

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$
006-004-008-00	410 E CASTLE	09/25/20	\$325,000	WD	03-ARM'S LENGTH	\$325,000
006-005-031-01	319 MANNING	12/18/20	\$180,000	WD	03-ARM'S LENGTH	\$180,000
006-006-006-00	789 CASTLE	07/31/20	\$210,000	WD	03-ARM'S LENGTH	\$210,000
006-006-008-03	6837 OLIVER	06/01/20	\$245,000	WD	03-ARM'S LENGTH	\$155,000
006-007-020-20	6164 WILLITS	07/23/21	\$405,000	WD	03-ARM'S LENGTH	\$405,000
006-007-024-00	830 W BURNSIDE	04/01/21	\$120,000	LC	03-ARM'S LENGTH	\$120,000
006-007-029-00	598 W BURNSIDE	05/03/21	\$210,500	WD	03-ARM'S LENGTH	\$210,500
006-007-030-01	734 W BURNSIDE ROAD	11/23/20	\$100,000	WD	03-ARM'S LENGTH	\$100,000
006-008-004-93	6380 O'BRIEN	04/09/21	\$261,000	WD	03-ARM'S LENGTH	\$261,000
006-008-022-60	6108 OLIVER	12/01/20	\$175,000	WD	03-ARM'S LENGTH	\$175,000
006-008-022-60	6108 OLIVER	08/05/21	\$200,000	MLC	03-ARM'S LENGTH	\$200,000
006-009-052-00	6061 FALKENBURY	06/25/20	\$159,900	WD	03-ARM'S LENGTH	\$159,900
006-009-056-00	6350 FALKENBURY	01/28/22	\$330,000	WD	03-ARM'S LENGTH	\$330,000
006-016-019-00	5888 FALKENBURY	10/21/20	\$111,000	WD	03-ARM'S LENGTH	\$111,000
006-016-044-00	52 OPAL	03/24/22	\$120,000	WD	03-ARM'S LENGTH	\$120,000
006-016-069-00	5644 FALKENBURY	02/18/22	\$70,000	WD	03-ARM'S LENGTH	\$70,000
006-017-019-00	30 PINE	10/22/21	\$200,000	WD	03-ARM'S LENGTH	\$200,000
006-017-037-00	322 LEON	10/29/20	\$275,000	WD	03-ARM'S LENGTH	\$275,000
006-018-002-20	615 W BURNSIDE	06/03/21	\$320,000	WD	03-ARM'S LENGTH	\$320,000
006-018-011-00	830 W BARNES LAKE	05/13/21	\$550,000	WD	03-ARM'S LENGTH	\$550,000
Totals:			\$4,567,400			\$4,477,400

Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land + Yard	Bldg. Residual	Cost Man. \$	E.C.F.
\$125,000	38.46	\$365,990	\$90,358	\$234,642	\$231,429	1.014
\$86,700	48.17	\$174,674	\$47,716	\$132,284	\$113,355	1.167
\$73,900	35.19	\$228,676	\$59,583	\$150,417	\$141,976	1.059
\$71,500	46.13	\$178,846	\$29,000	\$126,000	\$125,815	1.001
\$128,300	31.68	\$444,223	\$95,220	\$309,780	\$293,034	1.057
\$35,300	29.42	\$90,268	\$17,500	\$102,500	\$61,098	1.678
\$97,300	46.22	\$238,195	\$50,852	\$159,648	\$157,299	1.015
\$0	0.00	\$139,347	\$18,000	\$82,000	\$101,887	0.805
\$43,500	16.67	\$210,447	\$72,264	\$188,736	\$123,378	1.530
\$46,500	26.57	\$220,457	\$29,400	\$145,600	\$170,587	0.854
\$91,400	45.70	\$220,457	\$29,400	\$170,600	\$170,587	1.000
\$62,500	39.09	\$194,513	\$12,650	\$147,250	\$152,698	0.964
\$127,300	38.58	\$358,577	\$51,559	\$278,441	\$257,782	1.080
\$43,200	38.92	\$119,584	\$20,077	\$90,923	\$83,549	1.088
\$38,400	32.00	\$116,098	\$9,150	\$110,850	\$95,489	1.161
\$13,300	19.00	\$49,774	\$16,170	\$53,830	\$30,004	1.794
\$57,700	28.85	\$212,812	\$8,550	\$191,450	\$171,505	1.116
\$93,100	33.85	\$288,409	\$85,099	\$189,901	\$170,705	1.112
\$106,600	33.31	\$320,899	\$57,349	\$262,651	\$221,285	1.187
\$176,800	32.15	\$497,698	\$97,133	\$452,867	\$336,327	1.347
\$1,518,300		\$4,669,944		\$3,580,370	\$3,209,786	
Sale. Ratio =>	33.91				E.C.F. =>	1.115
Std. Dev. =>	11.48				Ave. E.C.F. =>	1.151

Floor Area	\$/Sq.Ft.	ECF Area	Dev. by Mean (%)	Building Style	Use Code	Land Value
1,932	\$121.45	4020	13.7595	CAPE COD		\$78,680
1,344	\$98.43	4020	1.5507	MANUFACTURED		\$45,200
912	\$164.93	4020	9.2022	C		\$37,500
1,919	\$65.66	4020	15.0010	D		\$28,000
1,911	\$162.10	4020	9.4330	CAPE COD		\$33,825
848	\$120.87	4020	52.6148	D		\$17,500
1,536	\$103.94	4020	13.6544	C		\$40,560
1,593	\$51.48	4020	34.6662	FARMHOUSE		\$18,000
1,368	\$137.96	4020	37.8264	MANUFACTURED		\$37,500
2,092	\$69.60	4020	29.7953	MANUFACTURED		\$29,400
2,092	\$81.55	4020	15.1400	MANUFACTURED		\$29,400
1,008	\$146.08	4020	18.7155	RANCH		\$11,850
2,145	\$129.81	4020	7.1336	C		\$50,560
1,296	\$70.16	4020	6.3220	D		\$20,000
1,512	\$73.31	4020	0.9385	MANUFACTURED		\$9,150
980	\$54.93	4020	64.2642	MANUFACTURED		\$15,170
1,560	\$122.72	4020	3.5182	CD		\$8,550
1,472	\$129.01	4020	3.9029	C		\$81,000
1,944	\$135.11	4020	3.5459	CAPE COD		\$35,625
2,321	\$195.12	4020	19.5031	RANCH		\$80,280
\$111.71			3.6024			
Std. Deviation=>		0.254301732				
Ave. Variance=>		18.0244	Coefficient of Var=>	15.65323592		

Building Depr.

88
61
77
46
87
45
58
53
61
49
49
76
75
45
55
35
71
78
82
73
