

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.
88-20-12-100-039	2089 TOPAZ	08/27/21	\$350,000	WD	03-ARM'S LENGTH	\$350,000	\$185,110	52.89	\$370,212	\$147,747	\$202,253	\$184,465	1.096	2,207	\$91.64
88-20-12-100-043	2161 TOPAZ	09/19/22	\$350,000	WD	03-ARM'S LENGTH	\$350,000	\$184,550	52.73	\$369,092	\$184,683	\$165,317	\$152,910	1.081	1,635	\$101.11
88-20-12-103-013	2155 RUTGERS	01/12/23	\$425,000	WD	03-ARM'S LENGTH	\$425,000	\$220,710	51.93	\$441,416	\$147,747	\$277,253	\$243,507	1.139	2,342	\$118.38
88-20-12-105-005	2164 RUTGERS	09/24/21	\$345,000	WD	03-ARM'S LENGTH	\$345,000	\$188,720	54.70	\$377,442	\$147,747	\$197,253	\$190,460	1.036	2,182	\$90.40
88-20-12-126-004	5957 SLATE	02/09/23	\$335,000	WD	03-ARM'S LENGTH	\$335,000	\$164,820	49.20	\$329,631	\$147,747	\$187,253	\$150,816	1.242	1,832	\$102.21
88-20-12-126-011	5873 SLATE	01/07/22	\$338,000	WD	03-ARM'S LENGTH	\$338,000	\$174,250	51.55	\$348,506	\$147,747	\$190,253	\$166,467	1.143	1,882	\$101.09
88-20-12-127-027	2387 TOPAZ	01/20/22	\$265,000	WD	03-ARM'S LENGTH	\$265,000	\$139,410	52.61	\$278,821	\$132,972	\$132,028	\$120,936	1.092	1,686	\$78.31
88-20-12-128-031	5823 CLIFFSIDE	07/25/22	\$359,000	WD	03-ARM'S LENGTH	\$359,000	\$186,750	52.02	\$373,496	\$147,747	\$211,253	\$187,188	1.129	1,729	\$122.18
88-20-12-129-008	5922 CLIFFSIDE	03/27/23	\$375,000	WD	03-ARM'S LENGTH	\$375,000	\$195,190	52.05	\$390,376	\$147,747	\$227,253	\$201,185	1.130	2,210	\$102.83
88-20-12-129-011	5902 CLIFFSIDE	07/13/22	\$480,000	WD	03-ARM'S LENGTH	\$480,000	\$223,300	46.52	\$446,593	\$147,747	\$332,253	\$247,799	1.341	2,250	\$147.67
88-20-12-131-011	5868 LARKINS	03/20/23	\$432,800	WD	03-ARM'S LENGTH	\$432,800	\$203,580	47.04	\$407,166	\$147,747	\$285,053	\$215,107	1.325	2,412	\$118.18
88-20-12-131-012	5864 LARKINS	05/05/21	\$402,000	WD	03-ARM'S LENGTH	\$402,000	\$192,460	47.88	\$384,925	\$147,747	\$254,253	\$196,665	1.293	2,342	\$108.56
88-20-12-152-010	2034 JEFFREY	11/07/22	\$335,000	WD	03-ARM'S LENGTH	\$335,000	\$177,430	52.96	\$354,868	\$147,747	\$187,253	\$171,742	1.090	1,855	\$100.95
88-20-12-152-025	5677 CLIFFSIDE	08/27/21	\$376,000	WD	03-ARM'S LENGTH	\$376,000	\$185,710	49.39	\$371,423	\$147,747	\$228,253	\$185,469	1.231	2,015	\$113.28
88-20-12-152-031	5557 MANDALE	12/21/21	\$431,000	WD	03-ARM'S LENGTH	\$431,000	\$203,360	47.18	\$406,729	\$147,747	\$283,253	\$214,745	1.319	2,416	\$117.24
88-20-12-152-032	5549 MANDALE	04/28/22	\$454,000	WD	03-ARM'S LENGTH	\$454,000	\$241,400	53.17	\$482,803	\$149,878	\$304,122	\$276,057	1.102	2,418	\$125.77
88-20-12-153-002	2073 HIGHBURY	03/04/22	\$425,000	WD	03-ARM'S LENGTH	\$425,000	\$209,740	49.35	\$419,478	\$147,747	\$277,253	\$225,316	1.231	2,508	\$110.55
88-20-12-154-004	2032 HIGHBURY	07/28/21	\$395,000	WD	03-ARM'S LENGTH	\$395,000	\$192,950	48.85	\$385,899	\$147,747	\$247,253	\$197,473	1.252	2,184	\$113.21
88-20-12-154-012	2096 HIGHBURY	03/27/23	\$340,000	WD	03-ARM'S LENGTH	\$340,000	\$181,210	53.30	\$362,425	\$147,747	\$192,253	\$178,008	1.080	1,721	\$111.71
88-20-12-156-004	5668 CLIFFSIDE	07/05/22	\$355,000	WD	03-ARM'S LENGTH	\$355,000	\$187,440	52.80	\$374,877	\$147,747	\$207,253	\$188,333	1.100	1,488	\$139.28
88-20-12-156-006	5688 CLIFFSIDE	07/09/21	\$360,000	WD	03-ARM'S LENGTH	\$360,000	\$165,270	45.91	\$330,544	\$147,747	\$212,253	\$151,573	1.400	1,488	\$142.64
88-20-12-157-021	5531 ASTER	07/28/22	\$345,000	WD	03-ARM'S LENGTH	\$345,000	\$182,850	53.00	\$365,692	\$147,747	\$197,253	\$180,717	1.092	1,899	\$103.87
88-20-12-158-005	2149 MICHELE	03/30/22	\$340,000	WD	03-ARM'S LENGTH	\$340,000	\$163,350	48.04	\$326,696	\$147,747	\$192,253	\$148,382	1.296	1,471	\$130.70
88-20-12-178-016	5849 ROSEBROOK	08/24/21	\$412,000	WD	03-ARM'S LENGTH	\$412,000	\$189,710	46.05	\$379,414	\$147,747	\$264,253	\$192,095	1.376	2,121	\$124.59
88-20-12-178-017	5841 ROSEBROOK	08/17/21	\$408,500	WD	03-ARM'S LENGTH	\$408,500	\$191,060	46.77	\$382,121	\$147,747	\$260,753	\$194,340	1.342	2,030	\$128.45
88-20-12-178-022	5801 ROSEBROOK	06/15/21	\$405,000	WD	03-ARM'S LENGTH	\$405,000	\$207,280	51.18	\$414,567	\$183,166	\$221,834	\$191,875	1.156	2,176	\$101.95
88-20-12-178-026	5769 ROSEBROOK	05/04/21	\$362,000	WD	03-ARM'S LENGTH	\$362,000	\$190,160	52.53	\$380,329	\$147,747	\$214,253	\$192,854	1.111	2,184	\$98.10
88-20-12-180-009	5777 BINGHAM	09/16/21	\$307,000	WD	03-ARM'S LENGTH	\$307,000	\$162,510	52.93	\$325,016	\$147,747	\$159,253	\$146,989	1.083	1,648	\$96.63
88-20-12-180-023	2223 HIGHBURY	07/08/22	\$451,000	WD	03-ARM'S LENGTH	\$451,000	\$228,110	50.58	\$456,212	\$147,747	\$303,253	\$255,775	1.186	2,530	\$119.86
88-20-12-180-034	2313 HIGHBURY	10/17/22	\$385,000	WD	03-ARM'S LENGTH	\$385,000	\$197,580	51.32	\$395,165	\$147,747	\$237,253	\$205,156	1.156	2,083	\$113.90
88-20-12-181-002	2160 HIGHBURY	07/09/21	\$382,000	WD	03-ARM'S LENGTH	\$382,000	\$189,170	49.52	\$378,349	\$147,747	\$234,253	\$191,212	1.225	2,208	\$106.09
88-20-12-181-019	2173 MICHELE	06/01/21	\$320,000	WD	03-ARM'S LENGTH	\$320,000	\$171,410	53.57	\$342,820	\$147,747	\$172,253	\$161,752	1.065	1,471	\$117.10
88-20-12-181-023	2205 MICHELE CT	05/16/22	\$460,000	WD	03-ARM'S LENGTH	\$460,000	\$181,930	39.55	\$363,869	\$147,747	\$312,253	\$179,206	1.742	2,191	\$142.52
88-20-12-182-008	5533 IVANHOE	06/10/22	\$415,000	WD	03-ARM'S LENGTH	\$415,000	\$203,040	48.93	\$406,089	\$147,747	\$267,253	\$214,214	1.248	2,041	\$130.94
88-20-12-201-008	5929 DIAMOND	06/01/21	\$355,000	WD	03-ARM'S LENGTH	\$355,000	\$176,460	49.71	\$352,911	\$147,747	\$207,253	\$170,119	1.218	1,895	\$109.37
88-20-12-202-010	2632 PEARL	07/11/22	\$415,933	WD	03-ARM'S LENGTH	\$415,933	\$188,190	45.25	\$376,385	\$132,972	\$282,961	\$201,835	1.402	1,742	\$162.43
88-20-12-202-011	2631 PEARL	03/01/23	\$412,500	WD	03-ARM'S LENGTH	\$412,500	\$191,970	46.54	\$383,938	\$132,972	\$279,528	\$208,098	1.343	1,754	\$159.37
88-20-12-202-027	5965 MARBLE CT	05/20/21	\$381,101	WD	03-ARM'S LENGTH	\$381,101	\$183,470	48.14	\$366,932	\$132,972	\$248,129	\$193,997	1.279	2,250	\$110.28
88-20-12-203-008	5878 MARBLE	05/16/22	\$510,000	WD	03-ARM'S LENGTH	\$510,000	\$224,030	43.93	\$448,052	\$147,747	\$362,253	\$249,009	1.455	2,279	\$158.95
88-20-12-204-010	5855 LIMESTONE	07/14/21	\$342,000	WD	03-ARM'S LENGTH	\$342,000	\$152,160	44.49	\$304,318	\$147,747	\$194,253	\$129,827	1.496	1,686	\$115.22
88-20-12-204-016	5783 LIMESTONE	09/07/22	\$438,000	WD	03-ARM'S LENGTH	\$438,000	\$211,850	48.37	\$423,698	\$147,747	\$290,253	\$228,815	1.269	2,322	\$125.00
88-20-12-204-025	2579 CORAL	07/12/21	\$310,000	WD	03-ARM'S LENGTH	\$310,000	\$148,000	47.74	\$295,991	\$147,747	\$162,253	\$122,922	1.320	1,453	\$111.67
88-20-12-205-014	5869 MARBLE	09/17/21	\$365,000	WD	03-ARM'S LENGTH	\$365,000	\$189,940	52.04	\$379,872	\$147,747	\$217,253	\$192,475	1.129	2,029	\$107.07
88-20-12-205-025	5737 MARBLE	01/05/22	\$350,000	WD	03-ARM'S LENGTH	\$350,000	\$189,720	54.21	\$379,445	\$147,747	\$202,253	\$192,121	1.053	1,846	\$109.56
88-20-12-251-023	5760 PATTERSON	06/09/21	\$330,000	WD	03-ARM'S LENGTH	\$330,000	\$170,060	51.53	\$340,114	\$147,747	\$182,253	\$159,508	1.143	1,748	\$104.26
88-20-12-251-024	5748 PATTERSON	10/22/21	\$390,000	WD	03-ARM'S LENGTH	\$390,000	\$187,190	48.00	\$374,386	\$147,747	\$242,253	\$187,926	1.289	1,986	\$121.98

88-20-12-252-004	5797 PATTERSON	12/28/22	\$360,000	WD	03-ARM'S LENGTH	\$360,000	\$186,340	51.76	\$372,683	\$147,747	\$212,253	\$186,514	1.138	2,205	\$96.26
88-20-12-252-012	5693 PATTERSON	10/27/21	\$375,000	WD	03-ARM'S LENGTH	\$375,000	\$186,920	49.85	\$373,831	\$147,747	\$227,253	\$187,466	1.212	1,848	\$122.97
88-20-12-252-015	5784 LARKINS	08/11/21	\$360,500	WD	03-ARM'S LENGTH	\$360,500	\$194,490	53.95	\$388,977	\$147,747	\$212,753	\$200,025	1.064	2,377	\$89.50
88-20-12-252-018	5748 LARKINS	05/20/22	\$400,000	WD	03-ARM'S LENGTH	\$400,000	\$209,330	52.33	\$418,663	\$147,747	\$252,253	\$224,640	1.123	1,821	\$138.52
88-20-12-254-041	2352 HIGHBURY	11/10/22	\$350,000	WD	03-ARM'S LENGTH	\$350,000	\$184,370	52.68	\$368,734	\$147,747	\$202,253	\$183,240	1.104	1,895	\$106.73
88-20-12-254-044	2376 HIGHBURY	05/26/21	\$334,000	WD	03-ARM'S LENGTH	\$334,000	\$173,740	52.02	\$347,484	\$147,747	\$186,253	\$165,619	1.125	1,820	\$102.34
88-20-12-258-013	5579 LARKINS	07/18/22	\$477,500	WD	03-ARM'S LENGTH	\$477,500	\$225,640	47.25	\$451,272	\$147,747	\$329,753	\$251,679	1.310	2,386	\$138.20
88-20-12-276-004	2805 DENISE	07/05/22	\$451,000	WD	03-ARM'S LENGTH	\$451,000	\$206,370	45.76	\$412,731	\$147,747	\$303,253	\$219,721	1.380	2,246	\$135.02
88-20-12-277-007	2965 DENISE	06/28/22	\$350,000	WD	03-ARM'S LENGTH	\$350,000	\$188,180	53.77	\$376,365	\$147,747	\$202,253	\$189,567	1.067	1,644	\$123.02
88-20-12-278-004	2840 DENISE	08/12/21	\$369,900	WD	03-ARM'S LENGTH	\$369,900	\$195,930	52.97	\$391,869	\$147,747	\$222,153	\$202,423	1.097	2,282	\$97.35
88-20-12-278-008	2896 DENISE	01/03/22	\$420,000	WD	03-ARM'S LENGTH	\$420,000	\$217,050	51.68	\$434,092	\$152,698	\$267,302	\$233,328	1.146	2,227	\$120.03
88-20-12-278-012	2738 DENISE	05/12/21	\$470,000	WD	03-ARM'S LENGTH	\$470,000	\$220,720	46.96	\$441,447	\$147,747	\$322,253	\$243,532	1.323	2,284	\$141.09
88-20-12-280-008	5529 SHALE	12/10/21	\$350,500	WD	03-ARM'S LENGTH	\$350,500	\$179,630	51.25	\$359,266	\$148,643	\$201,857	\$174,646	1.156	1,736	\$116.28
88-20-12-403-003	5411 ENGLISH	01/18/23	\$355,000	WD	03-ARM'S LENGTH	\$355,000	\$189,730	53.45	\$379,451	\$147,747	\$207,253	\$192,126	1.079	1,774	\$116.83
88-20-12-403-005	5379 ENGLISH	09/08/21	\$317,000	WD	03-ARM'S LENGTH	\$317,000	\$164,300	51.83	\$328,608	\$147,747	\$169,253	\$149,968	1.129	1,855	\$91.24
88-20-12-403-012	5267 BLAIR	02/13/23	\$345,000	WD	03-ARM'S LENGTH	\$345,000	\$175,860	50.97	\$351,723	\$147,747	\$197,253	\$169,134	1.166	1,901	\$103.76
88-20-12-405-007	5396 PATTERSON	08/23/21	\$375,000	WD	03-ARM'S LENGTH	\$375,000	\$178,170	47.51	\$356,336	\$151,333	\$223,667	\$169,986	1.316	1,876	\$119.23
88-20-12-406-011	2727 KNIGHT	07/29/21	\$395,000	WD	03-ARM'S LENGTH	\$395,000	\$185,170	46.88	\$370,344	\$147,747	\$247,253	\$184,575	1.340	2,210	\$111.88
88-20-12-428-003	2885 ENGLISH	06/01/21	\$345,000	WD	03-ARM'S LENGTH	\$345,000	\$176,500	51.16	\$352,993	\$147,747	\$197,253	\$170,187	1.159	2,105	\$93.71
88-20-12-429-010	2866 ENGLISH	05/10/21	\$340,000	WD	03-ARM'S LENGTH	\$340,000	\$180,170	52.99	\$360,349	\$147,747	\$192,253	\$176,287	1.091	2,105	\$91.33
88-20-12-453-024	5103 DAYTON	09/30/22	\$342,000	WD	03-ARM'S LENGTH	\$342,000	\$166,170	48.59	\$332,343	\$147,747	\$194,253	\$153,065	1.269	1,648	\$117.87
88-20-12-453-027	2651 DAYTON	03/16/22	\$350,000	WD	03-ARM'S LENGTH	\$350,000	\$186,430	53.27	\$372,860	\$151,853	\$198,147	\$183,256	1.081	1,753	\$113.03
88-20-12-476-030	5082 FEDORA	03/30/22	\$350,000	WD	03-ARM'S LENGTH	\$350,000	\$190,440	54.41	\$380,888	\$147,807	\$202,193	\$193,268	1.046	1,852	\$109.18
Totals:			\$26,102,234			\$26,102,234	\$13,036,210		\$26,072,412		\$15,878,706	\$13,141,695			\$115.40
								Sale. Ratio =>	49.94			E.C.F. =>	1.208	Std. Deviation=>	
								Std. Dev. =>	3.07			Ave. E.C.F. =>	1.206	Ave. Variance=>	