

| Parcel Number    | Street Address | Sale Date | Sale Price | Instr. | Terms of Sale   | Adj. Sale \$ | Cur. Asmnt.              | Asd/Adj. Sale |
|------------------|----------------|-----------|------------|--------|-----------------|--------------|--------------------------|---------------|
| 88-20-20-226-031 | 1640 MCMANUS   | 12/30/22  | \$487,500  | WD     | 03-ARM'S LENGTH | \$487,500    | \$273,680                | 56.14         |
| 88-20-20-427-017 | 1576 BANMOOR   | 08/15/22  | \$492,000  | WD     | 03-ARM'S LENGTH | \$492,000    | \$256,090                | 52.05         |
| 88-20-20-427-012 | 3464 MCCLURE   | 04/08/22  | \$533,000  | WD     | 03-ARM'S LENGTH | \$533,000    | \$260,770                | 48.92         |
| 88-20-20-227-030 | 1570 BOULAN    | 11/29/21  | \$325,000  | WD     | 03-ARM'S LENGTH | \$325,000    | \$180,250                | 55.46         |
| 88-20-20-226-024 | 1800 MCMANUS   | 09/30/21  | \$325,000  | WD     | 03-ARM'S LENGTH | \$325,000    | \$185,560                | 57.10         |
| 88-20-20-427-026 | 3379 CROOKS    | 08/09/21  | \$290,000  | WD     | 03-ARM'S LENGTH | \$290,000    | \$157,870                | 54.44         |
| 88-20-21-302-006 | 927 MUER       | 08/01/21  | \$333,000  | WD     | 03-ARM'S LENGTH | \$333,000    | \$190,520                | 57.21         |
|                  |                |           |            |        |                 |              | <b>Sale. Ratio =&gt;</b> | <b>57.21</b>  |
|                  |                |           |            |        |                 |              | <b>Std. Dev. =&gt;</b>   | <b>3.03</b>   |

| Cur. Appraisal | Land + Yard | Bldg. Residual | Cost Man. \$ | E.C.F.                   | Floor Area   | \$/Sq.Ft.                  | ECF Area           | Dev. by Mean (%)               |
|----------------|-------------|----------------|--------------|--------------------------|--------------|----------------------------|--------------------|--------------------------------|
| \$547,364      | \$158,102   | \$329,398      | \$245,043    | 1.344                    | 2,588        | \$127.28                   | 20C-A              | 134.4244                       |
| \$512,172      | \$169,493   | \$322,507      | \$215,719    | 1.495                    | 2,445        | \$131.90                   | 20C-A              | 24.8809                        |
| \$521,543      | \$158,102   | \$374,898      | \$228,789    | 1.639                    | 2,998        | \$125.05                   | 20C-A              | 24.1444                        |
| \$360,496      | \$159,781   | \$165,219      | \$126,352    | 1.308                    | 1,570        | \$105.24                   | 20C-A              | 130.7613                       |
| \$371,111      | \$158,102   | \$166,898      | \$134,091    | 1.245                    | 1,522        | \$109.66                   | 20C-A              | 124.4664                       |
| \$315,730      | \$142,291   | \$147,709      | \$109,181    | 1.353                    | 1,924        | \$76.77                    | 20C-A              | 135.2880                       |
| \$381,042      | \$158,102   | \$174,898      | \$140,342    | 1.246                    | 1,468        | \$119.14                   | 20C-A              | 124.6224                       |
|                |             |                |              | <b>E.C.F. =&gt;</b>      | <b>1.246</b> | <b>Std. Deviation=&gt;</b> | <b>0.144164165</b> |                                |
|                |             |                |              | <b>Ave. E.C.F. =&gt;</b> | <b>1.397</b> | <b>Ave. Variance=&gt;</b>  | <b>95.6609</b>     | <b>Coefficient of Var=&gt;</b> |

| Building Style | Use Code | Land Value | Appr. by Eq. | Appr. Date | Other Parcels in Sale | Land Table | Property Class | Building Depr. |
|----------------|----------|------------|--------------|------------|-----------------------|------------|----------------|----------------|
| COLONIAL       |          | \$158,102  | No           | / /        |                       | R-1B       | 401            | 55             |
| BUNGALOW       |          | \$158,102  | No           | / /        |                       | R-1B       | 401            | 54             |
| COLONIAL       |          | \$158,102  | No           | / /        |                       | R-1B       | 401            | 52             |
| RANCH          |          | \$158,102  | No           | / /        |                       | R-1B       | 401            | 45             |
| RANCH          |          | \$158,102  | No           | / /        |                       | R-1B       | 401            | 46             |
| COLONIAL       |          | \$142,291  | No           | / /        |                       | R-1B       | 401            | 41             |
| RANCH          |          | \$158,102  | No           | / /        |                       | R-1B       | 401            | 48             |

**68.46734855**