

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Cur. Asmnt.	Asd/Adj. Sale	Cur. Appraisal
88-20-15-376-031	415 EVALINE	03/17/23	\$500,415	WD	03-ARM'S LENGTH	\$500,415	\$247,740	49.51	\$495,479
88-20-15-377-015	438 EVALINE	07/29/22	\$442,000	WD	03-ARM'S LENGTH	\$442,000	\$220,200	49.82	\$440,402
88-20-15-378-040	170 LEETONIA	08/30/21	\$430,000	WD	03-ARM'S LENGTH	\$430,000	\$211,300	49.14	\$422,595
Totals:			\$1,372,415			\$1,372,415	\$679,240		\$1,358,476
								Sale. Ratio =>	49.49
								Std. Dev. =>	0.34

Land + Yard	Bldg. Residual	Cost Man. \$	E.C.F.	Floor Area	\$/Sq.Ft.	ECF Area	Dev. by Mean (%)	Building Style	Use Code
\$178,495	\$321,920	\$307,751	1.046	2,636	\$122.12	15F	0.0432	COLONIAL	
\$147,747	\$294,253	\$284,131	1.036	2,468	\$119.23	15F	1.0847	COLONIAL	
\$147,747	\$282,253	\$266,843	1.058	2,299	\$122.77	15F	1.1279	RANCH	
	\$898,426	\$858,725			\$121.37		0.0239		
		E.C.F. =>	1.046		Std. Deviation=>	0.011069454			
		Ave. E.C.F. =>	1.046		Ave. Variance=>	0.7520	Coefficient of Var=>	0.71855878	

Land Value	Appr. by Eq.	Appr. Date	Other Parcels in Sale	Land Table	Property Class	Building Depr.	Site Characteristics	Access
\$147,747	No	/ /		R-1C	401	73		
\$147,747	No	/ /		R-1C	401	73		
\$147,747	No	/ /		R-1C	401	64		

Waterfront Influences	Bottom Character
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