

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Cur. Asmnt.	Asd/Adj. Sale	Cur. Appraisal
88-20-24-479-035	3032 ALBANY	09/06/22	\$383,000	WD	03-ARM'S LENGTH	\$383,000	\$194,490	50.78	\$388,988
88-20-24-481-012	3063 ALBANY	04/20/22	\$442,000	WD	03-ARM'S LENGTH	\$442,000	\$210,060	47.52	\$420,123
88-20-23-304-040	1160 BAKER	09/17/21	\$431,100	WD	03-ARM'S LENGTH	\$431,100	\$234,590	54.42	\$469,183
								Sale. Ratio =>	54.42
								Std. Dev. =>	2.30

Land + Yard	Bldg. Residual	Cost Man. \$	E.C.F.	Floor Area	\$/Sq.Ft.	ECF Area	Dev. by Mean (%)	Building Style	Use Code
\$93,510	\$289,490	\$243,028	1.191	1,787	\$162.00	23G	5.4376	COLONIAL	
\$103,901	\$338,099	\$260,090	1.300	2,144	\$157.70	23G	5.4376	COLONIAL	
\$103,901	\$327,199	\$300,441	1.089	2,582	\$126.72	23G	108.9062	COLONIAL	
		E.C.F. =>	1.089		Std. Deviation=>	0.076899575			
		Ave. E.C.F. =>	1.246		Ave. Variance=>	5.4376	Coefficient of Var=>	4.365618682	

Land Value	Appr. by Eq.	Appr. Date	Other Parcels in Sale	Land Table	Property Class	Building Depr.
\$93,510	No	/ /		R-1E	401	68
\$103,901	No	/ /		R-1E	401	73
\$103,901	No	/ /		R-1E	401	70
