

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Cur. Asmnt.	Asd/Adj. Sale
88-20-21-105-007	702 SEABISCUIT	04/06/21	\$475,000	WD	03-ARM'S LENGTH	\$475,000	\$221,580	46.65
88-20-21-105-014	3886 APPALOOSA	07/27/22	\$625,000	WD	03-ARM'S LENGTH	\$625,000	\$276,810	44.29
Totals:			\$1,100,000			\$1,100,000	\$498,390	
							Sale. Ratio =>	45.31
							Std. Dev. =>	1.67

Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt
\$443,157	\$169,351	\$137,508	1.0	1.0	0.00	0.00	\$169,351	#DIV/0!	#DIV/0!
\$553,627	\$208,881	\$137,508	1.0	1.0	0.00	0.00	\$208,881	#DIV/0!	#DIV/0!
\$996,784	\$378,232	\$275,016	2.0		0.00	0.00			
		Average			Average			Average	
		per FF=>	\$189,116		per Net Acre=>	#DIV/0!		per SqFt=>	#DIV/0!

Actual Front	ECF Area	Liber/Page	Other Parcels in Sale	Land Table	Gravel	Paved	Inspected Date	Use Code	Class	Rate Group 1
1.00	C2102	56111/165		WESTON DOWNS	0	1	7/5/2022		407	
1.00	C2102	58006/500		WESTON DOWNS	0	1	11/7/2022		407	

Rate Group 2	Rate Group 3
