

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.
88-20-02-378-035	6069 ATKINS	03/30/23	\$377,000	WD	03-ARM'S LENGTH	\$377,000	\$195,000	51.72	\$390,006	\$155,784	\$221,216	\$135,322	1.635	1,996	\$110.83
88-20-02-378-064	6281 EMERALD LAKE	02/16/23	\$470,000	WD	03-ARM'S LENGTH	\$470,000	\$269,520	57.34	\$539,045	\$155,784	\$314,216	\$221,429	1.419	3,047	\$103.12
88-20-02-378-031	6021 ATKINS	12/14/22	\$419,000	WD	03-ARM'S LENGTH	\$419,000	\$204,960	48.92	\$409,916	\$155,784	\$263,216	\$146,825	1.793	2,045	\$128.71
88-20-02-426-003	1664 THREE LAKES	11/30/22	\$389,500	WD	03-ARM'S LENGTH	\$389,500	\$240,840	61.83	\$481,679	\$155,784	\$233,716	\$188,286	1.241	1,796	\$130.13
88-20-02-253-048	6597 NORTHPOINT	11/18/22	\$510,000	WD	03-ARM'S LENGTH	\$510,000	\$259,280	50.84	\$518,557	\$155,784	\$354,216	\$209,592	1.690	2,412	\$146.86
88-20-02-253-047	6605 NORTHPOINT	11/07/22	\$467,000	WD	03-ARM'S LENGTH	\$467,000	\$253,700	54.33	\$507,390	\$155,784	\$311,216	\$203,140	1.532	2,015	\$154.45
88-20-02-253-027	6602 EMERALD LAKE	10/14/22	\$520,000	WD	03-ARM'S LENGTH	\$520,000	\$233,340	44.87	\$466,672	\$161,149	\$358,851	\$176,516	2.033	1,872	\$191.69
88-20-02-253-059	1822 LYSTER	06/15/22	\$525,000	WD	03-ARM'S LENGTH	\$525,000	\$261,260	49.76	\$522,521	\$155,784	\$369,216	\$211,882	1.743	2,478	\$149.00
88-20-02-279-063	1907 LYSTER	11/22/21	\$440,000	WD	03-ARM'S LENGTH	\$440,000	\$211,440	48.05	\$422,872	\$155,784	\$284,216	\$154,310	1.842	1,633	\$174.05
88-20-02-277-033	1910 LYSTER	10/29/21	\$410,000	WD	03-ARM'S LENGTH	\$410,000	\$227,790	55.56	\$455,574	\$155,784	\$254,216	\$173,204	1.468	1,972	\$128.91
88-20-02-378-018	6128 SANDSHORES	10/22/21	\$420,000	WD	03-ARM'S LENGTH	\$420,000	\$224,940	53.56	\$449,879	\$155,784	\$264,216	\$169,913	1.555	1,600	\$165.14
88-20-02-277-046	1946 LYSTER	10/07/21	\$515,000	WD	03-ARM'S LENGTH	\$515,000	\$274,420	53.29	\$548,837	\$155,784	\$359,216	\$227,086	1.582	2,287	\$157.07
88-20-02-253-043	6637 NORTHPOINT	10/04/21	\$405,000	WD	03-ARM'S LENGTH	\$405,000	\$234,250	57.84	\$468,503	\$155,784	\$249,216	\$180,673	1.379	1,881	\$132.49
88-20-02-426-031	6325 ATKINS	08/06/21	\$450,000	WD	03-ARM'S LENGTH	\$450,000	\$238,390	52.98	\$476,789	\$155,784	\$294,216	\$185,461	1.586	1,977	\$148.82
88-20-02-253-025	6618 EMERALD LAKE	08/03/21	\$515,000	WD	03-ARM'S LENGTH	\$515,000	\$248,980	48.35	\$497,953	\$155,784	\$359,216	\$197,688	1.817	1,858	\$193.33
88-20-02-253-054	6574 NORTHPOINT	06/25/21	\$390,000	WD	03-ARM'S LENGTH	\$390,000	\$217,520	55.77	\$435,031	\$155,784	\$234,216	\$161,335	1.452	1,900	\$123.27
88-20-02-426-016	6264 CRESCENT WAY	05/12/21	\$380,000	WD	03-ARM'S LENGTH	\$380,000	\$211,790	55.73	\$423,571	\$155,784	\$224,216	\$154,714	1.449	1,470	\$152.53
88-20-02-279-059	1863 LYSTER	04/27/21	\$401,000	WD	03-ARM'S LENGTH	\$401,000	\$203,810	50.83	\$407,625	\$155,784	\$245,216	\$145,501	1.685	1,817	\$134.96
Sale. Ratio =>								50.83	E.C.F. =>				1.685	Std. Deviation=>	
Std. Dev. =>								4.26	Ave. E.C.F. =>				1.601	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.
02L	10.7812	TRI-LEVEL		\$155,784	No	/ /		R-1D	401	41
02L	32.3516	COLONIAL		\$155,784	No	/ /		R-1D	401	45
02L	23.7718	COLONIAL		\$155,784	No	/ /		R-1D	401	41
02L	60.0567	RANCH		\$155,784	No	/ /		R-1D	401	52
02L	169.0026	COLONIAL		\$155,784	No	/ /		R-1D	401	51
02L	153.2025	RANCH		\$155,784	No	/ /		R-1D	401	51
02L	203.2968	RANCH		\$155,784	No	/ /		R-1D	401	48
02L	174.2553	COLONIAL		\$155,784	No	/ /		R-1D	401	49
02L	15.6530	RANCH		\$155,784	No	/ /		R-1D	401	49
02L	146.7729	COLONIAL		\$155,784	No	/ /		R-1D	401	48
02L	4.5914	RANCH		\$155,784	No	/ /		R-1D	401	45
02L	158.1848	COLONIAL		\$155,784	No	/ /		R-1D	401	53
02L	137.9373	RANCH		\$155,784	No	/ /		R-1D	401	50
02L	13.7177	COLONIAL		\$155,784	No	/ /		R-1D	401	53
02L	181.7085	RANCH		\$155,784	No	/ /		R-1D	401	49
02L	145.1738	COLONIAL		\$155,784	No	/ /		R-1D	401	49
02L	144.9230	RANCH		\$155,784	No	/ /		R-1D	401	51
02L	168.5321	TRI-LEVEL		\$155,784	No	/ /		R-1D	401	49
0.199891942										
104.4342	Coefficient of Var=>		65.23389033							