

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	
006-001-042-00	2938 NORTH BRANCH	09/09/20	\$500,000	WD	03-ARM'S LENGTH	\$500,000	\$247,900	49.58	
006-007-030-00	734 W BURNSIDE ROAD	04/20/20	\$225,000	WD	03-ARM'S LENGTH	\$225,000	\$102,700	45.64	
Totals:			\$725,000			\$725,000	\$350,600		
								Sale. Ratio =>	48.36
								Std. Dev. =>	2.78

Cur. Appraisal	Land + Yard	Bldg. Residual	Cost Man. \$	E.C.F.	Floor Area	\$/Sq.Ft.	ECF Area	Dev. by Mean (%)
\$492,366	\$411,127	\$88,873	\$89,698	0.991	1,840	\$48.30	4000	10.1622
\$203,628	\$136,500	\$88,500	\$74,118	1.194	1,593	\$55.56	4000	10.1622
\$695,994		\$177,373	\$163,816			\$51.93		0.9665
		E.C.F. =>		1.083		Std. Deviation=>	0.143715552	
		Ave. E.C.F. =>		1.092		Ave. Variance=>	10.1622	Coefficient of Var=>

Building Style	Use Code	Land Value	Appr. by Eq.	Appr. Date	Other Parcels in Sale	Land Table
C		\$394,538	No	/ /		4000 AGRICULTURAL
D		\$136,500	No	/ /		4000 AGRICULTURAL

9.302443644

Property Class	Building Depr.
101	45
101	45
