

Parcel Number	Street Address	Sale Date
006-020-050-00	277 OAKWOOD	10/14/21
006-200-022-00	431 LOU ALICE	07/22/21
006-400-009-00	244 PENINSULA	11/19/21
006-400-029-00	350 PENINSULA DRIVE	10/13/21
006-400-044-00	345 PENINSULA	05/28/21
006-400-250-00	1359 LAKESHORE	05/27/21
006-400-419-00	1149 LAKESHORE	06/28/21
006-400-452-00	1015 LAKESHORE	09/28/20
006-400-468-00	899 LAKESHORE	06/30/21
006-400-480-00	843 LAKESHORE DRIVE	07/02/20
006-400-490-00	771 LAKESHORE DRIVE	10/23/20
006-400-515-00	666 BIRCH PLACE	01/29/21

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**Totals:**

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Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold
\$115,911	WD	03-ARM'S LENGTH	\$115,911	\$46,600
\$145,000	LC	03-ARM'S LENGTH	\$130,000	\$43,700
\$180,000	WD	03-ARM'S LENGTH	\$180,000	\$87,500
\$310,000	PTA	03-ARM'S LENGTH	\$310,000	\$143,500
\$400,000	WD	03-ARM'S LENGTH	\$400,000	\$206,900
\$275,000	WD	03-ARM'S LENGTH	\$275,000	\$58,000
\$285,000	PTA	03-ARM'S LENGTH	\$285,000	\$102,900
\$300,000	WD	03-ARM'S LENGTH	\$300,000	\$140,200
\$439,900	WD	03-ARM'S LENGTH	\$439,900	\$148,200
\$289,900	WD	03-ARM'S LENGTH	\$289,900	\$114,600
\$250,000	WD	03-ARM'S LENGTH	\$250,000	\$99,200
\$268,000	WD	03-ARM'S LENGTH	\$218,000	\$57,900
<b>\$3,258,711</b>			<b>\$3,193,711</b>	<b>\$1,249,200</b>
				<b>Sale. Ratio =&gt;</b>
				<b>Std. Dev. =&gt;</b>

Asd/Adj. Sale	Cur. Appraisal	Land + Yard	Bldg. Residual	Cost Man. \$	E.C.F.	Floor Area
40.20	\$103,051	\$21,345	\$94,566	\$57,580	1.642	978
33.62	\$125,652	\$27,561	\$102,439	\$92,539	1.107	800
48.61	\$199,965	\$47,090	\$132,910	\$113,073	1.175	1,260
46.29	\$323,929	\$69,898	\$240,102	\$187,893	1.278	1,680
51.73	\$480,203	\$43,299	\$356,701	\$323,154	1.104	3,028
21.09	\$160,337	\$31,823	\$243,177	\$89,060	2.730	812
36.11	\$233,034	\$44,535	\$240,465	\$139,422	1.725	1,152
46.73	\$341,213	\$71,576	\$228,424	\$199,436	1.145	1,682
33.69	\$384,939	\$44,507	\$395,393	\$251,799	1.570	1,959
39.53	\$266,126	\$58,576	\$231,324	\$153,513	1.507	1,435
39.68	\$240,047	\$49,359	\$200,641	\$132,147	1.518	1,140
26.56	\$219,710	\$33,500	\$184,500	\$137,729	1.340	1,421
	<b>\$3,078,206</b>		<b>\$2,650,642</b>	<b>\$1,877,345</b>		
<b>39.11</b>				<b>E.C.F. =&gt;</b>	<b>1.412</b>	
<b>9.09</b>				<b>Ave. E.C.F. =&gt;</b>	<b>1.487</b>	

<b>\$/Sq.Ft.</b>	<b>ECF Area</b>	<b>Dev. by Mean (%)</b>	<b>Building Style</b>	<b>Use Code</b>	<b>Land Value</b>	<b>Appr. by Eq.</b>
\$96.69	4520	15.5506	D		\$21,345	No
\$128.05	4530	37.9850	D		\$27,561	No
\$105.48	4500	31.1403	C		\$46,648	No
\$142.92	4500	20.8969	C		\$69,898	No
\$117.80	4500	38.3024	COLONIAL		\$43,299	No
\$299.48	4510	124.3640	RANCH		\$31,623	No
\$208.74	4500	23.7888	C		\$44,535	No
\$135.80	4500	34.1484	COLONIAL		\$71,576	No
\$201.83	4500	8.3437	CAPE COD		\$41,745	No
\$161.20	4500	2.0030	C		\$58,576	No
\$176.00	4510	3.1482	COTTAGE		\$49,359	No
\$129.84	4500	14.7252	CONTEMPORARY		\$33,500	No
<b>\$158.65</b>		<b>7.4926</b>				
<b>Std. Deviation=&gt;</b>	<b>0.447792117</b>					
<b>Ave. Variance=&gt;</b>	<b>29.5330</b>	<b>Coefficient of Var=&gt;</b>	<b>19.86300949</b>			

Apr. Date	Other Parcels in Sale	Land Table	Property Class	Building Depr.
//		MILLERS LAKE WATER FRC	401	45
//	006-020-025-00	BOB-NEAL LANDING	401	68
//		DEERFIELD PARK WATER I	401	45
//		DEERFIELD PARK WATER I	1	69
//		DEERFIELD PARK WATER I	401	73
//		DEERFIELD PARK WATER I	401	59
//		DEERFIELD PARK WATER I	401	74
//		DEERFIELD PARK WATER I	401	76
//		DEERFIELD PARK WATER I	401	69
//		DEERFIELD PARK WATER I	401	67
//		DEERFIELD PARK WATER I	401	62
//	006-400-514-00	DEERFIELD PARK WATER I	401	70

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