

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Cur. Asmnt.	Asd/Adj. Sale	Cur. Appraisal	Land + Yard	Bldg. Residual	Cost Man. \$	E.C.F.	Floor Area	\$/Sq.Ft.
88-20-07-302-003	2622 GLEN	09/20/22	\$620,000	WD	03-ARM'S LENGTH	\$620,000	\$315,270	50.85	\$630,537	\$183,472	\$436,528	\$397,633	1.098	3,318	\$131.56
88-20-07-126-001	5891 ANDOVER	12/14/21	\$542,500	WD	03-ARM'S LENGTH	\$542,500	\$268,690	49.53	\$537,379	\$165,817	\$376,683	\$330,479	1.140	3,370	\$111.78
88-20-07-177-005	5684 HUNTERS GATE	11/17/21	\$595,000	WD	03-ARM'S LENGTH	\$595,000	\$291,650	49.02	\$583,291	\$183,472	\$411,528	\$355,611	1.157	3,119	\$131.94
88-20-07-126-014	5791 ANDOVER	11/12/21	\$675,000	WD	03-ARM'S LENGTH	\$675,000	\$390,180	57.80	\$780,366	\$193,340	\$481,660	\$522,119	0.923	3,838	\$125.50
88-20-07-178-012	2608 DEVONWOOD	11/05/21	\$710,000	WD	03-ARM'S LENGTH	\$710,000	\$419,350	59.06	\$838,696	\$193,340	\$516,660	\$574,000	0.900	3,413	\$151.38
88-20-07-176-011	5643 HUNTERS GATE	09/07/21	\$530,000	WD	03-ARM'S LENGTH	\$530,000	\$236,050	44.54	\$472,108	\$183,472	\$346,528	\$256,722	1.350	2,636	\$131.46
88-20-07-176-024	2613 HOUNDS CHASE	05/21/21	\$495,000	WD	03-ARM'S LENGTH	\$495,000	\$281,880	56.95	\$563,763	\$183,472	\$311,528	\$338,243	0.921	2,546	\$122.36
88-20-07-178-006	2638 HOUNDS CHASE	04/30/21	\$485,000	WD	03-ARM'S LENGTH	\$485,000	\$276,400	56.99	\$552,804	\$183,472	\$301,528	\$328,495	0.918	2,379	\$126.75
Sale. Ratio =>								56.99	E.C.F. =>				0.918	Std. Deviation=>	
Std. Dev. =>								5.45	Ave. E.C.F. =>				1.070	Ave. Variance=>	

ECF Area	Dev. by Mean (%)	Building Style	Use Code	Land Value	Appr. by Eq.	Appr. Date	Other Parcels in Sale	Land Table	Property Class	Building Depr.
07B	17.5305	COLONIAL		\$183,472	No	/ /		R-1A ZONING, R-1B RATES	401	49
07B	113.9810	COLONIAL		\$155,951	No	/ /		R-1A ZONING, R-1B RATES	401	42
07B	23.9334	COLONIAL		\$183,472	No	/ /		R-1A ZONING, R-1B RATES	401	45
07B	92.2510	COLONIAL		\$183,472	No	/ /		R-1A ZONING, R-1B RATES	401	57
07B	1.7801	COLONIAL		\$183,472	No	/ /		R-1A ZONING, R-1B RATES	401	67
07B	134.9819	COLONIAL		\$183,472	No	/ /		R-1A ZONING, R-1B RATES	401	49
07B	92.1019	COLONIAL		\$183,472	No	/ /		R-1A ZONING, R-1B RATES	401	49
07B	91.7906	RANCH		\$183,472	No	/ /		R-1A ZONING, R-1B RATES	401	47
0.165513963										
68.0800	Coefficient of Var=>		63.6404377							