

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Cur. Asmnt.	Asd/Adj. Sale	Cur. Appraisal
88-20-21-251-007	344 KIRK LANE	03/08/22	\$345,000	WD	03-ARM'S LENGTH	\$345,000	\$163,260	47.32	\$326,516
88-20-21-277-010	13 KIRK LANE	09/21/21	\$275,000	WD	03-ARM'S LENGTH	\$275,000	\$141,050	51.29	\$282,102
Totals:			\$620,000			\$620,000	\$304,310		\$608,618
								Sale. Ratio =>	49.08
								Std. Dev. =>	2.81

Land + Yard	Bldg. Residual	Cost Man. \$	E.C.F.	Floor Area	\$/Sq.Ft.	ECF Area	Dev. by Mean (%)	Building Style	Use Code
\$159,141	\$185,859	\$150,653	1.234	1,600	\$116.16	21D	9.3324	RANCH	
\$158,729	\$116,271	\$111,047	1.047	1,856	\$62.65	21D	9.3324	RANCH	
	\$302,130	\$261,699			\$89.40		1.4124		
		E.C.F. =>	1.154		Std. Deviation=>	0.131980021			
		Ave. E.C.F. =>	1.140		Ave. Variance=>	9.3324	Coefficient of Var=>	8.183664405	

Land Value	Appr. by Eq.	Appr. Date	Other Parcels in Sale	Land Table	Property Class	Building Depr.	Site Characteristics	Access
\$158,102	No	/ /		R-1B	401	54		
\$158,102	No	/ /		R-1B	401	41		

Water Supply	Sewer	Property Restrictions	Restriction Notes	Waterfont View	Waterfront	Waterfront Name	Waterfront Ownership

Waterfront Influences	Bottom Character
