$69,900	45.10	\$165,308	\$22,192	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$11,096,000	\$254.73	0.00	635	HUNTERS POINTE	032-06	401	
<b>Totals:</b>			<b>\$2,532,400</b>			<b>\$2,532,400</b>	<b>\$1,052,000</b>		<b>\$2,378,439</b>	<b>\$673,961</b>	<b>\$520,000</b>	<b>0.0</b>		<b>0.03</b>	<b>0.00</b>		<b>Average</b>							
								<b>Sale. Ratio =&gt;</b>	<b>41.54</b>		<b>Average</b>			<b>Average</b>			<b>Average</b>							
								<b>Std. Dev. =&gt;</b>	<b>4.02</b>		<b>SITE VALUE</b>	<b>\$42,123</b>		<b>per Net Acre=&gt;</b>	<b>21,061,281.25</b>		<b>per SqFt=&gt;</b>	<b>\$483.50</b>						

CASTLEWOOD 032-08

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class
56 032 08 0003 000	35677 HUNTER	07/02/20	\$128,000	WD	03-ARM'S LENGTH	\$128,000	\$44,100	34.45	\$114,336	\$37,664	\$24,000	0.0	0.0	0.00	0.00	#DIV/0!	\$18,832,000	\$432.32	0.00	645		CASTLEWOOD 032-08	401
56 032 08 0004 000	35683 HUNTER	05/25/21	\$147,000	PTA	03-ARM'S LENGTH	\$147,000	\$52,300	35.58	\$110,067	\$60,933	\$24,000	0.0	0.0	0.00	0.00	#DIV/0!	\$30,466,500	\$699.41	0.00	645		CASTLEWOOD 032-08	401
56 032 08 0013 000	35737 HUNTER	02/10/21	\$100,000	WD	03-ARM'S LENGTH	\$100,000	\$42,000	42.00	\$108,916	\$15,084	\$24,000	0.0	0.0	0.00	0.00	#DIV/0!	\$7,542,000	\$173.14	0.00	645		CASTLEWOOD 032-08	401
56 032 08 0021 000	35785 HUNTER	11/20/20	\$150,000	WD	03-ARM'S LENGTH	\$150,000	\$49,600	33.07	\$128,735	\$45,265	\$24,000	0.0	0.0	0.00	0.00	#DIV/0!	\$22,632,500	\$519.57	0.00	645		CASTLEWOOD 032-08	401
56 032 08 0027 000	35821 HUNTER	07/21/20	\$130,000	WD	03-ARM'S LENGTH	\$130,000	\$45,500	35.00	\$118,231	\$35,769	\$24,000	0.0	0.0	0.00	0.00	#DIV/0!	\$17,884,500	\$410.57	0.00	645		CASTLEWOOD 032-08	401
56 032 08 0028 000	35827 HUNTER	03/01/21	\$148,200	PTA	03-ARM'S LENGTH	\$148,200	\$49,300	33.27	\$128,471	\$43,729	\$24,000	0.0	0.0	0.00	0.00	#DIV/0!	\$21,864,500	\$501.94	0.00	645		CASTLEWOOD 032-08	401
56 032 08 0033 000	35857 HUNTER	09/28/20	\$102,000	WD	03-ARM'S LENGTH	\$102,000	\$42,800	41.96	\$111,342	\$14,658	\$24,000	0.0	0.0	0.00	0.00	#DIV/0!	\$7,329,000	\$168.25	0.00	645		CASTLEWOOD 032-08	401
56 032 08 0044 000	35658 CASTLEWOOD	11/20/20	\$110,000	WD	03-ARM'S LENGTH	\$110,000	\$45,000	40.91	\$116,883	\$17,117	\$24,000	0.0	0.0	0.00	0.00	#DIV/0!	\$8,558,500	\$196.48	0.00	645		CASTLEWOOD 032-08	401
56 032 08 0054 000	35718 CASTLEWOOD	12/18/20	\$90,000	WD	03-ARM'S LENGTH	\$90,000	\$41,500	46.11	\$107,410	\$6,590	\$24,000	0.0	0.0	0.00	0.00	#DIV/0!	\$3,295,000	\$75.64	0.00	645		CASTLEWOOD 032-08	401
56 032 08 0061 000	35760 CASTLEWOOD	03/30/22	\$155,000	PTA	03-ARM'S LENGTH	\$155,000	\$57,000	36.77	\$126,279	\$52,721	\$24,000	0.0	0.0	0.00	0.00	#DIV/0!	\$26,360,500	\$605.15	0.00	645		CASTLEWOOD 032-08	401
56 032 08 0075 000	35856 CASTLEWOOD	06/23/21	\$155,000	PTA	03-ARM'S LENGTH	\$155,000	\$53,400	34.45	\$112,459	\$66,541	\$24,000	0.0	0.0	0.00	0.00	#DIV/0!	\$33,270,500	\$763.79	0.00	645		CASTLEWOOD 032-08	401
56 032 08 0084 000	35887 CASTLEWOOD	09/14/21	\$155,000	PTA	03-ARM'S LENGTH	\$155,000	\$59,500	38.39	\$125,304	\$53,696	\$24,000	0.0	0.0	0.00	0.00	#DIV/0!	\$26,848,000	\$616.35	0.00	645		CASTLEWOOD 032-08	401
56 032 08 0087 000	35797 CASTLEWOOD	12/13/21	\$134,900	PTA	03-ARM'S LENGTH	\$134,900	\$55,200	40.92	\$123,611	\$35,289	\$24,000	0.0	0.0	0.00	0.00	#DIV/0!	\$17,644,500	\$405.06	0.00	645		CASTLEWOOD 032-08	401
56 032 08 0097 000	35857 CASTLEWOOD	06/09/21	\$155,000	PTA	03-ARM'S LENGTH	\$155,000	\$60,600	39.10	\$127,664	\$51,336	\$24,000	0.0	0.0	0.00	0.00	#DIV/0!	\$25,668,000	\$589.26	0.00	645		CASTLEWOOD 032-08	401
56 032 08 0101 000	35737 CASTLEWOOD	04/15/20	\$122,500	WD	03-ARM'S LENGTH	\$122,500	\$53,400	43.59	\$139,202	\$7,298	\$24,000	0.0	0.0	0.00	0.00	#DIV/0!	\$3,649,000	\$83.77	0.00	645		CASTLEWOOD 032-08	401
56 032 08 0102 000	35743 CASTLEWOOD	04/02/20	\$119,000	WD	03-ARM'S LENGTH	\$119,000	\$50,100	42.10	\$130,436	\$12,564	\$24,000	0.0	0.0	0.00	0.00	#DIV/0!	\$6,282,000	\$144.21	0.00	645		CASTLEWOOD 032-08	401
56 032 08 0112 000	35683 CASTLEWOOD	07/22/20	\$140,000	WD	03-ARM'S LENGTH	\$140,000	\$53,400	38.14	\$139,202	\$24,798	\$24,000	0.0	0.0	0.00	0.00	#DIV/0!	\$12,399,000	\$284.64	0.00	645		CASTLEWOOD 032-08	401
56 032 08 0114 000	35695 CASTLEWOOD	11/09/21	\$140,000	PTA	03-ARM'S LENGTH	\$140,000	\$54,600	39.00	\$122,273	\$41,727	\$24,000	0.0	0.0	0.00	0.00	#DIV/0!	\$20,863,500	\$478.96	0.00	645		CASTLEWOOD 032-08	401
56 032 08 0115 000	35701 CASTLEWOOD	10/09/20	\$81,000	WD	03-ARM'S LENGTH	\$81,000	\$50,100	61.85	\$130,436	(\$25,436)	\$24,000	0.0	0.0	0.00	0.00	#DIV/0!	(\$12,718,000)	(\$291.97)	0.00	645		CASTLEWOOD 032-08	401
56 032 08 0115 000	35701 CASTLEWOOD	04/02/21	\$153,000	PTA	03-ARM'S LENGTH	\$153,000	\$54,200	35.42	\$114,328	\$62,672	\$24,000	0.0	0.0	0.00	0.00	#DIV/0!	\$31,336,000	\$719.38	0.00	645		CASTLEWOOD 032-08	401
56 032 08 0118 000	35719 CASTLEWOOD	06/30/21	\$150,000	PTA	03-ARM'S LENGTH	\$150,000	\$55,200	36.80	\$116,300	\$57,700	\$24,000	0.0	0.0	0.00	0.00	#DIV/0!	\$28,850,000	\$662.30	0.00	645		CASTLEWOOD 032-08	401
56 032 08 0119 000	35647 CASTLEWOOD	10/29/21	\$150,000	PTA	03-ARM'S LENGTH	\$150,000	\$54,200	36.13	\$121,479	\$52,521	\$24,000	0.0	0.0	0.00	0.00	#DIV/0!	\$26,260,500	\$602.86	0.00	645		CASTLEWOOD 032-08	401
56 032 08 0120 000	35653 CASTLEWOOD	09/04/20	\$122,000	WD	03-ARM'S LENGTH	\$122,000	\$53,400	43.77	\$139,202	\$6,798	\$24,000	0.0	0.0	0.00	0.00	#DIV/0!	\$3,399,000	\$78.03	0.00	645		CASTLEWOOD 032-08	401
56 032 08 0122 000	35665 CASTLEWOOD	09/15/21	\$151,000	PTA	03-ARM'S LENGTH	\$151,000	\$54,200	35.89	\$114,328	\$60,672	\$24,000	0.0	0.0	0.00	0.00	#DIV/0!	\$30,336,000	\$696.42	0.00	645		CASTLEWOOD 032-08	401
<b>Totals:</b>			<b>\$3,188,600</b>			<b>\$3,188,600</b>	<b>\$1,230,600</b>		<b>\$2,926,894</b>	<b>\$837,706</b>	<b>\$576,000</b>	<b>0.0</b>		<b>0.05</b>	<b>0.00</b>		<b>Average</b>		<b>Average</b>		<b>Average</b>		
							<b>Sale. Ratio =&gt;</b>	<b>38.59</b>		<b>Average</b>		<b>Average</b>		<b>Average</b>		<b>Average</b>		<b>Average</b>		<b>Average</b>		<b>Average</b>	
							<b>Std. Dev. =&gt;</b>	<b>6.00</b>		<b>SITE VALUE</b>	<b>\$34,904</b>	<b>\$34,904</b>		<b>per Net Acre=&gt;</b>	<b>17,452,208.33</b>		<b>per SqFt=&gt;</b>	<b>\$400.65</b>					

CENTRAL PARKWAY 032-10

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Use Code	Class	
56 032 10 0004 000	6363 E MORGAN	10/06/20	\$174,000	WD	03-ARM'S LENGTH	\$174,000	\$70,700	40.63	\$183,478	\$30,522	\$40,000	0.0	0.0	0.00	0.00	#DIV/0!	\$15,261,000	\$350.34	0.00	650		CENTRAL PARKWAY 032-10	401	401	
56 032 10 0004 000	6363 E MORGAN	12/30/21	\$195,000	PTA	03-ARM'S LENGTH	\$195,000	\$79,300	40.67	\$171,415	\$63,585	\$40,000	0.0	0.0	0.00	0.00	#DIV/0!	\$31,792,500	\$729.86	0.00	650		CENTRAL PARKWAY 032-10	401	401	
56 032 10 0006 000	6297 E MORGAN	06/18/21	\$185,000	PTA	03-ARM'S LENGTH	\$185,000	\$82,000	44.32	\$172,886	\$52,114	\$40,000	0.0	0.0	0.00	0.00	#DIV/0!	\$26,057,000	\$598.19	0.00	650		CENTRAL PARKWAY 032-10	401	401	
56 032 10 0007 000	6285 E MORGAN	08/25/20	\$180,000	WD	03-ARM'S LENGTH	\$180,000	\$69,700	38.72	\$180,920	\$39,080	\$40,000	0.0	0.0	0.00	0.00	#DIV/0!	\$19,540,000	\$448.58	0.00	650		CENTRAL PARKWAY 032-10	401	401	
56 032 10 0012 000	6216 W MORGAN	03/26/21	\$180,000	PTA	03-ARM'S LENGTH	\$180,000	\$69,700	38.72	\$180,920	\$39,080	\$40,000	0.0	0.0	0.00	0.00	#DIV/0!	\$19,540,000	\$448.58	0.00	650		CENTRAL PARKWAY 032-10	401	401	
56 032 10 0025 000	6322 E MORGAN	12/30/20	\$175,000	WD	03-ARM'S LENGTH	\$175,000	\$69,000	39.43	\$178,905	\$36,095	\$40,000	0.0	0.0	0.00	0.00	#DIV/0!	\$18,047,500	\$414.31	0.00	650		CENTRAL PARKWAY 032-10	401	401	
56 032 10 0028 000	6292 E MORGAN	06/03/21	\$179,900	PTA	03-ARM'S LENGTH	\$179,900	\$83,700	46.53	\$176,480	\$43,420	\$40,000	0.0	0.0	0.00	0.00	#DIV/0!	\$21,710,000	\$498.39	0.00	650		CENTRAL PARKWAY 032-10	401	401	
56 032 10 0038 000	6205 W MORGAN	04/27/21	\$197,000	PTA	03-ARM'S LENGTH	\$197,000	\$83,600	42.44	\$176,325	\$60,675	\$40,000	0.0	0.0	0.00	0.00	#DIV/0!	\$30,337,500	\$696.45	0.00	650		CENTRAL PARKWAY 032-10	401	401	
56 032 10 0049 000	6371 W MORGAN	09/23/21	\$201,000	PTA	03-ARM'S LENGTH	\$201,000	\$79,100	39.35	\$166,770	\$74,230	\$40,000	0.0	0.0	0.00	0.00	#DIV/0!	\$37,115,000	\$852.04	0.00	650		CENTRAL PARKWAY 032-10	401	401	
<b>Totals:</b>			<b>\$1,666,900</b>			<b>\$1,666,900</b>	<b>\$686,800</b>		<b>\$1,588,099</b>	<b>\$438,801</b>	<b>\$360,000</b>	<b>0.0</b>		<b>0.02</b>	<b>0.00</b>										
								<b>Sale. Ratio =&gt;</b>	<b>41.20</b>					<b>Average</b>					<b>Average</b>						
								<b>Std. Dev. =&gt;</b>	<b>2.72</b>					<b>Average</b>	<b>\$48,756</b>	<b>per Net Acre=&gt;</b>	<b>24,377,833.33</b>	<b>Average</b>	<b>per SqFt=&gt;</b>	<b>\$559.64</b>					

WESTHAVEN ESTATES 035-07

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
56 035 07 0004 000	6314 FERRAINA	06/28/21	\$235,000	PTA	03-ARM'S LENGTH	\$235,000	\$94,800	40.34	\$218,582	\$61,418	\$45,000	49.0	80.0	0.09	0.09	\$1,253	\$682,422	\$15.67	49.00	655	WESTHAVEN ESTATES	035-07401	SITE VALUE	
56 035 07 0005 000	6302 FERRAINA	07/01/21	\$210,000	PTA	03-ARM'S LENGTH	\$210,000	\$83,200	39.62	\$190,681	\$64,319	\$45,000	49.0	80.0	0.09	0.09	\$1,313	\$714,656	\$16.41	49.00	655	WESTHAVEN ESTATES	035-07401	SITE VALUE	
56 035 07 0008 000	6254 FERRAINA	07/30/21	\$276,000	PTA	03-ARM'S LENGTH	\$276,000	\$94,900	34.38	\$218,707	\$102,293	\$45,000	49.0	80.0	0.09	0.09	\$2,088	\$1,136,589	\$26.09	49.00	655	WESTHAVEN ESTATES	035-07401	SITE VALUE	
56 035 07 0018 000	34859 POPLAR	11/06/20	\$177,500	WD	03-ARM'S LENGTH	\$177,500	\$84,100	47.38	\$193,884	\$28,616	\$45,000	49.0	80.0	0.09	0.09	\$584	\$317,956	\$7.30	49.00	655	WESTHAVEN ESTATES	035-07401	SITE VALUE	
<b>Totals:</b>			<b>\$898,500</b>			<b>\$898,500</b>	<b>\$357,000</b>		<b>\$821,854</b>	<b>\$256,646</b>	<b>\$180,000</b>	<b>196.0</b>		<b>0.36</b>	<b>0.36</b>									
							<b>Sale. Ratio =&gt;</b>	<b>39.73</b>		<b>Average</b>				<b>Average</b>			<b>Average</b>							
							<b>Std. Dev. =&gt;</b>	<b>5.34</b>		<b>Site Value</b>	<b>\$64,162</b>			<b>per Net Acre=&gt;</b>	<b>712,905.56</b>		<b>per SqFt=&gt;</b>	<b>\$16.37</b>						

MARLEE WOODS																											
Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1			
56 036 03 0001 000	33438 STACY	11/23/20	\$271,824	WD	24-PARTIAL ASSES	\$271,824	\$21,000	7.73	\$280,332	\$41,492	\$50,000	0.0	0.0	0.21	0.21	#DIV/0!	\$196,645	\$4.51	0.00		MARLEE WOODS	401					
56 036 03 0005 000	33478 STACY	04/28/21	\$249,950	PTA	24-PARTIAL ASSES	\$249,950	\$32,400	12.96	\$275,319	\$24,631	\$50,000	0.0	0.0	0.18	0.18	#DIV/0!	\$133,864	\$3.07	0.00		MARLEE WOODS	401					
56 036 03 0006 000	33488 STACY	11/06/20	\$290,446	WD	24-PARTIAL ASSES	\$290,446	\$21,000	7.23	\$329,116	\$11,330	\$50,000	0.0	0.0	0.25	0.25	#DIV/0!	\$45,870	\$1.05	0.00		MARLEE WOODS	401					
56 036 03 0007 000	33498 STACY	03/03/21	\$257,136	WD	24-PARTIAL ASSES	\$257,136	\$21,000	8.17	\$277,556	\$29,580	\$50,000	0.0	0.0	0.21	0.21	#DIV/0!	\$144,293	\$3.31	0.00		MARLEE WOODS	401					
56 036 03 0010 000	33528 STACY	01/08/21	\$246,214	WD	24-PARTIAL ASSES	\$246,214	\$21,000	8.53	\$254,186	\$42,028	\$50,000	0.0	0.0	0.18	0.18	#DIV/0!	\$238,795	\$5.48	0.00		MARLEE WOODS	401					
56 036 03 0011 000	33548 STACY	06/04/21	\$295,545	PTA	24-PARTIAL ASSES	\$295,545	\$25,000	8.46	\$331,856	\$13,689	\$50,000	0.0	0.0	0.19	0.19	#DIV/0!	\$72,429	\$1.66	0.00		MARLEE WOODS	401					
56 036 03 0012 000	33568 STACY	11/02/20	\$293,964	WD	24-PARTIAL ASSES	\$293,964	\$21,000	7.14	\$294,022	\$49,942	\$50,000	0.0	0.0	0.21	0.21	#DIV/0!	\$236,692	\$5.43	0.00		MARLEE WOODS	401					
56 036 03 0013 000	33708 STACY	04/30/21	\$279,220	PTA	24-PARTIAL ASSES	\$279,220	\$32,400	11.60	\$274,144	\$55,076	\$50,000	0.0	0.0	0.18	0.18	#DIV/0!	\$300,962	\$6.91	0.00		MARLEE WOODS	401					
56 036 03 0014 000	33738 STACY	10/08/21	\$293,931	PTA	24-PARTIAL ASSES	\$293,931	\$25,000	8.51	\$277,391	\$66,540	\$50,000	0.0	0.0	0.18	0.18	#DIV/0!	\$365,604	\$8.39	0.00		MARLEE WOODS	401					
56 036 03 0015 000	33768 STACY	06/03/21	\$255,060	PTA	24-PARTIAL ASSES	\$255,060	\$32,400	12.70	\$253,560	\$1,500	\$50,000	0.0	0.0	0.21	0.21	#DIV/0!	\$245,238	\$5.63	0.00		MARLEE WOODS	401					
56 036 03 0016 000	33788 STACY	11/08/21	\$269,875	PTA	24-PARTIAL ASSES	\$269,875	\$25,000	9.26	\$256,823	\$63,052	\$50,000	0.0	0.0	0.21	0.21	#DIV/0!	\$300,248	\$6.89	0.00		MARLEE WOODS	401					
56 036 03 0017 000	33785 BIRCHLAWN	11/05/21	\$318,595	PTA	24-PARTIAL ASSES	\$318,595	\$25,000	7.85	\$333,398	\$35,197	\$50,000	0.0	0.0	0.21	0.21	#DIV/0!	\$168,407	\$3.87	0.00		MARLEE WOODS	401					
56 036 03 0018 000	33775 BIRCHLAWN	12/17/21	\$280,400	PTA	24-PARTIAL ASSES	\$280,400	\$25,000	8.92	\$259,400	\$71,000	\$50,000	0.0	0.0	0.54	0.54	#DIV/0!	\$131,238	\$3.01	0.00		MARLEE WOODS	401					
56 036 03 0020 000	33755 BIRCHLAWN	04/23/21	\$288,305	PTA	24-PARTIAL ASSES	\$288,305	\$32,400	11.24	\$273,451	\$64,854	\$50,000	0.0	0.0	0.25	0.25	#DIV/0!	\$262,567	\$6.03	0.00		MARLEE WOODS	401					
56 036 03 0021 000	33735 BIRCHLAWN	11/12/21	\$266,035	PTA	24-PARTIAL ASSES	\$266,035	\$25,000	9.40	\$252,101	\$63,934	\$50,000	0.0	0.0	0.18	0.18	#DIV/0!	\$361,209	\$8.29	0.00		MARLEE WOODS	401					
56 036 03 0022 000	33715 BIRCHLAWN	11/04/20	\$239,569	WD	24-PARTIAL ASSES	\$239,569	\$21,000	8.77	\$255,600	\$33,969	\$50,000	0.0	0.0	0.19	0.19	#DIV/0!	\$181,652	\$4.17	0.00		MARLEE WOODS	401					
56 036 03 0023 000	33695 BIRCHLAWN	07/29/21	\$328,885	PTA	24-PARTIAL ASSES	\$328,885	\$25,000	7.80	\$332,117	\$46,768	\$50,000	0.0	0.0	0.19	0.19	#DIV/0!	\$250,096	\$5.74	0.00		MARLEE WOODS	401					
56 036 03 0024 000	33675 BIRCHLAWN	06/30/20	\$267,800	WD	24-PARTIAL ASSES	\$267,800	\$41,500	15.50	\$286,892	\$30,908	\$50,000	0.0	0.0	0.19	0.19	#DIV/0!	\$165,283	\$3.79	0.00		MARLEE WOODS	401					
56 036 03 0025 000	33655 BIRCHLAWN	10/19/20	\$278,034	WD	24-PARTIAL ASSES	\$278,034	\$21,000	7.55	\$276,753	\$51,281	\$50,000	0.0	0.0	0.19	0.19	#DIV/0!	\$274,230	\$6.30	0.00		MARLEE WOODS	401					
56 036 03 0027 000	33615 BIRCHLAWN	10/28/20	\$267,895	WD	24-PARTIAL ASSES	\$267,895	\$21,000	7.84	\$275,639	\$42,256	\$50,000	0.0	0.0	0.24	0.24	#DIV/0!	\$179,051	\$4.11	0.00		MARLEE WOODS	401					
56 036 03 0029 000	33535 BIRCHLAWN	07/16/21	\$303,175	PTA	24-PARTIAL ASSES	\$303,175	\$25,000	8.25	\$337,810	\$15,365	\$50,000	0.0	0.0	0.17	0.17	#DIV/0!	\$92,560	\$2.12	0.00		MARLEE WOODS	401					
56 036 03 0035 000	33453 STACY	03/22/21	\$271,641	PTA	24-PARTIAL ASSES	\$271,641	\$21,000	7.73	\$280,469	\$41,172	\$50,000	0.0	0.0	0.17	0.17	#DIV/0!	\$245,071	\$5.63	0.00		MARLEE WOODS	401					
56 036 03 0036 000	33473 STACY	03/08/21	\$267,029	PTA	24-PARTIAL ASSES	\$267,029	\$21,000	7.86	\$283,324	\$33,705	\$50,000	0.0	0.0	0.20	0.20	#DIV/0!	\$171,091	\$3.93	0.00		MARLEE WOODS	401					
56 036 03 0038 000	33513 STACY	07/16/21	\$297,795	PTA	24-PARTIAL ASSES	\$297,795	\$25,000	8.40	\$329,656	\$18,139	\$50,000	0.0	0.0	0.18	0.18	#DIV/0!	\$103,063	\$2.37	0.00		MARLEE WOODS	401					
56 036 03 0040 000	33553 STACY	11/19/21	\$316,550	PTA	21-NOT USED/IOTH	\$316,550	\$25,000	7.90	\$320,624	\$35,926	\$50,000	0.0	0.0	0.17	0.17	#DIV/0!	\$216,422	\$4.97	0.00		MARLEE WOODS	401					
56 036 03 0041 000	33573 STACY	03/01/21	\$251,935	WD	24-PARTIAL ASSES	\$251,935	\$21,000	8.34	\$276,774	\$25,161	\$50,000	0.0	0.0	0.19	0.19	#DIV/0!	\$131,047	\$3.01	0.00		MARLEE WOODS	401					
56 036 03 0042 000	33593 STACY	06/30/21	\$256,630	PTA	24-PARTIAL ASSES	\$256,630	\$25,000	9.74	\$243,326	\$63,304	\$50,000	0.0	0.0	0.19	0.19	#DIV/0!	\$326,309	\$7.49	0.00		MARLEE WOODS	401					
56 036 03 0043 000	33613 STACY	06/28/21	\$252,831	PTA	24-PARTIAL ASSES	\$252,831	\$25,000	9.89	\$244,020	\$58,811	\$50,000	0.0	0.0	0.19	0.19	#DIV/0!	\$312,824	\$7.18	0.00		MARLEE WOODS	401					
56 036 03 0044 000	33633 STACY	07/30/21	\$323,475	PTA	24-PARTIAL ASSES	\$323,475	\$25,000	7.73	\$349,421	\$24,054	\$50,000	0.0	0.0	0.19	0.19	#DIV/0!	\$127,947	\$2.94	0.00		MARLEE WOODS	401					
56 036 03 0045 000	33653 STACY	08/30/21	\$303,545	PTA	24-PARTIAL ASSES	\$303,545	\$25,000	8.24	\$329,370	\$24,175	\$50,000	0.0	0.0	0.19	0.19	#DIV/0!	\$128,590	\$2.95	0.00		MARLEE WOODS	401					
56 036 03 0046 000	33673 STACY	12/29/21	\$291,165	PTA	24-PARTIAL ASSES	\$291,165	\$25,000	8.59	\$280,657	\$60,508	\$50,000	0.0	0.0	0.19	0.19	#DIV/0!	\$321,851	\$7.39	0.00		MARLEE WOODS	401					
56 036 03 0047 000	33703 STACY	06/30/20	\$281,333	WD	24-PARTIAL ASSES	\$281,333	\$21,000	7.46	\$314,857	\$16,476	\$50,000	0.0	0.0	0.22	0.22	#DIV/0!	\$76,633	\$1.76	0.00		MARLEE WOODS	401					
56 036 03 0048 000	33753 STACY	11/13/20	\$234,773	WD	24-PARTIAL ASSES	\$234,773	\$21,000	8.94	\$239,597	\$45,176	\$50,000	0.0	0.0	0.17	0.17	#DIV/0!	\$272,145	\$6.25	0.00		MARLEE WOODS	401					
56 036 03 0049 000	33740 BIRCHLAWN	08/18/20	\$288,020	WD	24-PARTIAL ASSES	\$288,020	\$21,000	7.29	\$315,062	\$22,958	\$50,000	0.0	0.0	0.21	0.21	#DIV/0!	\$107,784	\$2.47	0.00		MARLEE WOODS	401					
56 036 03 0050 000	33710 BIRCHLAWN	03/17/21	\$254,448	WD	24-PARTIAL ASSES	\$254,448	\$21,000	8.25	\$276,066	\$28,382	\$50,000	0.0	0.0	0.17	0.17	#DIV/0!	\$172,012	\$3.95	0.00		MARLEE WOODS	401					
56 036 03 0051 000	33680 BIRCHLAWN	01/22/21	\$260,846	WD	24-PARTIAL ASSES	\$260,846	\$21,000	8.05	\$276,066	\$34,780	\$50,000	0.0	0.0	0.17	0.17	#DIV/0!	\$209,518	\$4.81	0.00		MARLEE WOODS	401					
56 036 03 0052 000	33660 BIRCHLAWN	03/15/21	\$247,710	WD	24-PARTIAL ASSES	\$247,710	\$21,000	8.48	\$239,597	\$58,113	\$50,000	0.0	0.0	0.17	0.17	#DIV/0!	\$350,078	\$8.04	0.00		MARLEE WOODS	401					
56 036 03 0053 000	33640 BIRCHLAWN	02/24/21	\$276,585	WD	24-PARTIAL ASSES	\$276,585	\$21,000	7.59	\$293,829	\$32,756	\$50,000	0.0	0.0	0.17	0.17	#DIV/0!	\$189,341	\$4.35	0.00		MARLEE WOODS	401					
56 036 03 0054 000	33620 BIRCHLAWN	03/22/21	\$259,816	PTA	03-ARM'S LENGTH	\$259,816	\$21,000	8.08	\$274,191	\$35,625	\$50,000	0.0	0.0	0.17	0.17	#DIV/0!	\$205,925	\$4.73	0.00		MARLEE WOODS	401					
56 036 03 0055 000	33600 BIRCHLAWN	03/24/21	\$267,536	PTA	24-PARTIAL ASSES	\$267,536	\$21,000	7.85	\$274,191	\$43,345	\$50,000	0.0	0.0	0.18	0.18	#DIV/0!	\$244,887	\$5.62	0.00		MARLEE WOODS	401					
56 036 03 0056 000	33560 BIRCHLAWN	01/20/21	\$270,294	WD	24-PARTIAL ASSES	\$270,294	\$21,000	7.77	\$278,235	\$42,059	\$50,000	0.0	0.0	0.17	0.17	#DIV/0!	\$254,903	\$5.85	0.00		MARLEE WOODS	401					
56 036 03 0058 000	33520 BIRCHLAWN	12/16/20	\$252,398	WD	24-PARTIAL ASSES	\$252,398	\$21,000	8.32	\$282,018	\$20,380	\$50,000	0.0	0.0	0.17	0.17	#DIV/0!	\$121,310	\$2.78	0.00		MARLEE WOODS	401					
56 036 03 0059 000	33500 BIRCHLAWN	11/20/20	\$286,688	WD	24-PARTIAL ASSES	\$286,688	\$21,000	7.33	\$324,286	\$12,402	\$50,000	0.0	0.0	0.17	0.17	#DIV/0!	\$75,164	\$1.73	0.00		MARLEE WOODS	401					
56 036 03 0054 000	33620 BIRCHLAWN	03																									

WOODWORTH WOODS 037-03

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1			
56 037 03 0016 000	33125 WOODWORTH	11/12/21	\$125,000	PTA	03-ARM'S LENGTH	\$125,000	\$47,900	38.32	\$100,529	\$45,971	\$21,500	0.0	0.0	0.00	0.00	#DIV/0!	\$22,985,500	\$527.67	0.00	660		WOODWORTH WOODS 037-03	401				
56 037 03 0017 000	33130 WOODWORTH	07/23/21	\$125,000	PTA	03-ARM'S LENGTH	\$125,000	\$47,800	38.24	\$99,396	\$47,104	\$21,500	0.0	0.0	0.00	0.00	#DIV/0!	\$23,552,000	\$540.68	0.00	660		WOODWORTH WOODS 037-03	401				
56 037 03 0024 000	33060 WOODWORTH	09/24/21	\$129,900	PTA	03-ARM'S LENGTH	\$129,900	\$48,100	37.03	\$99,984	\$51,416	\$21,500	0.0	0.0	0.00	0.00	#DIV/0!	\$25,708,000	\$590.17	0.00	660		WOODWORTH WOODS 037-03	401				
56 037 03 0026 000	33040 WOODWORTH	08/13/21	\$140,000	PTA	03-ARM'S LENGTH	\$140,000	\$48,100	34.36	\$99,984	\$61,516	\$21,500	0.0	0.0	0.00	0.00	#DIV/0!	\$30,758,000	\$706.11	0.00	660		WOODWORTH WOODS 037-03	401				
<b>Totals:</b>			<b>\$519,900</b>			<b>\$519,900</b>	<b>\$191,900</b>		<b>\$399,893</b>	<b>\$206,007</b>	<b>\$86,000</b>	<b>0.0</b>		<b>0.01</b>	<b>0.00</b>												
								<b>Sale. Ratio =&gt;</b>	<b>36.91</b>					<b>Average</b>					<b>Average</b>								
								<b>Std. Dev. =&gt;</b>	<b>1.85</b>					<b>Average</b>	<b>per Net Acre=&gt;</b>	<b>25,750,875.00</b>					<b>Average</b>	<b>per SqFt=&gt;</b>	<b>\$591.16</b>				

MARQUETTE VILLAGE 042-08

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	
56 042 08 0003 000	1159 SHOEMAKER	04/03/20	\$80,000	WD	03-ARM'S LENGTH	\$80,000	\$29,700	37.13	\$76,007	\$19,993	\$16,000	0.0	0.0	0.00	0.00	#DIV/0!	\$9,996,500	\$229.49	0.00	665		MARQUETTE VILLAGE 042-08	
56 042 08 0005 000	1203 SHOEMAKER	03/26/21	\$78,000	PTA	03-ARM'S LENGTH	\$78,000	\$27,200	34.87	\$69,430	\$24,570	\$16,000	0.0	0.0	0.00	0.00	#DIV/0!	\$12,285,000	\$282.02	0.00	665		MARQUETTE VILLAGE 042-08	
56 042 08 0008 000	1205 SHOEMAKER	03/09/21	\$60,000	WD	03-ARM'S LENGTH	\$60,000	\$26,600	44.33	\$67,931	\$8,069	\$16,000	0.0	0.0	0.00	0.00	#DIV/0!	\$4,034,500	\$92.62	0.00	665		MARQUETTE VILLAGE 042-08	
56 042 08 0014 000	1215 SHOEMAKER	10/01/20	\$80,000	WD	03-ARM'S LENGTH	\$80,000	\$29,100	36.38	\$74,436	\$21,564	\$16,000	0.0	0.0	0.00	0.00	#DIV/0!	\$10,782,000	\$247.52	0.00	665		MARQUETTE VILLAGE 042-08	
56 042 08 0014 000	1215 SHOEMAKER	07/06/21	\$89,900	PTA	03-ARM'S LENGTH	\$89,900	\$32,300	35.93	\$66,977	\$38,923	\$16,000	0.0	0.0	0.00	0.00	#DIV/0!	\$19,461,500	\$446.77	0.00	665		MARQUETTE VILLAGE 042-08	
56 042 08 0019 000	1175 SHOEMAKER	03/12/21	\$76,000	PTA	03-ARM'S LENGTH	\$76,000	\$29,100	38.29	\$74,436	\$17,564	\$16,000	0.0	0.0	0.00	0.00	#DIV/0!	\$8,782,000	\$201.61	0.00	665		MARQUETTE VILLAGE 042-08	
56 042 08 0021 000	1219 SHOEMAKER	03/05/21	\$80,000	WD	03-ARM'S LENGTH	\$80,000	\$26,600	33.25	\$67,931	\$28,069	\$16,000	0.0	0.0	0.00	0.00	#DIV/0!	\$14,034,500	\$322.19	0.00	665		MARQUETTE VILLAGE 042-08	
56 042 08 0033 000	1220 SHOEMAKER	05/11/20	\$82,500	WD	03-ARM'S LENGTH	\$82,500	\$32,200	39.03	\$82,721	\$15,779	\$16,000	0.0	0.0	0.00	0.00	#DIV/0!	\$7,889,500	\$181.12	0.00	665		MARQUETTE VILLAGE 042-08	
56 042 08 0052 000	1326 SHOEMAKER	11/03/21	\$105,000	PTA	03-ARM'S LENGTH	\$105,000	\$38,000	36.19	\$82,279	\$38,721	\$16,000	0.0	0.0	0.00	0.00	#DIV/0!	\$19,360,500	\$444.46	0.00	665		MARQUETTE VILLAGE 042-08	
56 042 08 0054 000	1296 SHOEMAKER	12/10/20	\$84,190	WD	03-ARM'S LENGTH	\$84,190	\$37,300	44.30	\$96,240	\$3,950	\$16,000	0.0	0.0	0.00	0.00	#DIV/0!	\$1,975,000	\$45.34	0.00	665		MARQUETTE VILLAGE 042-08	
56 042 08 0055 000	1290 SHOEMAKER	07/09/20	\$86,000	WD	03-ARM'S LENGTH	\$86,000	\$37,300	43.37	\$96,240	\$5,760	\$16,000	0.0	0.0	0.00	0.00	#DIV/0!	\$2,880,000	\$66.12	0.00	665		MARQUETTE VILLAGE 042-08	
56 042 08 0062 000	1372 SHOEMAKER	12/10/21	\$114,900	PTA	03-ARM'S LENGTH	\$114,900	\$41,800	36.38	\$90,637	\$40,263	\$16,000	0.0	0.0	0.00	0.00	#DIV/0!	\$20,131,500	\$462.16	0.00	665		MARQUETTE VILLAGE 042-08	
56 042 08 0066 000	1444 SHOEMAKER	07/27/21	\$103,000	PTA	03-ARM'S LENGTH	\$103,000	\$41,800	40.58	\$87,009	\$31,991	\$16,000	0.0	0.0	0.00	0.00	#DIV/0!	\$15,995,500	\$367.21	0.00	665		MARQUETTE VILLAGE 042-08	
56 042 08 0067 000	1438 SHOEMAKER	05/10/21	\$101,500	PTA	03-ARM'S LENGTH	\$101,500	\$41,800	41.18	\$82,638	\$34,862	\$16,000	0.0	0.0	0.00	0.00	#DIV/0!	\$17,431,000	\$400.16	0.00	665		MARQUETTE VILLAGE 042-08	
56 042 08 0073 000	1255 SHOEMAKER	08/06/21	\$100,000	PTA	03-ARM'S LENGTH	\$100,000	\$38,500	38.50	\$79,997	\$36,003	\$16,000	0.0	0.0	0.00	0.00	#DIV/0!	\$18,001,500	\$413.26	0.00	665		MARQUETTE VILLAGE 042-08	
56 042 08 0085 000	1327 SHOEMAKER	04/29/21	\$100,000	PTA	03-ARM'S LENGTH	\$100,000	\$38,500	38.50	\$76,059	\$39,941	\$16,000	0.0	0.0	0.00	0.00	#DIV/0!	\$19,970,500	\$458.46	0.00	665		MARQUETTE VILLAGE 042-08	
56 042 08 0092 000	1373 SHOEMAKER	08/05/21	\$105,000	PTA	03-ARM'S LENGTH	\$105,000	\$41,800	39.81	\$87,009	\$33,991	\$16,000	0.0	0.0	0.00	0.00	#DIV/0!	\$16,995,500	\$390.16	0.00	665		MARQUETTE VILLAGE 042-08	
56 042 08 0108 000	1471 SHOEMAKER	01/29/21	\$73,999	WD	03-ARM'S LENGTH	\$73,999	\$35,100	47.43	\$90,574	(\$575)	\$16,000	0.0	0.0	0.00	0.00	#DIV/0!	(\$287,500)	(\$6.60)	0.00	665		MARQUETTE VILLAGE 042-08	
56 042 08 0112 000	1495 SHOEMAKER	04/30/20	\$86,900	WD	03-ARM'S LENGTH	\$86,900	\$34,300	39.47	\$88,320	\$14,580	\$16,000	0.0	0.0	0.00	0.00	#DIV/0!	\$7,290,000	\$167.36	0.00	665		MARQUETTE VILLAGE 042-08	
56 042 08 0118 000	1533 SHOEMAKER	07/24/20	\$83,000	WD	03-ARM'S LENGTH	\$83,000	\$37,300	44.94	\$96,240	\$2,760	\$16,000	0.0	0.0	0.00	0.00	#DIV/0!	\$1,380,000	\$31.68	0.00	665		MARQUETTE VILLAGE 042-08	
56 042 08 0133 000	1627 SHOEMAKER	11/20/20	\$98,000	WD	03-ARM'S LENGTH	\$98,000	\$33,900	34.59	\$87,167	\$26,833	\$16,000	0.0	0.0	0.00	0.00	#DIV/0!	\$13,416,500	\$308.00	0.00	665		MARQUETTE VILLAGE 042-08	
56 042 08 0140 000	1671 SHOEMAKER	07/01/21	\$112,000	PTA	03-ARM'S LENGTH	\$112,000	\$41,300	36.88	\$85,965	\$42,035	\$16,000	0.0	0.0	0.00	0.00	#DIV/0!	\$21,017,500	\$482.50	0.00	665		MARQUETTE VILLAGE 042-08	
56 042 08 0155 000	1566 SHOEMAKER	10/29/20	\$101,000	WD	03-ARM'S LENGTH	\$101,000	\$37,700	37.33	\$97,455	\$19,545	\$16,000	0.0	0.0	0.00	0.00	#DIV/0!	\$9,772,500	\$224.35	0.00	665		MARQUETTE VILLAGE 042-08	
56 042 08 0158 000	1584 SHOEMAKER	01/22/21	\$92,900	WD	03-ARM'S LENGTH	\$92,900	\$34,700	37.35	\$89,416	\$19,484	\$16,000	0.0	0.0	0.00	0.00	#DIV/0!	\$9,742,000	\$223.65	0.00	665		MARQUETTE VILLAGE 042-08	
56 042 08 0161 000	1602 SHOEMAKER	03/05/21	\$83,229	WD	03-ARM'S LENGTH	\$83,229	\$34,700	41.69	\$89,416	\$9,813	\$16,000	0.0	0.0	0.00	0.00	#DIV/0!	\$4,906,500	\$112.64	0.00	665		MARQUETTE VILLAGE 042-08	
56 042 08 0180 000	1520 SHOEMAKER	04/24/20	\$101,000	WD	03-ARM'S LENGTH	\$101,000	\$38,200	37.82	\$98,671	\$18,329	\$16,000	0.0	0.0	0.00	0.00	#DIV/0!	\$9,164,500	\$210.39	0.00	665		MARQUETTE VILLAGE 042-08	
56 042 08 0181 000	1526 SHOEMAKER	10/26/20	\$83,000	PTA	03-ARM'S LENGTH	\$83,000	\$35,100	42.29	\$90,511	\$8,489	\$16,000	0.0	0.0	0.00	0.00	#DIV/0!	\$4,244,500	\$97.44	0.00	665		MARQUETTE VILLAGE 042-08	
		<b>Totals:</b>	<b>\$2,441,018</b>			<b>\$2,441,018</b>	<b>\$951,900</b>		<b>\$2,271,712</b>	<b>\$601,306</b>	<b>\$432,000</b>	<b>0.0</b>		<b>0.05</b>	<b>0.00</b>		<b>Average</b>						
							<b>Sale. Ratio =&gt;</b>	<b>39.00</b>	<b>Average</b>			<b>Average</b>						<b>Average</b>					
							<b>Std. Dev. =&gt;</b>	<b>3.53</b>	<b>SITE VALUE</b>		<b>\$22,271</b>	<b>per Net Acre=&gt;</b>		<b>11,135,296.30</b>				<b>per SqFt=&gt;</b>	<b>\$255.63</b>				

ASPEN RIDGE 045-03

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1			
56 045 03 0003 000	1712 N CARLSON	12/29/21	\$270,000	PTA	03-ARM'S LENGTH	\$270,000	\$111,000	41.11	\$235,297	\$84,703	\$50,000	66.0	160.0	0.24	0.24	\$1,283	\$350,012	\$8.04	66.00	670		ASPEN RIDGE 045-03 401	SITE VALUE				
56 045 03 0010 000	1690 N CROWN	07/30/21	\$265,000	PTA	03-ARM'S LENGTH	\$265,000	\$99,800	37.66	\$207,173	\$107,827	\$50,000	66.0	135.0	0.21	0.21	\$1,634	\$525,985	\$12.07	66.00	670		ASPEN RIDGE 045-03 401	SITE VALUE				
56 045 03 0013 000	1726 N CROWN	10/30/20	\$230,000	VD	03-ARM'S LENGTH	\$230,000	\$96,000	41.74	\$250,180	\$29,820	\$50,000	66.0	135.0	0.21	0.21	\$452	\$145,463	\$3.34	66.00	670		ASPEN RIDGE 045-03 401	SITE VALUE				
<b>Totals:</b>			<b>\$765,000</b>			<b>\$765,000</b>	<b>\$306,800</b>		<b>\$692,650</b>	<b>\$222,350</b>	<b>\$150,000</b>	<b>198.0</b>		<b>0.65</b>	<b>0.65</b>												
								<b>Sale. Ratio =&gt;</b>	<b>40.10</b>	<b>Average</b>			<b>Average</b>			<b>Average</b>											
								<b>Std. Dev. =&gt;</b>	<b>2.20</b>	<b>Site Value</b>			<b>\$74,117</b>	<b>per Net Acre=&gt;</b>			<b>341,027.61</b>	<b>per SqFt=&gt;</b>			<b>\$7.83</b>						

ABBEYS OF WESTLAND

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1			
56 045 06 0003 000	1149 ABBEY	07/14/21	\$230,000	PTA	03-ARM'S LENGTH	\$230,000	\$104,800	45.57	\$218,412	\$55,088	\$43,500	0.0	0.0	0.00	0.00	#DIV/0!	\$27,544,000	\$632.32	0.00	672		ABBEYS OF WESTLANC	401				
56 045 06 0005 000	1167 ABBEY	08/28/20	\$235,000	WD	03-ARM'S LENGTH	\$235,000	\$102,300	43.53	\$242,142	\$36,358	\$43,500	0.0	0.0	0.00	0.00	#DIV/0!	\$18,179,000	\$417.33	0.00	672		ABBEYS OF WESTLANC	401				
56 045 06 0008 000	1185 ABBEY	10/30/20	\$232,500	WD	03-ARM'S LENGTH	\$232,500	\$101,300	43.57	\$239,537	\$36,463	\$43,500	0.0	0.0	0.00	0.00	#DIV/0!	\$18,231,500	\$418.54	0.00	672		ABBEYS OF WESTLANC	401				
56 045 06 0016 000	1245 ABBEY	05/15/20	\$219,900	WD	03-ARM'S LENGTH	\$219,900	\$100,900	45.88	\$238,710	\$24,690	\$43,500	0.0	0.0	0.00	0.00	#DIV/0!	\$12,345,000	\$263.40	0.00	672		ABBEYS OF WESTLANC	401				
56 045 06 0023 000	36188 ABBEY	04/23/21	\$235,000	PTA	03-ARM'S LENGTH	\$235,000	\$105,200	44.77	\$208,330	\$70,170	\$43,500	0.0	0.0	0.00	0.00	#DIV/0!	\$35,085,000	\$805.44	0.00	672		ABBEYS OF WESTLANC	401				
56 045 06 0032 000	36136 ABBEY	12/31/20	\$199,900	WD	03-ARM'S LENGTH	\$199,900	\$93,900	46.97	\$222,220	\$21,180	\$43,500	0.0	0.0	0.00	0.00	#DIV/0!	\$10,590,000	\$243.11	0.00	672		ABBEYS OF WESTLANC	401				
56 045 06 0051 000	1152 ABBEY	08/20/21	\$241,500	PTA	03-ARM'S LENGTH	\$241,500	\$105,100	43.52	\$219,039	\$65,961	\$43,500	0.0	0.0	0.00	0.00	#DIV/0!	\$32,980,500	\$757.13	0.00	672		ABBEYS OF WESTLANC	401				
56 045 06 0057 000	36088 ABBEY	10/12/21	\$241,000	PTA	03-ARM'S LENGTH	\$241,000	\$101,200	41.99	\$210,879	\$73,621	\$43,500	0.0	0.0	0.00	0.00	#DIV/0!	\$36,810,500	\$845.05	0.00	672		ABBEYS OF WESTLANC	401				
56 045 06 0058 000	36070 ABBEY	08/26/20	\$229,000	PTA	03-ARM'S LENGTH	\$229,000	\$101,700	44.41	\$241,286	\$31,214	\$43,500	0.0	0.0	0.00	0.00	#DIV/0!	\$15,607,000	\$358.29	0.00	672		ABBEYS OF WESTLANC	401				
56 045 06 0072 000	36021 ABBEY	10/18/21	\$252,000	PTA	03-ARM'S LENGTH	\$252,000	\$107,000	42.46	\$222,982	\$72,518	\$43,500	0.0	0.0	0.00	0.00	#DIV/0!	\$36,259,000	\$832.39	0.00	672		ABBEYS OF WESTLANC	401				
56 045 06 0084 000	36113 ABBEY	11/13/20	\$206,500	WD	03-ARM'S LENGTH	\$206,500	\$96,100	46.54	\$228,409	\$21,591	\$43,500	0.0	0.0	0.00	0.00	#DIV/0!	\$10,795,500	\$247.83	0.00	672		ABBEYS OF WESTLANC	401				
56 045 06 0086 000	36123 TRADITIONS	03/11/21	\$215,000	WD	03-ARM'S LENGTH	\$215,000	\$95,800	44.56	\$226,909	\$31,591	\$43,500	0.0	0.0	0.00	0.00	#DIV/0!	\$15,795,500	\$362.61	0.00	672		ABBEYS OF WESTLANC	401				
56 045 06 0087 000	36129 TRADITIONS	10/08/21	\$225,000	PTA	03-ARM'S LENGTH	\$225,000	\$101,400	45.07	\$211,150	\$57,350	\$43,500	0.0	0.0	0.00	0.00	#DIV/0!	\$28,675,000	\$658.29	0.00	672		ABBEYS OF WESTLANC	401				
56 045 06 0090 000	36093 TRADITIONS	09/15/20	\$226,000	WD	03-ARM'S LENGTH	\$226,000	\$101,000	44.69	\$239,594	\$29,906	\$43,500	0.0	0.0	0.00	0.00	#DIV/0!	\$14,953,000	\$343.27	0.00	672		ABBEYS OF WESTLANC	401				
56 045 06 0094 000	36063 TRADITIONS	02/12/21	\$225,000	WD	03-ARM'S LENGTH	\$225,000	\$106,400	47.29	\$253,149	\$15,351	\$43,500	0.0	0.0	0.00	0.00	#DIV/0!	\$7,675,500	\$176.21	0.00	672		ABBEYS OF WESTLANC	401				
56 045 06 0103 000	1225 CAMPUS	08/03/20	\$222,500	WD	03-ARM'S LENGTH	\$222,500	\$105,000	47.19	\$249,687	\$16,313	\$43,500	0.0	0.0	0.00	0.00	#DIV/0!	\$8,156,500	\$187.25	0.00	672		ABBEYS OF WESTLANC	401				
<b>Totals:</b>			<b>\$3,635,800</b>			<b>\$3,635,800</b>	<b>\$1,629,100</b>		<b>\$3,672,435</b>	<b>\$659,365</b>	<b>\$696,000</b>	<b>0.0</b>		<b>0.03</b>	<b>0.00</b>												
									<b>Sale. Ratio =&gt;</b>	<b>44.81</b>	<b>Average</b>			<b>Average</b>			<b>Average</b>										
									<b>Std. Dev. =&gt;</b>	<b>1.63</b>	<b>Site=&gt;</b>			<b>\$41,210</b>	<b>per Net Acre=&gt;</b>			<b>20,605,156.25</b>	<b>per SqFt=&gt;</b>			<b>\$473.03</b>					

RAVENCREST 047-12

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table		
56 047 12 0005 000	697 RAVENCREST	03/31/22	\$205,000	PTA	03-ARM'S LENGTH	\$205,000	\$80,100	39.07	\$164,796	\$77,704	\$37,500	0.0	0.0	0.00	0.00	#DIV/0!	\$38,852,000	\$891.92	0.00	675		RAVENCREST 047-12		
56 047 12 0019 000	649 RAVENCREST	12/17/20	\$173,500	PTA	03-ARM'S LENGTH	\$173,500	\$72,700	41.90	\$171,289	\$39,711	\$37,500	0.0	0.0	0.00	0.00	#DIV/0!	\$19,855,500	\$455.82	0.00	675		RAVENCREST 047-12		
56 047 12 0023 000	650 RAVENCREST	01/24/22	\$190,000	PTA	03-ARM'S LENGTH	\$190,000	\$86,400	45.47	\$179,767	\$47,733	\$37,500	0.0	0.0	0.00	0.00	#DIV/0!	\$23,866,500	\$547.90	0.00	675		RAVENCREST 047-12		
56 047 12 0042 000	37044 CONDOR	12/21/20	\$172,500	WD	03-ARM'S LENGTH	\$172,500	\$73,300	42.49	\$172,652	\$37,348	\$37,500	0.0	0.0	0.00	0.00	#DIV/0!	\$18,674,000	\$428.70	0.00	675		RAVENCREST 047-12		
56 047 12 0051 000	436 RAVENCREST	08/25/20	\$165,000	WD	03-ARM'S LENGTH	\$165,000	\$80,100	48.55	\$188,633	\$13,867	\$37,500	0.0	0.0	0.00	0.00	#DIV/0!	\$6,933,500	\$159.17	0.00	675		RAVENCREST 047-12		
56 047 12 0066 000	525 RAVENCREST	07/16/20	\$177,500	WD	03-ARM'S LENGTH	\$177,500	\$82,400	46.42	\$194,265	\$20,735	\$37,500	0.0	0.0	0.00	0.00	#DIV/0!	\$10,367,500	\$238.01	0.00	675		RAVENCREST 047-12		
<b>Totals:</b>			<b>\$1,083,500</b>			<b>\$1,083,500</b>	<b>\$475,000</b>		<b>\$1,071,402</b>	<b>\$237,098</b>	<b>\$225,000</b>	<b>0.0</b>		<b>0.01</b>	<b>0.00</b>									
								<b>Sale. Ratio =&gt;</b>	<b>43.84</b>	<b>Average</b>				<b>Average</b>	<b>Average</b>									
								<b>Std. Dev. =&gt;</b>	<b>3.45</b>	<b>SITE VALUE</b>				<b>\$39,516</b>	<b>per Net Acre=&gt;</b>				<b>19,758,166.67</b>	<b>per SqFt=&gt;</b>				<b>\$453.59</b>

WILLOW CREEK ESTATES 049-06>11

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	
56 049 06 0022 000	38227 GREENWOOD	07/15/21	\$89,500	PTA	03-ARM'S LENGTH	\$89,500	\$36,000	40.22	\$74,421	\$32,579	\$17,500	0.0	0.0	0.00	0.00	#DIV/0!	\$16,289,500	\$373.96	0.00	680		WILLOW CREEK ESTATES 049-06 >11	
56 049 06 0028 000	38177 GREENWOOD	12/08/20	\$88,500	WD	03-ARM'S LENGTH	\$88,500	\$29,900	33.79	\$81,152	\$24,848	\$17,500	0.0	0.0	0.00	0.00	#DIV/0!	\$12,424,000	\$285.22	0.00	680		WILLOW CREEK ESTATES 049-06 >11	
56 049 06 0029 000	38165 GREENWOOD	02/07/22	\$110,000	PTA	03-ARM'S LENGTH	\$110,000	\$37,600	34.18	\$63,331	\$44,169	\$17,500	0.0	0.0	0.00	0.00	#DIV/0!	\$22,084,500	\$506.99	0.00	680		WILLOW CREEK ESTATES 049-06 >11	
56 049 06 0035 000	38133 GREENWOOD	02/22/22	\$125,000	PTA	03-ARM'S LENGTH	\$125,000	\$33,400	26.72	\$73,657	\$68,843	\$17,500	0.0	0.0	0.00	0.00	#DIV/0!	\$34,421,500	\$790.21	0.00	680		WILLOW CREEK ESTATES 049-06 >11	
56 049 07 0043 000	38063 GREENWOOD	10/12/20	\$89,000	WD	03-ARM'S LENGTH	\$89,000	\$31,100	34.94	\$84,436	\$22,064	\$17,500	0.0	0.0	0.00	0.00	#DIV/0!	\$11,032,000	\$253.26	0.00	680		WILLOW CREEK ESTATES 049-06 >11	
56 049 08 0093 000	38182 GREENWOOD	04/29/21	\$85,000	PTA	03-ARM'S LENGTH	\$85,000	\$34,000	40.00	\$67,084	\$35,416	\$17,500	0.0	0.0	0.00	0.00	#DIV/0!	\$17,708,000	\$406.52	0.00	680		WILLOW CREEK ESTATES 049-06 >11	
56 049 08 0102 000	38145 SHERWOOD	01/22/21	\$88,000	WD	03-ARM'S LENGTH	\$88,000	\$33,200	37.73	\$90,156	\$15,344	\$17,500	0.0	0.0	0.00	0.00	#DIV/0!	\$7,672,000	\$176.12	0.00	680		WILLOW CREEK ESTATES 049-06 >11	
56 049 08 0108 000	38075 SHERWOOD	03/24/21	\$87,000	PTA	03-ARM'S LENGTH	\$87,000	\$29,400	33.79	\$79,705	\$24,795	\$17,500	0.0	0.0	0.00	0.00	#DIV/0!	\$12,397,500	\$284.61	0.00	680		WILLOW CREEK ESTATES 049-06 >11	
56 049 08 0109 000	38082 GREENWOOD	07/23/21	\$94,000	PTA	03-ARM'S LENGTH	\$94,000	\$36,500	38.83	\$75,531	\$35,969	\$17,500	0.0	0.0	0.00	0.00	#DIV/0!	\$17,984,500	\$412.87	0.00	680		WILLOW CREEK ESTATES 049-06 >11	
56 049 11 0007 000	38367 GREENWOOD	08/07/20	\$82,000	WD	03-ARM'S LENGTH	\$82,000	\$31,600	38.54	\$85,536	\$13,964	\$17,500	0.0	0.0	0.07	0.07	#DIV/0!	\$199,486	\$4.58	0.00	680		WILLOW CREEK ESTATES 049-06 >11	
56 049 11 0011 000	38333 GREENWOOD	07/22/20	\$86,100	WD	03-ARM'S LENGTH	\$86,100	\$31,300	36.35	\$84,972	\$18,628	\$17,500	0.0	0.0	0.07	0.07	#DIV/0!	\$266,114	\$6.11	0.00	680		WILLOW CREEK ESTATES 049-06 >11	
<b>Totals:</b>			<b>\$1,024,100</b>			<b>\$1,024,100</b>	<b>\$364,000</b>		<b>\$879,981</b>	<b>\$336,619</b>	<b>\$192,500</b>	<b>0.0</b>		<b>0.16</b>	<b>0.14</b>								
								<b>Sale. Ratio =&gt;</b>	<b>35.54</b>		<b>Average</b>			<b>Average</b>			<b>Average</b>						
								<b>Std. Dev. =&gt;</b>	<b>3.89</b>		<b>SITE VALUE</b>	<b>\$30,602</b>			<b>per Net Acre=&gt;</b>	<b>2,130,500.00</b>		<b>per SqFt=&gt;</b>	<b>\$48.91</b>				

CAROLON TOWNHOUSES 049-15

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1	
56 049 15 0002 000	2258 N HIX	11/30/21	\$99,900	PTA	03-ARM'S LENGTH	\$99,900	\$33,600	33.63	\$78,571	\$37,829	\$16,500	0.0	0.0	0.00	0.00	#DIV/0!	\$18,914,500	\$434.22	0.00	685		CAROLON TOWNHOUSES 049-15 401			
56 049 15 0023 000	38220 CAROLON	05/17/21	\$85,000	PTA	03-ARM'S LENGTH	\$85,000	\$42,200	49.65	\$96,321	\$5,179	\$16,500	0.0	0.0	0.00	0.00	#DIV/0!	\$2,589,500	\$59.45	0.00	685		CAROLON TOWNHOUSES 049-15 401			
56 049 15 0037 000	38341 CAROLON	02/25/21	\$88,200	WD	03-ARM'S LENGTH	\$88,200	\$37,500	42.52	\$95,138	\$9,562	\$16,500	0.0	0.0	0.00	0.00	#DIV/0!	\$4,781,000	\$109.76	0.00	685		CAROLON TOWNHOUSES 049-15 401			
56 049 15 0057 000	38245 CAROLON	04/16/21	\$87,000	PTA	03-ARM'S LENGTH	\$87,000	\$38,300	44.02	\$89,592	\$13,908	\$16,500	0.0	0.0	0.00	0.00	#DIV/0!	\$6,954,000	\$159.64	0.00	685		CAROLON TOWNHOUSES 049-15 401			
56 049 15 0060 000	38247 CAROLON	06/07/21	\$92,000	PTA	03-ARM'S LENGTH	\$92,000	\$40,000	43.48	\$91,371	\$17,129	\$16,500	0.0	0.0	0.00	0.00	#DIV/0!	\$8,564,500	\$196.61	0.00	685		CAROLON TOWNHOUSES 049-15 401			
56 049 15 0067 000	38237 CAROLON	06/30/20	\$90,000	WD	03-ARM'S LENGTH	\$90,000	\$37,500	41.67	\$95,138	\$11,362	\$16,500	0.0	0.0	0.00	0.00	#DIV/0!	\$5,681,000	\$130.42	0.00	685		CAROLON TOWNHOUSES 049-15 401			
56 049 15 0086 000	38002 CAROLON	01/29/21	\$110,000	WD	03-ARM'S LENGTH	\$110,000	\$44,100	40.09	\$114,021	\$12,479	\$16,500	0.0	0.0	0.00	0.00	#DIV/0!	\$6,239,500	\$143.24	0.00	685		CAROLON TOWNHOUSES 049-15 401			
56 049 15 0089 000	38185 CAROLON	08/12/21	\$125,000	PTA	03-ARM'S LENGTH	\$125,000	\$46,600	37.28	\$109,479	\$32,021	\$16,500	0.0	0.0	0.00	0.00	#DIV/0!	\$16,010,500	\$367.55	0.00	685		CAROLON TOWNHOUSES 049-15 401			
56 049 15 0101 000	38151 CAROLON	05/18/21	\$106,000	PTA	03-ARM'S LENGTH	\$106,000	\$36,300	34.25	\$85,259	\$37,241	\$16,500	0.0	0.0	0.00	0.00	#DIV/0!	\$18,620,500	\$427.47	0.00	685		CAROLON TOWNHOUSES 049-15 401			
56 049 15 0109 000	38061 CAROLON	06/04/21	\$102,500	PTA	03-ARM'S LENGTH	\$102,500	\$36,300	35.41	\$85,327	\$33,673	\$16,500	0.0	0.0	0.00	0.00	#DIV/0!	\$16,836,500	\$386.51	0.00	685		CAROLON TOWNHOUSES 049-15 401			
<b>Totals:</b>			<b>\$985,600</b>			<b>\$985,600</b>	<b>\$392,400</b>		<b>\$940,217</b>	<b>\$210,383</b>	<b>\$165,000</b>	<b>0.0</b>		<b>0.02</b>	<b>0.00</b>										
								<b>Sale. Ratio =&gt;</b>	<b>39.81</b>					<b>Average</b>					<b>Average</b>						
								<b>Std. Dev. =&gt;</b>	<b>5.08</b>					<b>Site Value</b>	<b>\$21,038</b>	<b>Average</b>	<b>per Net Acre=&gt;</b>	<b>10,519,150.00</b>	<b>Average</b>	<b>per SqFt=&gt;</b>	<b>\$241.49</b>				

MAPLE VILLAGE 049-16

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
56 049 16 0002 000	38140 HIXFORD	01/22/21	\$142,000	WD	03-ARM'S LENGTH	\$142,000	\$49,200	34.65	\$150,793	\$21,207	\$30,000	0.0	0.0	0.00	0.00	#DIV/0!	\$10,603,500	\$243.42	0.00	690		MAPLE VILLAGE	049-16	401
56 049 16 0004 000	38128 HIXFORD	05/12/21	\$140,000	PTA	03-ARM'S LENGTH	\$140,000	\$57,700	41.21	\$114,257	\$55,743	\$30,000	0.0	0.0	0.00	0.00	#DIV/0!	\$27,871,500	\$639.84	0.00	690		MAPLE VILLAGE	049-16	401
56 049 16 0020 000	38032 HIXFORD	08/05/21	\$146,500	PTA	03-ARM'S LENGTH	\$146,500	\$58,700	40.07	\$121,724	\$54,776	\$30,000	0.0	0.0	0.00	0.00	#DIV/0!	\$27,388,000	\$628.74	0.00	690		MAPLE VILLAGE	049-16	401
<b>Totals:</b>			<b>\$428,500</b>			<b>\$428,500</b>	<b>\$165,600</b>		<b>\$386,774</b>	<b>\$131,726</b>	<b>\$90,000</b>	<b>0.0</b>		<b>0.01</b>	<b>0.00</b>									
								Sale. Ratio =>	38.65					Average					Average					
								Std. Dev. =>	3.51					Average	\$43,909	per Net Acre=>	21,954,333.33	Average	per SqFt=>	\$504.00				

WARNER FARMS 049-18

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1	
56 049 18 0013 000	38099 WARNER FARMS	01/24/22	\$149,900	PTA	03-ARM'S LENGTH	\$149,900	\$57,400	38.29	\$124,381	\$50,519	\$25,000	0.0	0.0	0.00	0.00	#DIV/0!	\$25,259,500	\$579.88	0.00	695		WARNER FARMS 049-18	401		
56 049 18 0018 000	38159 WARNER FARMS	03/12/21	\$140,000	WD	03-ARM'S LENGTH	\$140,000	\$58,900	42.07	\$133,590	\$31,410	\$25,000	0.0	0.0	0.00	0.00	#DIV/0!	\$15,705,000	\$360.54	0.00	695		WARNER FARMS 049-18	401		
56 049 18 0020 000	38183 WARNER FARMS	10/15/21	\$149,900	PTA	03-ARM'S LENGTH	\$149,900	\$54,900	36.62	\$118,781	\$56,119	\$25,000	0.0	0.0	0.00	0.00	#DIV/0!	\$28,059,500	\$644.16	0.00	695		WARNER FARMS 049-18	401		
56 049 18 0025 000	38314 WARNER FARMS	07/21/20	\$115,000	WD	03-ARM'S LENGTH	\$115,000	\$52,700	45.83	\$119,171	\$20,829	\$25,000	0.0	0.0	0.00	0.00	#DIV/0!	\$10,414,500	\$239.08	0.00	695		WARNER FARMS 049-18	401		
<b>Totals:</b>			<b>\$554,800</b>			<b>\$554,800</b>	<b>\$223,900</b>		<b>\$495,923</b>	<b>\$158,877</b>	<b>\$100,000</b>	<b>0.0</b>		<b>0.01</b>	<b>0.00</b>										
								<b>Sale. Ratio =&gt;</b>	<b>40.36</b>		<b>Average</b>			<b>Average</b>			<b>Average</b>								
								<b>Std. Dev. =&gt;</b>	<b>4.11</b>		<b>Site Value</b>	<b>\$39,719</b>		<b>per Net Acre=&gt;</b>	<b>19,859,625.00</b>		<b>per SqFt=&gt;</b>	<b>\$455.91</b>							

**BARKRIDGE GLEN 052-04**

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1		
56 052 04 0018 000	37480 BARKRIDGE	06/09/21	\$112,000	PTA	03-ARM'S LENGTH	\$112,000	\$47,600	42.50	\$93,791	\$43,209	\$25,000	0.0	0.0	0.00	0.00	#DIV/0!	\$21,604,500	\$495.97	0.00	700		BARKRIDGE GLEN 052-04	401			
56 052 04 0023 000	37492 BARKRIDGE	09/08/20	\$105,000	WD	03-ARM'S LENGTH	\$105,000	\$37,800	36.00	\$115,248	\$17,252	\$27,500	0.0	0.0	0.00	0.00	#DIV/0!	\$8,626,000	\$198.03	0.00	700		BARKRIDGE GLEN 052-04	401			
56 052 04 0028 000	37517 BARKRIDGE	10/27/20	\$118,000	WD	03-ARM'S LENGTH	\$118,000	\$41,500	35.17	\$126,900	\$18,600	\$27,500	0.0	0.0	0.00	0.00	#DIV/0!	\$9,300,000	\$213.50	0.00	700		BARKRIDGE GLEN 052-04	401			
56 052 04 0047 000	37545 BARKRIDGE	01/08/21	\$96,000	WD	03-ARM'S LENGTH	\$96,000	\$34,300	35.73	\$104,189	\$19,311	\$27,500	0.0	0.0	0.00	0.00	#DIV/0!	\$9,655,500	\$221.66	0.00	700		BARKRIDGE GLEN 052-04	401			
56 052 04 0052 000	37560 BARKRIDGE	12/03/20	\$102,500	WD	03-ARM'S LENGTH	\$102,500	\$34,800	33.95	\$105,427	\$24,573	\$27,500	0.0	0.0	0.00	0.00	#DIV/0!	\$12,286,500	\$282.06	0.00	700		BARKRIDGE GLEN 052-04	401			
56 052 04 0055 000	37585 BARKRIDGE	10/08/21	\$102,000	PTA	03-ARM'S LENGTH	\$102,000	\$42,000	41.18	\$86,633	\$40,367	\$25,000	0.0	0.0	0.00	0.00	#DIV/0!	\$20,163,500	\$463.35	0.00	700		BARKRIDGE GLEN 052-04	401			
<b>Totals:</b>			<b>\$635,500</b>			<b>\$635,500</b>	<b>\$238,000</b>		<b>\$632,188</b>	<b>\$163,312</b>	<b>\$160,000</b>	<b>0.0</b>		<b>0.01</b>	<b>0.00</b>											
								<b>Sale. Ratio =&gt;</b>	<b>37.45</b>					<b>Average</b>			<b>Average</b>									
								<b>Std. Dev. =&gt;</b>	<b>3.52</b>					<b>Site Value</b>	<b>\$27,219</b>	<b>Average</b>	<b>per Net Acre=&gt;</b>	<b>13,609,333.33</b>	<b>Average</b>	<b>per SqFt=&gt;</b>	<b>\$312.43</b>					

**MCGEES GROVE 055-06**

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1		
56 055 06 0002 000	1665 SARAH	03/18/21	\$230,000	PTA	03-ARM'S LENGTH	\$230,000	\$84,100	36.57	\$204,205	\$68,295	\$42,500	0.0	0.0	0.00	0.00	#DIV/0!	\$34,147,500	\$783.92	0.00	705		MCGEE'S GROVE	055-06401			
56 055 06 0004 000	1625 SARAH	07/09/21	\$242,000	PTA	03-ARM'S LENGTH	\$242,000	\$89,500	36.98	\$185,999	\$96,001	\$40,000	67.0	108.0	0.17	0.17	\$1,433	\$578,319	\$13.28	67.00	705		MCGEE'S GROVE	055-06401	SITE VALUE		
56 055 06 0012 000	38520 NELLIE	06/22/20	\$200,000	WD	03-ARM'S LENGTH	\$200,000	\$93,100	46.55	\$227,709	\$14,791	\$42,500	67.0	108.0	0.17	0.17	\$221	\$89,102	\$2.05	67.00	705		MCGEE'S GROVE	055-06401	SITE VALUE		
56 055 06 0014 000	38560 NELLIE	11/30/21	\$240,000	PTA	03-ARM'S LENGTH	\$240,000	\$84,700	35.29	\$191,992	\$90,508	\$42,500	0.0	0.0	0.00	0.00	#DIV/0!	\$45,254,000	\$1,038.89	0.00	705		MCGEE'S GROVE	055-06401			
56 055 06 0018 000	38619 DRAPER	09/30/21	\$255,000	PTA	03-ARM'S LENGTH	\$255,000	\$90,600	35.53	\$188,179	\$106,821	\$40,000	0.0	0.0	0.00	0.00	#DIV/0!	\$53,410,500	\$1,226.14	0.00	705		MCGEE'S GROVE	055-06401			
56 055 06 0022 000	38539 DRAPER	07/24/20	\$195,000	WD	03-ARM'S LENGTH	\$195,000	\$83,400	42.77	\$205,002	\$32,498	\$42,500	73.0	0.0	0.00	0.00	\$445	\$16,249,000	\$373.03	73.00	705		MCGEE'S GROVE	055-06401	SITE VALUE		
56 055 06 0024 000	1650 SARAH	11/22/21	\$295,000	PTA	03-ARM'S LENGTH	\$295,000	\$97,100	32.92	\$221,046	\$116,454	\$42,500	0.0	0.0	0.00	0.00	#DIV/0!	\$58,227,000	\$1,336.71	0.00	705		MCGEE'S GROVE	055-06401			
56 055 06 0031 000	38559 NELLIE	05/11/21	\$240,000	PTA	03-ARM'S LENGTH	\$240,000	\$82,700	34.46	\$163,641	\$116,359	\$40,000	0.0	0.0	0.00	0.00	#DIV/0!	\$58,179,500	\$1,335.62	0.00	705		MCGEE'S GROVE	055-06401			
56 055 06 0032 000	38660 DRAPER	07/28/21	\$236,999	PTA	03-ARM'S LENGTH	\$236,999	\$91,100	38.44	\$189,374	\$87,625	\$40,000	0.0	0.0	0.00	0.00	#DIV/0!	\$43,812,500	\$1,005.80	0.00	705		MCGEE'S GROVE	055-06401			
56 055 06 0034 000	38498 DRAPER	11/06/20	\$189,000	WD	03-ARM'S LENGTH	\$189,000	\$82,600	43.70	\$200,707	\$30,793	\$42,500	0.0	0.0	0.00	0.00	#DIV/0!	\$15,396,500	\$353.46	0.00	705		MCGEE'S GROVE	055-06401			
<b>Totals:</b>			<b>\$2,322,999</b>			<b>\$2,322,999</b>	<b>\$878,900</b>		<b>\$1,977,854</b>	<b>\$760,145</b>	<b>\$415,000</b>	<b>207.0</b>		<b>0.35</b>	<b>0.33</b>											
								<b>Sale. Ratio =&gt;</b>	<b>37.83</b>					<b>Average</b>			<b>Average</b>									
								<b>Std. Dev. =&gt;</b>	<b>4.50</b>					<b>Average</b>	<b>\$76,015</b>	<b>per Net Acre=&gt;</b>	<b>2,184,324.71</b>	<b>Average</b>	<b>per SqFt=&gt;</b>	<b>\$50.15</b>						

**PALMER GARDENS 055-07**

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1	
56 055 07 0015 000	39296 PHLOX	03/17/21	\$185,000	WD	03-ARM'S LENGTH	\$185,000	\$74,900	40.49	\$192,681	\$32,319	\$40,000	0.0	0.0	0.00	0.00	#DIV/0!	\$16,159,500	\$370.97	0.00	710		PALMER GARDENS	055-07 401		
56 055 07 0017 000	1638 ROSE	09/09/21	\$264,000	PTA	03-ARM'S LENGTH	\$264,000	\$92,200	34.92	\$191,932	\$109,568	\$37,500	0.0	0.0	0.00	0.00	#DIV/0!	\$54,784,000	\$1,257.67	0.00	710		PALMER GARDENS	055-07 401		
56 055 07 0027 000	1667 ROSE	04/09/21	\$202,000	PTA	03-ARM'S LENGTH	\$202,000	\$94,200	46.63	\$186,402	\$53,098	\$37,500	0.0	0.0	0.00	0.00	#DIV/0!	\$26,549,000	\$609.48	0.00	710		PALMER GARDENS	055-07 401		
56 055 07 0031 000	1756 DAISEY	07/10/20	\$215,000	WD	03-ARM'S LENGTH	\$215,000	\$88,100	40.98	\$231,024	\$23,976	\$40,000	64.3	114.4	0.17	0.17	\$373	\$141,870	\$3.26	64.30	710		PALMER GARDENS	055-07 401	SITE VALUE	
56 055 07 0034 000	1755 DAISEY	04/09/21	\$235,000	PTA	03-ARM'S LENGTH	\$235,000	\$79,000	33.62	\$156,408	\$116,092	\$37,500	64.3	114.1	0.17	0.17	\$1,805	\$691,024	\$15.86	64.30	710		PALMER GARDENS	055-07 401	SITE VALUE	
56 055 07 0039 000	1694 TULIP	09/15/21	\$232,000	PTA	03-ARM'S LENGTH	\$232,000	\$79,400	34.22	\$164,956	\$104,544	\$37,500	64.3	114.1	0.17	0.17	\$1,626	\$622,286	\$14.29	64.30	710		PALMER GARDENS	055-07 401	SITE VALUE	
56 055 07 0042 000	1784 TULIP	12/06/21	\$273,000	PTA	03-ARM'S LENGTH	\$273,000	\$86,800	31.79	\$200,610	\$112,390	\$40,000	80.0	114.1	0.21	0.21	\$1,405	\$537,751	\$12.35	80.00	710		PALMER GARDENS	055-07 401	SITE VALUE	
<b>Totals:</b>			<b>\$1,606,000</b>			<b>\$1,606,000</b>	<b>\$594,600</b>		<b>\$1,324,013</b>	<b>\$551,987</b>	<b>\$270,000</b>	<b>272.9</b>		<b>0.72</b>	<b>0.71</b>										
							<b>Sale. Ratio =&gt;</b>	<b>37.02</b>			<b>Average</b>			<b>Average</b>			<b>Average</b>								
							<b>Std. Dev. =&gt;</b>	<b>5.31</b>			<b>Site Value</b>	<b>\$78,855</b>			<b>per Net Acre=&gt;</b>	<b>766,648.61</b>		<b>per SqFt=&gt;</b>	<b>\$17.60</b>						

CHERRYBROOK 066-05

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1	
56 066 05 0011 000	255 DANIEL	09/22/21	\$198,000	PTA	03-ARM'S LENGTH	\$198,000	\$77,200	38.99	\$160,655	\$69,845	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$34,922,500	\$801.71	0.00	715		CHERRYBROOK	066-0E401		
56 066 05 0019 000	373 DANIEL	02/12/21	\$170,000	WD	03-ARM'S LENGTH	\$170,000	\$73,800	43.41	\$164,454	\$38,046	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$19,023,000	\$436.71	0.00	715		CHERRYBROOK	066-0E401		
56 066 05 0020 000	385 DANIEL	09/27/21	\$175,000	PTA	03-ARM'S LENGTH	\$175,000	\$67,700	38.69	\$140,727	\$66,773	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$33,386,500	\$766.45	0.00	715		CHERRYBROOK	066-0E401		
56 066 05 0029 000	105 FARMINGTON	08/11/21	\$176,000	PTA	03-ARM'S LENGTH	\$176,000	\$71,100	40.40	\$147,824	\$60,676	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$30,338,000	\$696.46	0.00	715		CHERRYBROOK	066-0E401		
56 066 05 0035 000	120 DANIEL	05/20/21	\$170,000	PTA	03-ARM'S LENGTH	\$170,000	\$68,600	40.35	\$135,745	\$66,755	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$33,377,500	\$766.24	0.00	715		CHERRYBROOK	066-0E401		
<b>Totals:</b>						<b>\$889,000</b>	<b>\$358,400</b>		<b>\$749,405</b>	<b>\$302,095</b>	<b>\$162,500</b>	<b>0.0</b>		<b>0.01</b>	<b>0.00</b>										
								<b>Sale. Ratio =&gt;</b>	<b>40.31</b>	<b>Average</b>				<b>Average</b>	<b>Average</b>										
								<b>Std. Dev. =&gt;</b>	<b>1.87</b>	<b>Site Value</b>				<b>\$60,419</b>	<b>per Net Acre=&gt;</b>	<b>30,209,500.00</b>	<b>per SqFt=&gt;</b>	<b>\$693.51</b>							

VALLEY VIEW ESTATES SUB

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1	
56 071 01 0008 000	30712 NELSON	10/21/20	\$220,000	WD	03-ARM'S LENGTH	\$220,000	\$87,100	39.59	\$233,151	\$39,349	\$52,500	55.0	15.8	0.19	0.19	\$715	\$209,303	\$4.80	55.00	0203		VALLEY VIEW ESTATES SUB	401	SITE VALUE	
56 071 01 0009 000	30728 NELSON	10/15/21	\$208,900	PTA	03-ARM'S LENGTH	\$208,900	\$109,900	52.61	\$236,429	\$24,971	\$52,500	55.0	15.8	0.19	0.19	\$454	\$132,824	\$3.05	55.00	0203		VALLEY VIEW ESTATES SUB	401	SITE VALUE	
56 071 01 0027 000	1836 GOLFVIEW	07/17/20	\$209,500	WD	03-ARM'S LENGTH	\$209,500	\$74,300	35.47	\$198,593	\$63,407	\$52,500	55.0	12.5	0.15	0.15	\$1,153	\$425,550	\$9.77	55.00	0203		VALLEY VIEW ESTATES SUB	401	SITE VALUE	
56 071 01 0032 000	1914 GOLFVIEW	03/02/21	\$255,200	WD	03-ARM'S LENGTH	\$255,200	\$95,700	37.50	\$257,244	\$50,456	\$52,500	55.0	12.7	0.15	0.15	\$917	\$331,947	\$7.62	55.00	0203		VALLEY VIEW ESTATES SUB	401	SITE VALUE	
56 071 01 0033 000	1932 GOLFVIEW	02/04/21	\$230,100	WD	03-ARM'S LENGTH	\$230,100	\$96,600	41.98	\$259,793	\$22,807	\$52,500	55.0	12.7	0.15	0.15	\$415	\$150,046	\$3.44	55.00	0203		VALLEY VIEW ESTATES SUB	401	SITE VALUE	
56 071 01 0037 000	1996 GOLFVIEW	01/08/21	\$204,000	WD	11-FROM LENDING INSTITUTION EXPOSED	\$204,000	\$95,700	46.91	\$257,298	(\$798)	\$52,500	55.0	12.7	0.15	0.15	(\$15)	(\$5,250)	(\$0.12)	55.00	0203		VALLEY VIEW ESTATES SUB	401	SITE VALUE	
56 071 01 0040 000	2046 GOLFVIEW	04/07/20	\$213,500	WD	03-ARM'S LENGTH	\$213,500	\$91,300	42.76	\$245,372	\$20,628	\$52,500	55.0	12.7	0.15	0.15	\$375	\$135,711	\$3.12	55.00	0203		VALLEY VIEW ESTATES SUB	401	SITE VALUE	
56 071 01 0047 000	2053 GOLFVIEW	09/30/20	\$229,500	WD	03-ARM'S LENGTH	\$229,500	\$89,900	39.17	\$241,783	\$40,217	\$52,500	80.0	18.4	0.23	0.23	\$503	\$174,857	\$4.01	80.00	0203		VALLEY VIEW ESTATES SUB	401	SITE VALUE	
56 071 01 0052 000	1973 GOLFVIEW	10/23/20	\$225,000	WD	03-ARM'S LENGTH	\$225,000	\$89,400	39.73	\$240,545	\$36,955	\$52,500	55.0	13.3	0.16	0.16	\$672	\$233,892	\$5.37	55.00	0203		VALLEY VIEW ESTATES SUB	401	SITE VALUE	
<b>Totals:</b>			<b>\$1,995,700</b>			<b>\$1,995,700</b>	<b>\$829,900</b>		<b>\$2,170,208</b>	<b>\$297,992</b>	<b>\$472,500</b>	<b>520.0</b>		<b>1.52</b>	<b>1.52</b>										
						<b>Sale. Ratio =&gt;</b>		<b>41.58</b>	<b>Average</b>		<b>Average</b>			<b>Average</b>											
						<b>Std. Dev. =&gt;</b>		<b>5.23</b>	<b>SITE VALUE</b>		<b>\$33,110</b>			<b>per Net Acre=&gt;</b>	<b>195,918.47</b>			<b>Average</b>							
																		<b>per SqFt=&gt;</b>						<b>\$4.50</b>	

GREENVIEW CONDOS 75-13

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1	
56 075 13 0032 000	2150 STIEBER	07/16/20	\$45,000	WD	03-ARM'S LENGTH	\$45,000	\$17,100	38.00	\$54,306	\$2,694	\$12,000	29.2	130.6	0.09	0.00	\$92	\$30,966	\$0.71	29.15	717		GREENVIEW CONDOS 75-13	401	A SITE VALUE	
56 075 13 0043 000	2284 STIEBER	11/20/20	\$55,000	WD	03-ARM'S LENGTH	\$55,000	\$16,600	30.18	\$53,488	\$13,512	\$12,000	28.6	124.6	0.08	0.00	\$473	\$164,780	\$3.78	28.55	717		GREENVIEW CONDOS 75-13	401	A SITE VALUE	
56 075 13 0044 000	2288 STIEBER	11/20/20	\$55,000	WD	03-ARM'S LENGTH	\$55,000	\$17,200	31.27	\$54,675	\$12,325	\$12,000	24.3	123.3	0.07	0.00	\$507	\$178,623	\$4.10	24.30	717		GREENVIEW CONDOS 75-13	401	A SITE VALUE	
56 075 13 0049 000	2364 STIEBER	11/30/20	\$52,500	WD	03-ARM'S LENGTH	\$52,500	\$17,100	32.57	\$54,210	\$10,290	\$12,000	30.3	115.7	0.08	0.00	\$340	\$128,625	\$2.95	30.28	717		GREENVIEW CONDOS 75-13	401	A SITE VALUE	
56 075 13 0064 000	2524 STIEBER	03/24/22	\$70,000	PTA	03-ARM'S LENGTH	\$70,000	\$19,900	28.43	\$50,286	\$31,714	\$12,000	28.0	144.2	0.09	0.00	\$1,133	\$341,011	\$7.83	27.99	717		GREENVIEW CONDOS 75-13	401	A SITE VALUE	
56 075 13 0164 000	1962 ACKLEY	06/05/20	\$42,500	WD	03-ARM'S LENGTH	\$42,500	\$17,100	40.24	\$54,239	\$261	\$12,000	29.1	114.0	0.08	0.00	\$9	\$3,434	\$0.08	29.13	717		GREENVIEW CONDOS 75-13	401	A SITE VALUE	
56 075 13 0167 000	1988 ACKLEY	03/04/22	\$80,000	PTA	03-ARM'S LENGTH	\$80,000	\$19,900	24.88	\$50,270	\$41,730	\$12,000	27.9	114.1	0.07	0.00	\$1,496	\$571,644	\$13.12	27.90	717		GREENVIEW CONDOS 75-13	401	A SITE VALUE	
56 075 13 0200 000	2396 ACKLEY	03/29/21	\$102,500	PTA	19-MULTI PARCEL ARM'S LENGTH	\$102,500	\$34,900	34.05	\$101,560	\$24,940	\$24,000	57.5	228.0	0.15	0.00	\$434	\$166,267	\$3.82	57.50	717	56 075 13 0199 000	GREENVIEW CONDOS 75-13	401	A SITE VALUE	
56 075 13 0212 000	2546 ACKLEY	07/06/21	\$49,665	PTA	03-ARM'S LENGTH	\$49,665	\$20,000	40.27	\$44,508	\$17,157	\$12,000	29.5	114.1	0.08	0.00	\$582	\$222,818	\$5.12	29.50	717		GREENVIEW CONDOS 75-13	401	A SITE VALUE	
56 075 13 0236 000	2721 ACKLEY	04/01/21	\$55,000	PTA	03-ARM'S LENGTH	\$55,000	\$20,200	36.73	\$44,909	\$22,091	\$12,000	29.9	116.6	0.08	0.00	\$740	\$276,138	\$6.34	29.85	717		GREENVIEW CONDOS 75-13	401	A SITE VALUE	
56 075 13 0236 000	2721 ACKLEY	03/04/22	\$70,000	PTA	03-ARM'S LENGTH	\$70,000	\$20,200	28.86	\$51,003	\$30,997	\$12,000	29.9	116.6	0.08	0.00	\$1,038	\$387,463	\$8.89	29.85	717		GREENVIEW CONDOS 75-13	401	A SITE VALUE	
56 075 13 0268 000	2347 ACKLEY	06/21/21	\$47,500	PTA	03-ARM'S LENGTH	\$47,500	\$20,200	42.53	\$45,005	\$14,495	\$12,000	29.6	128.8	0.09	0.00	\$490	\$164,716	\$3.78	29.59	717		GREENVIEW CONDOS 75-13	401	A SITE VALUE	
56 075 13 0280 000	2189 ACKLEY	08/21/20	\$47,000	WD	03-ARM'S LENGTH	\$47,000	\$17,100	36.38	\$54,210	\$4,790	\$12,000	28.8	114.9	0.08	0.00	\$166	\$63,026	\$1.45	28.80	717		GREENVIEW CONDOS 75-13	401	A SITE VALUE	
56 075 13 0304 000	1923 ACKLEY	11/06/20	\$50,000	WD	03-ARM'S LENGTH	\$50,000	\$17,100	34.20	\$54,321	\$7,679	\$12,000	29.3	130.5	0.09	0.00	\$262	\$87,261	\$2.00	29.34	717		GREENVIEW CONDOS 75-13	401	A SITE VALUE	
<b>Totals:</b>						<b>\$821,665</b>	<b>\$274,600</b>		<b>\$766,990</b>	<b>\$234,675</b>	<b>\$180,000</b>	<b>431.7</b>		<b>1.20</b>	<b>0.00</b>										
								<b>Sale. Ratio =&gt;</b>	<b>33.42</b>		<b>Average</b>		<b>Average</b>				<b>Average</b>								
								<b>Std. Dev. =&gt;</b>	<b>5.15</b>		<b>Site Value</b>	<b>\$16,763</b>	<b>per Net Acre=&gt;</b>	<b>195,725.60</b>			<b>per SqFt=&gt;</b>	<b>\$4.49</b>							

VALLEY VIEW ESTATES CONDOS

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Use Code	Class	Rate Group 1
56 071 02 0114 000	30515 STEWART	12/22/21	\$154,000	PTA	03-ARM'S LENGTH	\$154,000	\$70,300	45.65	\$146,637	\$34,863	\$27,500	0.0	0.0	0.00	0.00	#DIV/0!	\$17,431,500	\$400.17	0.00	718		VALLEY VIEW ESTATES CONDOS	401		
56 071 02 0116 000	30535 STEWART	08/27/20	\$149,900	WD	03-ARM'S LENGTH	\$149,900	\$84,400	56.30	\$189,447	(\$12,047)	\$27,500	0.0	0.0	0.00	0.00	#DIV/0!	(\$6,023,500)	(\$138.28)	0.00	718		VALLEY VIEW ESTATES CONDOS	401		
<b>Totals:</b>			<b>\$303,900</b>			<b>\$303,900</b>	<b>\$154,700</b>		<b>\$336,084</b>	<b>\$22,816</b>	<b>\$55,000</b>	<b>0.0</b>		<b>0.00</b>	<b>0.00</b>										
							Sale. Ratio =>	50.90			Average			Average											
							Std. Dev. =>	7.53			Site Value	\$11,408		Average	per Net Acre=>	5,704,000.00									
																		Average							
																		per SqFt=>	\$130.95						

MILLPOINTE 078-04

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
56 078 04 0038 000	38206 PALMATEER	08/24/21	\$240,000	PTA	03-ARM'S LENGTH	\$240,000	\$89,100	37.13	\$185,372	\$92,128	\$37,500	50.0	115.0	0.13	0.13	\$1,843	\$697,939	\$16.02	50.00	720	MILLPOINTE 078-04	401	SITE VALUE	
56 078 04 0040 000	38230 PALMATEER	09/27/21	\$210,000	PTA	03-ARM'S LENGTH	\$210,000	\$87,000	41.43	\$184,453	\$63,047	\$37,500	50.0	115.0	0.13	0.13	\$1,261	\$477,629	\$10.96	50.00	720	MILLPOINTE 078-04	401	SITE VALUE	
56 078 04 0055 000	2170 W MILLER	07/23/21	\$220,000	PTA	03-ARM'S LENGTH	\$220,000	\$87,700	39.86	\$182,446	\$75,054	\$37,500	50.0	110.0	0.13	0.13	\$1,501	\$595,667	\$13.67	50.00	720	MILLPOINTE 078-04	401	SITE VALUE	
56 078 04 0059 000	2250 W MILLER	01/14/22	\$250,000	PTA	03-ARM'S LENGTH	\$250,000	\$91,600	36.64	\$194,298	\$93,202	\$37,500	50.0	110.0	0.13	0.13	\$1,864	\$739,698	\$16.98	50.00	720	MILLPOINTE 078-04	401	SITE VALUE	
56 078 04 0062 000	2310 W MILLER	09/16/20	\$170,000	WD	03-ARM'S LENGTH	\$170,000	\$82,300	48.41	\$203,645	\$3,855	\$37,500	50.0	110.0	0.13	0.13	\$77	\$30,595	\$0.70	50.00	720	MILLPOINTE 078-04	401	SITE VALUE	
56 078 04 0063 000	2350 W MILLER	09/23/20	\$185,000	WD	03-ARM'S LENGTH	\$185,000	\$80,300	43.41	\$199,431	\$23,069	\$37,500	50.0	110.0	0.13	0.13	\$461	\$183,087	\$4.20	50.00	720	MILLPOINTE 078-04	401	SITE VALUE	
56 078 04 0064 000	2370 W MILLER	04/13/21	\$205,000	PTA	03-ARM'S LENGTH	\$205,000	\$87,200	42.54	\$172,395	\$70,105	\$37,500	50.0	110.0	0.13	0.13	\$1,402	\$556,389	\$12.77	50.00	720	MILLPOINTE 078-04	401	SITE VALUE	
56 078 04 0087 000	2361 W MILLER	06/29/20	\$197,000	WD	03-ARM'S LENGTH	\$197,000	\$81,500	41.37	\$201,793	\$32,707	\$37,500	50.0	110.0	0.13	0.13	\$654	\$259,579	\$5.96	50.00	720	MILLPOINTE 078-04	401	SITE VALUE	
56 078 04 0098 000	1930 W WILLIAMS	07/08/20	\$185,000	WD	03-ARM'S LENGTH	\$185,000	\$70,800	38.27	\$174,347	\$48,153	\$37,500	50.0	112.0	0.13	0.13	\$963	\$373,279	\$8.57	50.00	720	MILLPOINTE 078-04	401	SITE VALUE	
56 078 04 0100 000	1970 W WILLIAMS	10/09/20	\$190,000	WD	03-ARM'S LENGTH	\$190,000	\$71,700	37.74	\$177,199	\$50,301	\$37,500	50.0	108.0	0.12	0.12	\$1,006	\$405,653	\$9.31	50.00	720	MILLPOINTE 078-04	401	SITE VALUE	
56 078 04 0107 000	2110 W WILLIAMS	01/29/21	\$200,000	WD	03-ARM'S LENGTH	\$200,000	\$78,800	39.40	\$199,175	\$38,325	\$37,500	55.0	110.0	0.14	0.14	\$697	\$275,719	\$6.33	55.00	720	MILLPOINTE 078-04	401	SITE VALUE	
56 078 04 0108 000	38329 S WILLIAMS	10/13/21	\$243,000	PTA	03-ARM'S LENGTH	\$243,000	\$91,200	37.53	\$193,565	\$86,935	\$37,500	100.0	131.0	0.30	0.30	\$869	\$288,821	\$6.63	100.00	720	MILLPOINTE 078-04	401	SITE VALUE	
56 078 04 0119 000	1971 W WILLIAMS	07/07/21	\$277,000	PTA	03-ARM'S LENGTH	\$277,000	\$89,700	32.38	\$186,589	\$127,911	\$37,500	50.0	110.0	0.13	0.13	\$2,558	\$1,015,167	\$23.31	50.00	720	MILLPOINTE 078-04	401	SITE VALUE	
56 078 04 0121 000	1950 E WILLIAMS	10/22/21	\$233,000	PTA	03-ARM'S LENGTH	\$233,000	\$87,000	37.34	\$191,466	\$79,034	\$37,500	70.0	110.0	0.18	0.18	\$1,129	\$446,520	\$10.25	70.00	720	MILLPOINTE 078-04	401	SITE VALUE	
56 078 04 0134 000	2261 BUCHANAN	08/28/20	\$205,000	WD	03-ARM'S LENGTH	\$205,000	\$83,300	40.63	\$206,131	\$36,369	\$37,500	58.0	130.0	0.17	0.17	\$627	\$210,225	\$4.83	58.00	720	MILLPOINTE 078-04	401	SITE VALUE	
56 078 04 0134 000	2261 BUCHANAN	07/16/21	\$245,000	PTA	03-ARM'S LENGTH	\$245,000	\$90,500	36.94	\$188,228	\$94,272	\$37,500	58.0	130.0	0.17	0.17	\$1,625	\$544,925	\$12.51	58.00	720	MILLPOINTE 078-04	401	SITE VALUE	
56 078 04 0138 000	2181 BUCHANAN	07/09/21	\$230,000	PTA	03-ARM'S LENGTH	\$230,000	\$87,200	37.91	\$181,320	\$86,180	\$37,500	50.0	120.0	0.14	0.14	\$1,724	\$624,493	\$14.34	50.00	720	MILLPOINTE 078-04	401	SITE VALUE	
56 078 04 0150 000	2000 ALEXANDER	01/08/21	\$235,000	WD	03-ARM'S LENGTH	\$235,000	\$88,600	37.70	\$221,713	\$50,787	\$37,500	70.0	110.0	0.18	0.18	\$726	\$286,932	\$6.59	70.00	720	MILLPOINTE 078-04	401	SITE VALUE	
56 078 04 0168 000	2381 STOCKMEYER	08/20/21	\$242,000	PTA	03-ARM'S LENGTH	\$242,000	\$87,000	35.95	\$180,897	\$98,603	\$37,500	176.0	105.0	0.42	0.42	\$560	\$232,554	\$5.34	176.00	720	MILLPOINTE 078-04	401	SITE VALUE	
56 078 04 0170 000	38212 S MILLER	09/22/21	\$210,000	PTA	03-ARM'S LENGTH	\$210,000	\$76,600	36.48	\$168,243	\$79,257	\$37,500	50.0	113.0	0.13	0.13	\$1,585	\$609,669	\$14.00	50.00	720	MILLPOINTE 078-04	401	SITE VALUE	
56 078 04 0176 000	2470 W MILLER	09/30/21	\$240,000	PTA	03-ARM'S LENGTH	\$240,000	\$87,100	36.29	\$184,743	\$92,757	\$37,500	104.0	143.0	0.34	0.34	\$892	\$272,015	\$6.24	104.00	720	MILLPOINTE 078-04	401	SITE VALUE	
56 078 04 0195 000	2051 E BUTLER	01/15/21	\$222,500	WD	03-ARM'S LENGTH	\$222,500	\$79,700	35.82	\$198,827	\$61,173	\$37,500	50.0	115.0	0.13	0.13	\$1,223	\$463,432	\$10.64	50.00	720	MILLPOINTE 078-04	401	SITE VALUE	
56 078 04 0200 000	2151 E BUTLER	08/05/20	\$221,000	WD	03-ARM'S LENGTH	\$221,000	\$90,300	40.86	\$226,134	\$32,366	\$37,500	100.0	127.0	0.29	0.29	\$324	\$110,842	\$2.54	100.00	720	MILLPOINTE 078-04	401	SITE VALUE	
56 078 04 0203 000	37637 S BUTLER	10/13/20	\$185,000	WD	03-ARM'S LENGTH	\$185,000	\$70,400	38.05	\$173,702	\$48,798	\$37,500	50.0	120.0	0.14	0.14	\$976	\$353,609	\$8.12	50.00	720	MILLPOINTE 078-04	401	SITE VALUE	
56 078 04 0205 000	37661 S BUTLER	08/07/20	\$225,000	WD	03-ARM'S LENGTH	\$225,000	\$88,700	39.42	\$221,952	\$40,548	\$37,500	50.0	120.0	0.14	0.14	\$811	\$293,826	\$6.75	50.00	720	MILLPOINTE 078-04	401	SITE VALUE	
56 078 04 0218 000	37659 N BUTLER	10/09/20	\$184,000	WD	03-ARM'S LENGTH	\$184,000	\$70,500	38.32	\$173,922	\$47,578	\$37,500	50.0	110.0	0.13	0.13	\$952	\$377,603	\$8.67	50.00	720	MILLPOINTE 078-04	401	SITE VALUE	
56 078 04 0224 000	2431 STOCKMEYER	07/22/20	\$185,000	WD	03-ARM'S LENGTH	\$185,000	\$85,100	46.00	\$209,650	\$12,850	\$37,500	70.0	115.0	0.19	0.19	\$184	\$69,459	\$1.59	70.00	720	MILLPOINTE 078-04	401	SITE VALUE	
56 078 04 0227 000	2350 MCGEE	03/01/21	\$199,900	WD	03-ARM'S LENGTH	\$199,900	\$80,100	40.07	\$200,159	\$37,241	\$37,500	50.0	112.0	0.13	0.13	\$745	\$288,690	\$6.63	50.00	720	MILLPOINTE 078-04	401	SITE VALUE	
56 078 04 0244 000	2550 HAWLEY	04/19/21	\$237,000	PTA	03-ARM'S LENGTH	\$237,000	\$90,000	37.97	\$178,085	\$96,415	\$37,500	70.0	105.0	0.17	0.17	\$1,377	\$570,503	\$13.10	70.00	720	MILLPOINTE 078-04	401	SITE VALUE	
56 078 04 0257 000	2520 EARDMAN	08/14/20	\$198,000	WD	03-ARM'S LENGTH	\$198,000	\$82,900	41.87	\$205,413	\$30,087	\$37,500	55.0	115.0	0.15	0.15	\$547	\$207,497	\$4.76	55.00	720	MILLPOINTE 078-04	401	SITE VALUE	
56 078 04 0266 000	2541 EARDMAN	04/20/20	\$185,000	WD	03-ARM'S LENGTH	\$185,000	\$81,900	44.27	\$202,984	\$19,516	\$37,500	40.0	110.0	0.10	0.10	\$488	\$193,228	\$4.44	40.00	720	MILLPOINTE 078-04	401	SITE VALUE	
56 078 04 0268 000	2501 EARDMAN	07/15/20	\$180,000	WD	03-ARM'S LENGTH	\$180,000	\$72,100	40.06	\$178,029	\$39,471	\$37,500	50.0	109.0	0.13	0.13	\$789	\$315,768	\$7.25	50.00	720	MILLPOINTE 078-04	401	SITE VALUE	
56 078 04 0278 000	2601 NICHOLS	05/29/20	\$200,000	WD	03-ARM'S LENGTH	\$200,000	\$90,100	45.05	\$225,502	\$11,998	\$37,500	55.0	150.0	0.19	0.19	\$218	\$63,481	\$1.46	55.00	720	MILLPOINTE 078-04	401	SITE VALUE	
56 078 04 0279 000	2581 NICHOLS	01/27/22	\$250,000	PTA	03-ARM'S LENGTH	\$250,000	\$90,600	36.24	\$194,730	\$92,770	\$37,500	78.0	129.0	0.23	0.23	\$1,189	\$401,602	\$9.22	78.00	720	MILLPOINTE 078-04	401	SITE VALUE	
56 078 04 0288 000	2460 E RHEAD	08/20/21	\$272,000	PTA	03-ARM'S LENGTH	\$272,000	\$90,300	33.20	\$187,931	\$121,569	\$37,500	85.0	158.0	0.31	0.31	\$1,430	\$394,705	\$9.06	85.00	720	MILLPOINTE 078-04	401	SITE VALUE	
56 078 04 0293 000	2461 E RHEAD	10/07/21	\$248,000	PTA	03-ARM'S LENGTH	\$248,000	\$88,500	35.69	\$187,757	\$97,743	\$37,500	55.0	138.0	0.17	0.17	\$1,777	\$561,741	\$12.90	55.00	720	MILLPOINTE 078-04	401	SITE VALUE	
56 078 04 0304 000	2560 STOCKMEYER	11/25/20	\$190,000	WD	03-ARM'S LENGTH	\$190,000	\$84,000	44.21	\$209,682	\$17,818	\$37,500	50.0	111.0	0.13	0.13	\$356	\$140,299	\$3.22	50.00	720	MILLPOINTE 078-04	401	SITE VALUE	
56 078 04 0312 000	37505 ROBINSON	11/05/21	\$275,000	PTA	03-ARM'S LENGTH	\$275,000	\$99,000	36.00	\$210,255	\$102,245	\$37,500	50.0	135.0	0.16	0.16	\$2,045	\$659,645	\$15.14	50.00	720	MILLPOINTE 078-04	401	SITE VALUE	
56 078 04 0326 000	37524 LANG	10/27/21	\$220,000	PTA	03-ARM'S LENGTH	\$220,000	\$89,400	40.64	\$192,510	\$64,990	\$37,500	55.0	155.0	0.20	0.20	\$1,182	\$331,582	\$7.61	55.00	720	MILLPOINTE 078-04	401	SITE VALUE	
56 078 04 0328 000	37500 LANG	08/20/20	\$185,000	WD	03-ARM'S LENGTH	\$185,000	\$79,900	43.19	\$198,050	\$24,450	\$37,500	50.0	135.0	0.16	0.16	\$489	\$157,742	\$3.62	50.00	720	MILLPOINTE 078-04	401	SITE VALUE	
56 078 04 0329 000	37499 LANG	07/31/20	\$190,000	WD	03-ARM'S LENGTH	\$190,000	\$80,200	42.21	\$198,077	\$29,423	\$37,500	50.0	135.0	0.16	0.16	\$588	\$189,826	\$4.36	50.00	720	MILLPOINTE 078-04	401	SITE VALUE	
<b>Totals:</b>			<b>\$8,864,400</b>			<b>\$8,864,400</b>	<b>\$3,459,900</b>		<b>\$7,950,800</b>	<b>\$2,451,100</b>	<b>\$1,537,500</b>	<b>2,504.0</b>		<b>6.94</b>	<b>6.94</b>									
								<b>Sale. Ratio =&gt;</b>	<b>39.03</b>	<b>Average</b>				<b>Average</b>	<b>Average</b>									
								<b>Std. Dev. =&gt;</b>	<b>3.46</b>	<b>SITE VALUE</b>				<b>\$59,783</b>	<b>per Net Acre=&gt;</b>				<b>353,082.69</b>	<b>per SqFt=&gt;</b>				<b>\$8.11</b>

**MYSTIC FOREST ESTATES 078-05**  
NO SALES

FAIRFIELD GLADE 082-04

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1		
56 082 04 0049 000	30120 MARSHALL	03/24/22	\$310,000	PTA	03-ARM'S LENGTH	\$310,000	\$98,100	31.65	\$214,953	\$145,047	\$50,000	0.0	0.0	0.00	0.00	#DIV/0!	\$72,523,500	\$1,664.91	0.00	730		FAIRFIELD GLADE 082-04	401			
56 082 04 0052 000	30060 MARSHALL	09/24/20	\$187,000	WD	03-ARM'S LENGTH	\$187,000	\$69,100	36.95	\$175,070	\$61,930	\$50,000	55.0	110.0	0.14	0.14	\$1,126	\$445,540	\$10.23	55.00	730		FAIRFIELD GLADE 082-04	401	A SITE VALUE		
56 082 04 0054 000	30020 MARSHALL	01/22/21	\$203,000	WD	03-ARM'S LENGTH	\$203,000	\$67,600	33.30	\$171,005	\$81,995	\$50,000	55.0	110.0	0.14	0.14	\$1,491	\$589,892	\$13.54	55.00	730		FAIRFIELD GLADE 082-04	401	A SITE VALUE		
56 082 04 0070 000	29660 MARSHALL	12/01/20	\$225,000	WD	03-ARM'S LENGTH	\$225,000	\$89,300	39.69	\$227,056	\$47,944	\$50,000	0.0	0.0	0.00	0.00	#DIV/0!	\$23,972,000	\$550.32	0.00	730		FAIRFIELD GLADE 082-04	401			
56 082 04 0113 000	29875 MARSHALL	07/09/21	\$208,000	PTA	03-ARM'S LENGTH	\$208,000	\$74,800	35.96	\$154,944	\$103,056	\$50,000	55.0	110.0	0.14	0.14	\$1,874	\$741,410	\$17.02	55.00	730		FAIRFIELD GLADE 082-04	401	A SITE VALUE		
<b>Totals:</b>			<b>\$1,133,000</b>			<b>\$1,133,000</b>	<b>\$398,900</b>		<b>\$943,028</b>	<b>\$439,972</b>	<b>\$250,000</b>	<b>165.0</b>		<b>0.42</b>	<b>0.42</b>											
								Sale. Ratio =>	35.21					Average					Average							
								Std. Dev. =>	3.15					Average	Site Value	\$87,994	Average	per Net Acre=>	1,045,064.13	Average	per SqFt=>	\$23.99				

**BROOKFIELD SITE CONDOS**

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
56 051 01 0020 000 348	ETHAN	03/24/22	\$315,000	PTA	03-ARM'S LENGTH	\$315,000	\$124,200	39.43	\$263,009	\$110,491	\$58,500	58.1	121.3	0.17	0.17	\$1,902	\$642,390	\$14.75	50.48	735		BROOKFILED SITE CONDOS401	SITE VALUE	
56 051 01 0038 000 718	ETHAN	10/01/20	\$275,000	WD	03-ARM'S LENGTH	\$275,000	\$121,500	44.18	\$284,467	\$49,033	\$58,500	57.0	120.0	0.16	0.16	\$860	\$312,312	\$7.17	57.00	735		BROOKFILED SITE CONDOS401	SITE VALUE	
56 051 01 0043 000 818	ETHAN	06/10/21	\$331,500	PTA	03-ARM'S LENGTH	\$331,500	\$143,100	43.17	\$283,372	\$106,628	\$58,500	59.8	115.2	0.16	0.16	\$1,782	\$662,286	\$15.20	57.63	735		BROOKFILED SITE CONDOS401	SITE VALUE	
56 051 01 0059 000 639	AUTUMN RIDGE	08/21/20	\$277,500	WD	03-ARM'S LENGTH	\$277,500	\$132,500	47.75	\$311,132	\$24,868	\$58,500	79.1	123.0	0.22	0.22	\$315	\$113,036	\$2.59	81.30	735		BROOKFILED SITE CONDOS401	SITE VALUE	
56 051 01 0068 000 794	AUTUMN RIDGE	03/26/21	\$315,200	PTA	03-ARM'S LENGTH	\$315,200	\$129,400	41.05	\$307,230	\$66,470	\$58,500	56.5	117.5	0.15	0.15	\$1,176	\$437,303	\$10.04	56.50	735		BROOKFILED SITE CONDOS401	SITE VALUE	
56 051 01 0071 000 793	ETHAN	10/22/21	\$340,000	PTA	03-ARM'S LENGTH	\$340,000	\$129,100	37.97	\$276,305	\$122,195	\$58,500	56.5	117.5	0.15	0.15	\$2,163	\$803,914	\$18.46	56.50	735		BROOKFILED SITE CONDOS401	SITE VALUE	
56 051 01 0072 000 773	ETHAN	11/25/20	\$314,000	WD	03-ARM'S LENGTH	\$314,000	\$137,600	43.82	\$323,896	\$48,604	\$58,500	56.5	117.5	0.15	0.15	\$860	\$319,763	\$7.34	56.50	735		BROOKFILED SITE CONDOS401	SITE VALUE	
<b>Totals:</b>			<b>\$2,168,200</b>			<b>\$2,168,200</b>	<b>\$917,400</b>		<b>\$2,049,411</b>	<b>\$528,289</b>	<b>\$409,500</b>	<b>423.5</b>		<b>1.17</b>	<b>1.17</b>									
								<b>Sale. Ratio =&gt;</b>	<b>42.31</b>		<b>Average</b>			<b>Average</b>			<b>Average</b>							
								<b>Std. Dev. =&gt;</b>	<b>3.28</b>		<b>Site Value</b>	<b>\$75,470</b>		<b>per Net Acre=&gt;</b>	<b>453,078.04</b>		<b>per SqFt=&gt;</b>	<b>\$10.40</b>						



**BROOKFIELD BROWNSTONES**

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1				
56 051 03 0203 000	615 SUMMERFIELD	08/19/20	\$151,500	WD	03-ARM'S LENGTH	\$151,500	\$64,800	42.77	\$151,367	\$27,633	\$27,500	0.0	0.0	0.00	0.00	#DIV/0!	\$13,816,500	\$317.18	0.00	745		BROOKFIELD BROWNSTONES	401					
56 051 03 0203 000	615 SUMMERFIELD	03/01/22	\$187,500	PTA	03-ARM'S LENGTH	\$187,500	\$67,500	36.00	\$140,702	\$74,298	\$27,500	0.0	0.0	0.00	0.00	#DIV/0!	\$37,148,000	\$852.82	0.00	745		BROOKFIELD BROWNSTONES	401					
56 051 03 0205 000	625 SUMMERFIELD	07/26/20	\$136,000	WD	03-ARM'S LENGTH	\$136,000	\$60,300	44.34	\$143,681	\$19,819	\$27,500	0.0	0.0	0.00	0.00	#DIV/0!	\$9,909,500	\$227.49	0.00	745		BROOKFIELD BROWNSTONES	401					
56 051 03 0213 000	675 SUMMERFIELD	07/27/20	\$136,000	WD	03-ARM'S LENGTH	\$136,000	\$60,800	44.71	\$145,115	\$18,385	\$27,500	0.0	0.0	0.00	0.00	#DIV/0!	\$9,192,500	\$211.03	0.00	745		BROOKFIELD BROWNSTONES	401					
56 051 03 0216 000	691 SUMMERFIELD	09/10/21	\$135,000	PTA	03-ARM'S LENGTH	\$135,000	\$68,400	50.67	\$142,507	\$19,993	\$27,500	0.0	0.0	0.00	0.00	#DIV/0!	\$9,996,500	\$229.49	0.00	745		BROOKFIELD BROWNSTONES	401					
56 051 03 0217 000	695 SUMMERFIELD	10/19/21	\$170,000	PTA	03-ARM'S LENGTH	\$170,000	\$64,800	38.12	\$134,979	\$62,521	\$27,500	0.0	0.0	0.00	0.00	#DIV/0!	\$31,260,500	\$717.64	0.00	745		BROOKFIELD BROWNSTONES	401					
56 051 03 0243 000	778 SUMMERFIELD	05/05/21	\$169,900	PTA	03-ARM'S LENGTH	\$169,900	\$67,100	39.49	\$132,824	\$64,576	\$27,500	0.0	0.0	0.00	0.00	#DIV/0!	\$32,288,000	\$741.23	0.00	745		BROOKFIELD BROWNSTONES	401					
56 051 03 0254 000	822 SUMMERFIELD	09/03/21	\$171,000	PTA	03-ARM'S LENGTH	\$171,000	\$63,600	37.19	\$132,387	\$66,113	\$27,500	0.0	0.0	0.00	0.00	#DIV/0!	\$33,056,500	\$758.87	0.00	745		BROOKFIELD BROWNSTONES	401					
56 051 03 0255 000	826 SUMMERFIELD	12/12/20	\$142,500	WD	03-ARM'S LENGTH	\$142,500	\$64,500	45.26	\$150,517	\$19,483	\$27,500	0.0	0.0	0.00	0.00	#DIV/0!	\$9,741,500	\$223.63	0.00	745		BROOKFIELD BROWNSTONES	401					
56 051 03 0263 000	858 SUMMERFIELD	07/16/21	\$180,000	PTA	03-ARM'S LENGTH	\$180,000	\$66,900	37.17	\$139,322	\$68,178	\$27,500	0.0	0.0	0.00	0.00	#DIV/0!	\$34,089,000	\$782.58	0.00	745		BROOKFIELD BROWNSTONES	401					
56 051 03 0266 000	870 SUMMERFIELD	01/24/22	\$160,000	PTA	03-ARM'S LENGTH	\$160,000	\$63,600	39.75	\$132,387	\$55,113	\$27,500	0.0	0.0	0.00	0.00	#DIV/0!	\$27,556,500	\$632.61	0.00	745		BROOKFIELD BROWNSTONES	401					
56 051 03 0267 000	874 SUMMERFIELD	02/19/21	\$142,000	WD	03-ARM'S LENGTH	\$142,000	\$64,400	45.35	\$150,291	\$19,209	\$27,500	0.0	0.0	0.00	0.00	#DIV/0!	\$9,604,500	\$220.49	0.00	745		BROOKFIELD BROWNSTONES	401					
56 051 03 0267 000	874 SUMMERFIELD	11/19/21	\$167,900	PTA	03-ARM'S LENGTH	\$167,900	\$67,100	39.96	\$139,735	\$55,665	\$27,500	0.0	0.0	0.00	0.00	#DIV/0!	\$27,832,500	\$638.95	0.00	745		BROOKFIELD BROWNSTONES	401					
56 051 03 0276 000	874 SUPERIOR	12/23/20	\$140,000	WD	03-ARM'S LENGTH	\$140,000	\$64,500	46.07	\$150,517	\$16,983	\$27,500	0.0	0.0	0.00	0.00	#DIV/0!	\$8,491,500	\$194.94	0.00	745		BROOKFIELD BROWNSTONES	401					
56 051 03 0307 000	680 SUPERIOR	09/04/20	\$136,000	WD	03-ARM'S LENGTH	\$136,000	\$61,400	45.15	\$146,552	\$16,948	\$27,500	0.0	0.0	0.00	0.00	#DIV/0!	\$8,474,000	\$194.54	0.00	745		BROOKFIELD BROWNSTONES	401					
56 051 03 0312 000	654 SUPERIOR	07/17/20	\$135,000	WD	03-ARM'S LENGTH	\$135,000	\$60,300	44.67	\$143,681	\$18,819	\$27,500	0.0	0.0	0.00	0.00	#DIV/0!	\$9,409,500	\$216.01	0.00	745		BROOKFIELD BROWNSTONES	401					
56 051 03 0316 000	634 SUPERIOR	08/10/20	\$137,000	WD	03-ARM'S LENGTH	\$137,000	\$59,200	43.21	\$140,965	\$23,535	\$27,500	0.0	0.0	0.00	0.00	#DIV/0!	\$11,767,500	\$270.14	0.00	745		BROOKFIELD BROWNSTONES	401					
56 051 03 0320 000	614 SUPERIOR	10/04/21	\$150,000	PTA	03-ARM'S LENGTH	\$150,000	\$64,200	42.80	\$133,681	\$43,819	\$27,500	0.0	0.0	0.00	0.00	#DIV/0!	\$21,909,500	\$502.97	0.00	745		BROOKFIELD BROWNSTONES	401					
<b>Totals:</b>			<b>\$2,747,300</b>			<b>\$2,747,300</b>	<b>\$1,153,400</b>		<b>\$2,551,210</b>	<b>\$691,090</b>	<b>\$495,000</b>	<b>0.0</b>		<b>0.04</b>	<b>0.00</b>		<b>Average</b>											
								<b>Sale. Ratio =&gt;</b>	<b>41.98</b>									<b>Average</b>										
								<b>Std. Dev. =&gt;</b>	<b>3.89</b>									<b>SITE VALUE</b>	<b>\$38,394</b>	<b>Average</b>								
														<b>per Net Acre=&gt;</b>	<b>19,196,944.44</b>	<b>Average</b>												
																<b>per SqFt=&gt;</b>	<b>\$440.70</b>											

**BROOKFIELD ESTATES**

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1			
56 051 07 0087 000	333 BROOKFIELD	05/04/20	\$260,000	WD	03-ARM'S LENGTH	\$260,000	\$117,700	45.27	\$296,586	\$18,414	\$55,000	50.0	141.5	0.16	0.16	\$368	\$113,667	\$2.61	50.00	747	BROOKFIELD ESTATES401	SITE VALUE					
56 051 07 0097 000	485 BROOKFIELD	09/11/20	\$262,500	WD	03-ARM'S LENGTH	\$262,500	\$124,500	47.43	\$302,984	\$14,516	\$55,000	80.9	205.7	0.50	0.50	\$180	\$29,032	\$0.67	30.69	747	BROOKFIELD ESTATES401	SITE VALUE					
56 051 08 0017 000	39059 HURON PARKWAY	07/30/21	\$317,000	PTA	03-ARM'S LENGTH	\$317,000	\$122,400	38.61	\$255,092	\$116,908	\$55,000	75.0	120.0	0.21	0.21	\$1,559	\$564,773	\$12.97	75.00	747	BROOKFIELD ESTATES401	SITE VALUE					
56 051 08 0031 000	1008 MITCHELL	04/09/20	\$238,000	WD	03-ARM'S LENGTH	\$238,000	\$110,300	46.34	\$265,867	\$27,133	\$55,000	58.8	120.0	0.16	0.16	\$462	\$166,460	\$3.82	58.10	747	BROOKFIELD ESTATES401	SITE VALUE					
56 051 08 0042 000	39117 WILLOW CREEK	12/31/20	\$300,000	WD	03-ARM'S LENGTH	\$300,000	\$130,600	43.53	\$319,650	\$35,350	\$55,000	75.0	120.0	0.21	0.21	\$471	\$170,773	\$3.92	75.00	747	BROOKFIELD ESTATES401	SITE VALUE					
56 051 08 0050 000	39005 WILLOW CREEK	12/03/21	\$301,000	PTA	03-ARM'S LENGTH	\$301,000	\$118,600	39.40	\$246,881	\$109,119	\$55,000	60.0	120.0	0.17	0.17	\$1,819	\$661,327	\$15.18	60.00	747	BROOKFIELD ESTATES401	SITE VALUE					
56 051 08 0059 000	901 MITCHELL	07/31/20	\$242,000	WD	03-ARM'S LENGTH	\$242,000	\$109,100	45.08	\$267,321	\$29,679	\$55,000	84.6	107.5	0.20	0.20	\$351	\$146,202	\$3.36	89.27	747	BROOKFIELD ESTATES401	SITE VALUE					
56 051 08 0064 000	39088 HURON PARKWAY	06/23/21	\$292,000	PTA	03-ARM'S LENGTH	\$292,000	\$122,000	41.78	\$254,234	\$92,766	\$55,000	60.0	120.0	0.17	0.17	\$1,546	\$562,218	\$12.91	60.00	747	BROOKFIELD ESTATES401	SITE VALUE					
<b>Totals:</b>			<b>\$2,212,500</b>			<b>\$2,212,500</b>	<b>\$955,200</b>		<b>\$2,208,615</b>	<b>\$443,885</b>	<b>\$440,000</b>	<b>544.3</b>		<b>1.77</b>	<b>1.77</b>												
								Sale. Ratio =>	<b>43.17</b>					Average					Average								
								Std. Dev. =>	<b>3.22</b>					Site Value	<b>\$55,486</b>					per Net Acre=>	<b>250,499.44</b>					per SqFt=>	<b>\$5.75</b>

**BROOKFIELD ESTATES VISTA**

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1	
56 051 07 0002 000	304 BROOKFIELD	10/20/21	\$200,000	PTA	03-ARM'S LENGTH	\$200,000	\$75,900	37.95	\$162,529	\$69,971	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$34,985,500	\$803.16	0.00	748		BROOKFIELD ESTATES VISTA:401			
56 051 07 0011 000	340 BROOKFIELD	03/15/21	\$168,900	PTA	03-ARM'S LENGTH	\$168,900	\$68,700	40.67	\$162,766	\$38,634	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$19,317,000	\$443.46	0.00	748		BROOKFIELD ESTATES VISTA:401			
56 051 07 0016 000	362 BROOKFIELD	06/26/20	\$158,000	WD	03-ARM'S LENGTH	\$158,000	\$72,000	45.57	\$171,303	\$19,197	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$9,598,500	\$220.35	0.00	748		BROOKFIELD ESTATES VISTA:401			
56 051 07 0022 000	386 BROOKFIELD	07/16/21	\$201,000	PTA	03-ARM'S LENGTH	\$201,000	\$74,500	37.06	\$155,122	\$78,378	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$39,189,000	\$899.66	0.00	748		BROOKFIELD ESTATES VISTA:401			
56 051 07 0080 000	519 BROOKFIELD	10/04/21	\$195,000	PTA	03-ARM'S LENGTH	\$195,000	\$74,800	38.36	\$155,736	\$71,764	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$35,882,000	\$823.74	0.00	748		BROOKFIELD ESTATES VISTA:401			
56 051 07 0083 000	531 BROOKFIELD	01/12/21	\$185,000	WD	03-ARM'S LENGTH	\$185,000	\$77,500	41.89	\$184,886	\$32,614	\$32,500	0.0	0.0	0.00	0.00	#DIV/0!	\$16,307,000	\$374.36	0.00	748		BROOKFIELD ESTATES VISTA:401			
<b>Totals:</b>						<b>\$1,107,900</b>	<b>\$443,400</b>		<b>\$992,342</b>	<b>\$310,558</b>	<b>\$195,000</b>	<b>0.0</b>		<b>0.01</b>	<b>0.00</b>										
							<b>Sale. Ratio =&gt;</b>	<b>40.02</b>	<b>Average</b>			<b>Average</b>					<b>Average</b>								
							<b>Std. Dev. =&gt;</b>	<b>3.17</b>	<b>Site Value</b>		<b>\$51,760</b>	<b>per Net Acre=&gt;</b>		<b>25,879,833.33</b>	<b>per SqFt=&gt;</b>		<b>\$594.12</b>								

CHERRY HILL PLACE

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1	
56 051 04 0009 000	264 MARIGOLD	02/11/22	\$155,000	PTA	03-ARM'S LENGTH	\$155,000	\$65,300	42.13	\$138,109	\$45,391	\$28,500	0.0	0.0	0.00	0.00	#DIV/0!	\$22,695,500	\$521.02	0.00	750		CHERRY HILL PLACE	401		
56 051 04 0010 000	256 MARIGOLD	03/05/21	\$142,000	WD	03-ARM'S LENGTH	\$142,000	\$61,400	43.24	\$146,005	\$24,495	\$28,500	0.0	0.0	0.00	0.00	#DIV/0!	\$12,247,500	\$281.16	0.00	750		CHERRY HILL PLACE	401		
56 051 04 0026 000	313 MARIGOLD	08/19/20	\$146,000	WD	03-ARM'S LENGTH	\$146,000	\$62,300	42.67	\$148,408	\$26,092	\$28,500	0.0	0.0	0.00	0.00	#DIV/0!	\$13,046,000	\$299.49	0.00	750		CHERRY HILL PLACE	401		
56 051 04 0031 000	317 MARIGOLD	05/22/20	\$150,000	WD	03-ARM'S LENGTH	\$150,000	\$67,900	45.27	\$163,005	\$15,495	\$28,500	0.0	0.0	0.00	0.00	#DIV/0!	\$7,747,500	\$177.86	0.00	750		CHERRY HILL PLACE	401		
56 051 04 0032 000	309 MARIGOLD	11/12/21	\$161,000	PTA	03-ARM'S LENGTH	\$161,000	\$71,500	44.41	\$151,442	\$38,058	\$28,500	0.0	0.0	0.00	0.00	#DIV/0!	\$19,029,000	\$436.85	0.00	750		CHERRY HILL PLACE	401		
56 051 04 0043 000	324 MARIGOLD	09/11/20	\$141,000	WD	03-ARM'S LENGTH	\$141,000	\$62,300	44.18	\$148,408	\$21,092	\$28,500	0.0	0.0	0.00	0.00	#DIV/0!	\$10,546,000	\$242.10	0.00	750		CHERRY HILL PLACE	401		
56 051 04 0046 000	328 MARIGOLD	02/18/21	\$151,000	WD	03-ARM'S LENGTH	\$151,000	\$67,900	44.97	\$163,005	\$16,495	\$28,500	0.0	0.0	0.00	0.00	#DIV/0!	\$8,247,500	\$189.34	0.00	750		CHERRY HILL PLACE	401		
56 051 04 0062 000	456 MARIGOLD	09/22/21	\$151,000	PTA	03-ARM'S LENGTH	\$151,000	\$70,800	46.89	\$147,579	\$31,921	\$28,500	0.0	0.0	0.00	0.00	#DIV/0!	\$15,960,500	\$366.40	0.00	750		CHERRY HILL PLACE	401		
56 051 04 0071 000	430 MARIGOLD	01/21/22	\$170,000	PTA	03-ARM'S LENGTH	\$170,000	\$71,500	42.06	\$151,442	\$47,058	\$28,500	0.0	0.0	0.00	0.00	#DIV/0!	\$23,529,000	\$540.15	0.00	750		CHERRY HILL PLACE	401		
56 051 04 0073 000	376 MARIGOLD	11/02/20	\$147,000	WD	03-ARM'S LENGTH	\$147,000	\$62,300	42.38	\$148,408	\$27,092	\$28,500	0.0	0.0	0.00	0.00	#DIV/0!	\$13,546,000	\$310.97	0.00	750		CHERRY HILL PLACE	401		
56 051 04 0090 000	356 MARIGOLD	09/25/20	\$149,900	WD	03-ARM'S LENGTH	\$149,900	\$62,900	41.96	\$150,028	\$28,372	\$28,500	0.0	0.0	0.00	0.00	#DIV/0!	\$14,186,000	\$325.67	0.00	750		CHERRY HILL PLACE	401		
<b>Totals:</b>			<b>\$1,663,900</b>			<b>\$1,663,900</b>	<b>\$726,100</b>		<b>\$1,655,839</b>	<b>\$321,561</b>	<b>\$313,500</b>	<b>0.0</b>		<b>0.02</b>	<b>0.00</b>										
								<b>Sale. Ratio =&gt;</b>	<b>43.64</b>	<b>Average</b>		<b>Average</b>		<b>Average</b>											
								<b>Std. Dev. =&gt;</b>	<b>1.62</b>	<b>Site Value</b>		<b>\$29,233</b>	<b>per Net Acre=&gt;</b>		<b>14,616,409.09</b>	<b>Average</b>		<b>per SqFt=&gt;</b>							



WEST HAMPTON CONDO

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1	
56 003 08 0001 000	7358 CENTRAL	10/08/21	\$65,000	PTA	03-ARM'S LENGTH	\$65,000	\$22,700	34.92	\$46,799	\$29,701	\$11,500	0.0	0.0	0.00	0.00	#DIV/0!	\$14,850,500	\$340.92	0.00	755		WEST HAMPTONS CONDO	401		
56 003 08 0019 000	7370 CENTRAL	05/03/21	\$43,650	PTA	03-ARM'S LENGTH	\$43,650	\$22,400	51.32	\$44,017	\$11,133	\$11,500	0.0	0.0	0.00	0.00	#DIV/0!	\$5,566,500	\$127.79	0.00	755		WEST HAMPTONS CONDO	401		
56 003 08 0021 000	7370 CENTRAL	07/26/21	\$71,000	PTA	03-ARM'S LENGTH	\$71,000	\$22,700	31.97	\$46,799	\$35,701	\$11,500	0.0	0.0	0.00	0.00	#DIV/0!	\$17,850,500	\$409.79	0.00	755		WEST HAMPTONS CONDO	401		
56 003 08 0025 000	7382 CENTRAL	03/12/21	\$31,341	PTA	03-ARM'S LENGTH	\$31,341	\$19,200	61.26	\$49,879	(\$7,038)	\$11,500	0.0	0.0	0.00	0.00	#DIV/0!	(\$3,519,000)	(\$80.79)	0.00	755		WEST HAMPTONS CONDO	401		
56 003 08 0031 000	7382 CENTRAL	02/04/22	\$80,000	PTA	03-ARM'S LENGTH	\$80,000	\$22,400	28.00	\$46,148	\$45,352	\$11,500	0.0	0.0	0.00	0.00	#DIV/0!	\$22,676,000	\$520.57	0.00	755		WEST HAMPTONS CONDO	401		
56 003 08 0034 000	7394 CENTRAL	08/05/20	\$35,000	WD	03-ARM'S LENGTH	\$35,000	\$19,200	54.86	\$49,879	(\$3,379)	\$11,500	0.0	0.0	0.00	0.00	#DIV/0!	(\$1,689,500)	(\$38.79)	0.00	755		WEST HAMPTONS CONDO	401		
56 003 08 0058 000	7412 CENTRAL	10/28/21	\$63,000	PTA	03-ARM'S LENGTH	\$63,000	\$22,700	36.03	\$46,799	\$27,701	\$11,500	0.0	0.0	0.00	0.00	#DIV/0!	\$13,850,500	\$317.96	0.00	755		WEST HAMPTONS CONDO	401		
56 003 08 0062 000	7412 CENTRAL	10/29/21	\$71,000	PTA	03-ARM'S LENGTH	\$71,000	\$22,700	31.97	\$46,799	\$35,701	\$11,500	0.0	0.0	0.00	0.00	#DIV/0!	\$17,850,500	\$409.79	0.00	755		WEST HAMPTONS CONDO	401		
56 003 08 0131 000	7346 CENTRAL	04/06/21	\$57,000	PTA	03-ARM'S LENGTH	\$57,000	\$22,400	39.30	\$44,017	\$24,483	\$11,500	0.0	0.0	0.00	0.00	#DIV/0!	\$12,241,500	\$281.03	0.00	755		WEST HAMPTONS CONDO	401		
<b>Totals:</b>						<b>\$516,991</b>	<b>\$196,400</b>		<b>\$421,136</b>	<b>\$199,355</b>	<b>\$103,500</b>	<b>0.0</b>		<b>0.02</b>	<b>0.00</b>										
						<b>Sale. Ratio =&gt;</b>		<b>37.99</b>	<b>Average</b>			<b>Average</b>				<b>Average</b>									
						<b>Std. Dev. =&gt;</b>		<b>11.76</b>	<b>Site Value=&gt;</b>		<b>\$22,151</b>	<b>per Net Acre=&gt;</b>		<b>11,075,277.78</b>	<b>per SqFt=&gt;</b>		<b>\$254.25</b>								



758 CLYDE SMITH FARMS

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1	
56 018 04 0003 000	37180 RUSSELL	07/30/20	\$299,711	WD	03-ARM'S LENGTH	\$299,711	\$146,600	48.91	\$343,428	\$23,783	\$67,500	60.0	100.0	0.14	0.14	\$396	\$172,341	\$3.96	60.00	758	758 CLYDE SMITH FARMS	401	SITE VALUE		
56 018 04 0012 000	36990 RUSSELL	08/25/20	\$318,999	WD	03-ARM'S LENGTH	\$318,999	\$133,700	41.91	\$316,800	\$69,699	\$67,500	60.0	100.0	0.14	0.14	\$1,162	\$505,065	\$11.59	60.00	758	758 CLYDE SMITH FARMS	401	SITE VALUE		
56 018 04 0015 000	37175 RUSSELL	12/02/20	\$342,400	WD	03-ARM'S LENGTH	\$342,400	\$157,600	46.03	\$368,360	\$41,540	\$67,500	60.0	100.0	0.14	0.14	\$692	\$301,014	\$6.91	60.00	758	758 CLYDE SMITH FARMS	401	SITE VALUE		
56 018 04 0019 000	37135 RUSSELL	08/11/20	\$285,000	WD	03-ARM'S LENGTH	\$285,000	\$133,300	46.77	\$319,448	\$33,052	\$67,500	60.0	100.0	0.14	0.14	\$551	\$239,507	\$5.50	60.00	758	758 CLYDE SMITH FARMS	401	SITE VALUE		
56 018 04 0025 000	8051 HERALD	09/02/21	\$365,000	PTA	03-ARM'S LENGTH	\$365,000	\$158,000	43.29	\$334,769	\$97,731	\$67,500	70.0	100.0	0.16	0.16	\$1,396	\$607,025	\$13.94	70.00	758	758 CLYDE SMITH FARMS	401	SITE VALUE		
56 018 04 0030 000	37150 CHESTNUT	09/14/21	\$370,000	PTA	03-ARM'S LENGTH	\$370,000	\$161,900	43.76	\$342,884	\$94,616	\$67,500	60.0	100.0	0.14	0.14	\$1,577	\$685,623	\$15.74	60.00	758	758 CLYDE SMITH FARMS	401	SITE VALUE		
56 018 04 0060 000	37105 CHESTNUT	08/10/20	\$335,000	WD	03-ARM'S LENGTH	\$335,000	\$155,200	46.33	\$367,645	\$34,855	\$67,500	60.0	100.0	0.14	0.14	\$581	\$252,572	\$5.80	60.00	758	758 CLYDE SMITH FARMS	401	SITE VALUE		
56 018 04 0084 000	8090 RUSSELL	03/21/22	\$422,000	PTA	03-ARM'S LENGTH	\$422,000	\$161,300	38.22	\$341,669	\$147,831	\$67,500	70.0	116.0	0.23	0.23	\$2,111	\$651,238	\$14.95	39.53	758	758 CLYDE SMITH FARMS	401	SITE VALUE		
56 018 04 0085 000	8078 RUSSELL	02/03/22	\$380,000	PTA	03-ARM'S LENGTH	\$380,000	\$139,200	36.63	\$295,179	\$152,321	\$67,500	59.7	94.1	0.14	0.14	\$2,551	\$1,120,007	\$25.71	53.40	758	758 CLYDE SMITH FARMS	401	SITE VALUE		
56 018 04 0099 000	7917 RUSSELL	09/16/21	\$365,000	PTA	03-ARM'S LENGTH	\$365,000	\$142,200	38.96	\$301,549	\$130,951	\$67,500	72.3	100.0	0.20	0.20	\$1,811	\$648,272	\$14.88	40.62	758	758 CLYDE SMITH FARMS	401	SITE VALUE		
56 018 04 0109 000	36970 EVERETT	03/30/21	\$375,000	PTA	03-ARM'S LENGTH	\$375,000	\$161,500	43.07	\$378,204	\$64,296	\$67,500	60.0	100.0	0.14	0.14	\$1,072	\$465,913	\$10.70	60.00	758	758 CLYDE SMITH FARMS	401	SITE VALUE		
56 018 04 0113 000	7967 EVERETT	09/01/21	\$410,000	PTA	03-ARM'S LENGTH	\$410,000	\$165,000	40.24	\$349,688	\$127,812	\$67,500	67.0	93.0	0.14	0.14	\$1,908	\$893,790	\$20.52	67.00	758	758 CLYDE SMITH FARMS	401	SITE VALUE		
56 018 04 0118 000	7834 EVERETT	04/15/21	\$340,000	PTA	03-ARM'S LENGTH	\$340,000	\$163,400	48.06	\$346,271	\$61,229	\$67,500	70.0	100.0	0.16	0.16	\$875	\$380,304	\$8.73	70.00	758	758 CLYDE SMITH FARMS	401	SITE VALUE		
56 018 04 0141 000	7920 EVERETT	03/29/21	\$376,200	PTA	03-ARM'S LENGTH	\$376,200	\$156,500	41.60	\$366,266	\$77,414	\$67,500	65.0	100.0	0.15	0.15	\$1,191	\$519,557	\$11.93	65.00	758	758 CLYDE SMITH FARMS	401	SITE VALUE		
<b>Totals:</b>			<b>\$4,984,310</b>			<b>\$4,984,310</b>	<b>\$2,135,400</b>		<b>\$4,772,180</b>	<b>\$1,157,130</b>	<b>\$945,000</b>	<b>894.1</b>		<b>2.15</b>	<b>2.15</b>										
								<b>Sale. Ratio =&gt;</b>	<b>42.84</b>									<b>Average</b>							
								<b>Std. Dev. =&gt;</b>	<b>3.78</b>									<b>Site Value=&gt;</b>	<b>\$82,652</b>	<b>Average</b>	<b>per Net Acre=&gt;</b>	<b>539,454.55</b>	<b>Average</b>	<b>per SqFt=&gt;</b>	<b>\$12.38</b>

26 AUDREY'S WAY

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
010 08 0002 000	33004 AUDREY'S WAY	11/17/21	\$320,000	PTA	03-ARM'S LENGTH	\$320,000	\$124,000	38.75	\$293,170	\$91,830	\$65,000	62.6	115.0	0.17	0.17	\$1,466	\$556,545	\$12.78	62.62	0026		26.AUDREY'S WAY	401	SITE VALUE
010 08 0010 000	32828 AUDREY'S WAY	08/18/21	\$325,000	PTA	03-ARM'S LENGTH	\$325,000	\$123,500	38.00	\$257,286	\$122,714	\$55,000	66.0	109.6	0.17	0.17	\$1,859	\$739,241	\$16.97	66.00	0026		26.AUDREY'S WAY	401	SITE VALUE
<b>Totals:</b>			<b>\$645,000</b>			<b>\$645,000</b>	<b>\$247,500</b>		<b>\$550,456</b>	<b>\$214,544</b>	<b>\$120,000</b>	<b>128.6</b>		<b>0.33</b>	<b>0.33</b>									
								<b>Sale. Ratio =&gt;</b>	<b>38.37</b>					<b>Average</b>										
								<b>Std. Dev. =&gt;</b>	<b>0.53</b>					<b>Average</b>										
										<b>SITE VALUE</b>		<b>\$107,272</b>			<b>per Net Acre=&gt;</b>	<b>648,169.18</b>								
																<b>per SqFt=&gt;</b>	<b>\$14.88</b>							

**NANKIN MILLS VILLAGE**

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
56 017 01 0001 000	8760 QUINCY	07/28/21	\$406,000	PTA	03-ARM'S LENGTH	\$406,000	\$192,900	47.51	\$408,588	\$62,412	\$65,000	0.0	0.0	0.18	0.18	#DIV/0!	\$348,670	\$8.00	0.00	765		NANKIN MILLS VILLAGE	401	
56 017 01 0019 000	8210 QUINCY	04/13/21	\$375,000	WD	03-ARM'S LENGTH	\$375,000	\$173,800	46.35	\$368,401	\$71,599	\$65,000	0.0	0.0	0.14	0.14	#DIV/0!	\$515,101	\$11.83	0.00	765		NANKIN MILLS VILLAGE	401	
56 017 01 0021 000	8150 QUINCY	01/24/22	\$440,000	PTA	03-ARM'S LENGTH	\$440,000	\$192,100	43.66	\$407,075	\$97,925	\$65,000	0.0	0.0	0.14	0.14	#DIV/0!	\$704,496	\$16.17	0.00	765		NANKIN MILLS VILLAGE	401	
56 017 01 0037 000	8241 QUINCY	06/29/21	\$400,000	PTA	03-ARM'S LENGTH	\$400,000	\$192,200	48.05	\$407,080	\$57,920	\$65,000	0.0	0.0	0.14	0.14	#DIV/0!	\$402,222	\$9.23	0.00	765		NANKIN MILLS VILLAGE	401	
56 017 01 0044 000	8351 QUINCY	03/16/22	\$335,000	PTA	03-ARM'S LENGTH	\$335,000	\$146,200	43.64	\$310,011	\$89,989	\$65,000	0.0	0.0	0.14	0.14	#DIV/0!	\$647,403	\$14.86	0.00	765		NANKIN MILLS VILLAGE	401	
56 017 01 0045 000	8361 QUINCY	03/16/22	\$420,000	WD	03-ARM'S LENGTH	\$420,000	\$173,800	41.38	\$368,306	\$116,694	\$65,000	0.0	0.0	0.18	0.18	#DIV/0!	\$666,823	\$15.31	0.00	765		NANKIN MILLS VILLAGE	401	
56 017 01 0048 000	8229 QUINCY	08/25/21	\$390,000	PTA	03-ARM'S LENGTH	\$390,000	\$182,300	46.74	\$386,304	\$68,696	\$65,000	0.0	0.0	0.14	0.14	#DIV/0!	\$487,206	\$11.18	0.00	765		NANKIN MILLS VILLAGE	401	
56 017 01 0062 000	8348 QUINCY	08/17/20	\$375,000	WD	03-ARM'S LENGTH	\$375,000	\$198,100	52.83	\$450,070	(\$10,070)	\$65,000	0.0	0.0	0.14	0.14	#DIV/0!	(\$72,971)	(\$1.68)	0.00	765		NANKIN MILLS VILLAGE	401	
56 017 01 0063 000	8551 QUINCY	12/23/21	\$398,000	PTA	03-ARM'S LENGTH	\$398,000	\$173,900	43.69	\$368,465	\$94,535	\$65,000	0.0	0.0	0.15	0.15	#DIV/0!	\$617,876	\$14.18	0.00	765		NANKIN MILLS VILLAGE	401	
56 017 01 0068 000	8701 QUINCY	08/20/20	\$376,000	WD	03-ARM'S LENGTH	\$376,000	\$179,300	47.69	\$404,986	\$36,014	\$65,000	0.0	0.0	0.14	0.14	#DIV/0!	\$259,094	\$5.95	0.00	765		NANKIN MILLS VILLAGE	401	
<b>Totals:</b>			<b>\$3,915,000</b>			<b>\$3,915,000</b>	<b>\$1,804,600</b>		<b>\$3,879,286</b>	<b>\$685,714</b>	<b>\$650,000</b>	<b>0.0</b>		<b>1.49</b>	<b>1.49</b>									
								<b>Sale. Ratio =&gt;</b>	<b>46.09</b>					<b>Average</b>			<b>Average</b>			<b>Average</b>				
								<b>Std. Dev. =&gt;</b>	<b>3.23</b>					<b>Site Value</b>	<b>\$68,571</b>	<b>per Net Acre=&gt;</b>	<b>461,449.53</b>	<b>per SqFt=&gt;</b>	<b>\$10.59</b>					

OAK RIDGE CONDOS

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1
56 014 05 0001 000	8795 OAK RIDGE	12/29/21	\$350,000	PTA	03-ARM'S LENGTH	\$350,000	\$134,100	38.31	\$325,135	\$92,365	\$67,500	54.2	84.9	0.00	0.00	\$1,704	#DIV/0!	#DIV/0!	54.46	770		OAK RIDGE CONDOS 401	SITE VALUE	
56 014 05 0002 000	8785 OAK RIDGE	02/04/22	\$377,500	PTA	03-ARM'S LENGTH	\$377,500	\$126,200	33.43	\$306,795	\$138,205	\$67,500	47.0	83.4	1.00	0.00	\$2,940	\$138,621	\$3.18	47.02	770		OAK RIDGE CONDOS 401	SITE VALUE	
56 014 05 0005 000	8755 OAK RIDGE	12/10/20	\$334,000	WD	03-ARM'S LENGTH	\$334,000	\$131,700	39.43	\$323,138	\$78,362	\$67,500	47.0	77.7	0.17	0.00	\$1,666	\$466,440	\$10.71	47.00	770		OAK RIDGE CONDOS 401	SITE VALUE	
<b>Totals:</b>			<b>\$1,061,500</b>			<b>\$1,061,500</b>	<b>\$392,000</b>		<b>\$955,068</b>	<b>\$308,932</b>	<b>\$202,500</b>	<b>148.2</b>		<b>1.17</b>	<b>0.00</b>									
							<b>Sale. Ratio =&gt;</b>	<b>36.93</b>			<b>Average</b>			<b>Average</b>			<b>Average</b>							
							<b>Std. Dev. =&gt;</b>	<b>3.19</b>			<b>Site Value</b>	<b>\$102,977</b>		<b>per Net Acre=&gt;</b>	<b>265,177.68</b>		<b>per SqFt=&gt;</b>	<b>\$6.09</b>						

PARK WEST

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Other Parcels in Sale	Land Table	Class	Rate Group 1	
56 009 06 0012 000	32112 MERIDIAN	07/29/20	\$65,000	WD	24-PARTIAL ASSESSMENT	\$65,000	\$22,500	34.62	\$362,321	(\$232,321)	\$65,000	61.2	127.6	0.18	0.18	(\$3,797)	(\$1,305,174)	(\$29.96)	61.79	775		PARK WEST	401	SITE VALUE	
56 009 06 0028 000	8433 BERWICK	06/03/21	\$62,500	PTA	24-PARTIAL ASSESSMENT	\$62,500	\$32,500	52.00	\$65,000	\$62,500	\$65,000	55.1	179.8	0.25	0.25	\$1,134	\$248,016	\$5.69	43.29	775		PARK WEST	401	SITE VALUE	
56 009 06 0047 000	8254 BERWICK	09/03/21	\$62,500	PTA	25-PARTIAL CONSTRUCTION	\$62,500	\$32,500	52.00	\$65,000	\$62,500	\$65,000	59.5	128.2	0.18	0.18	\$1,051	\$355,114	\$8.15	58.91	775		PARK WEST	401	SITE VALUE	
56 009 06 0049 000	8238 BERWICK	09/25/20	\$65,000	WD	24-PARTIAL ASSESSMENT	\$65,000	\$22,500	34.62	\$371,669	(\$241,669)	\$65,000	60.9	145.2	0.20	0.20	(\$3,969)	(\$1,184,652)	(\$27.20)	60.07	775		PARK WEST	401	SITE VALUE	
56 009 06 0057 000	32115 MERIDIAN	08/28/20	\$65,000	WD	24-PARTIAL ASSESSMENT	\$65,000	\$22,500	34.62	\$319,937	(\$189,937)	\$65,000	67.1	121.4	0.18	0.18	(\$2,830)	(\$1,049,376)	(\$24.09)	71.14	775		PARK WEST	401	SITE VALUE	
56 009 06 0061 000	32181 MERIDIAN	11/30/20	\$65,000	WD	03-ARM'S LENGTH	\$65,000	\$22,500	34.62	\$395,517	(\$265,517)	\$65,000	60.0	165.9	0.23	0.23	(\$4,425)	(\$1,159,463)	(\$26.62)	60.00	775		PARK WEST	401	SITE VALUE	
56 009 06 0076 000	8123 HUBBARD	01/12/21	\$65,000	WD	24-PARTIAL ASSESSMENT	\$65,000	\$22,500	34.62	\$323,218	(\$193,218)	\$65,000	65.0	111.0	0.17	0.17	(\$2,973)	(\$1,163,964)	(\$26.72)	65.00	775		PARK WEST	401	SITE VALUE	
<b>Totals:</b>			<b>\$450,000</b>			<b>\$450,000</b>	<b>\$177,500</b>		<b>\$1,902,662</b>	<b>(\$997,662)</b>	<b>\$455,000</b>	<b>428.8</b>		<b>1.39</b>	<b>1.39</b>										
								<b>Sale. Ratio =&gt;</b>	<b>39.44</b>					<b>Average</b>			<b>Average</b>								
								<b>Std. Dev. =&gt;</b>	<b>8.48</b>					<b>Average</b>	<b>\$64,286</b>	<b>per Net Acre=&gt;</b>	<b>#####</b>	<b>Average</b>	<b>per SqFt=&gt;</b>	<b>(\$16.52)</b>					

**PARK ROW**  
NO SALES