

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Cur. Asmnt.	Asd/Adj. Sale	
88-20-07-304-010	2862 VINEYARDS	10/15/21	\$1,250,000	WD	03-ARM'S LENGTH	\$1,250,000	\$598,610	47.89	
88-20-07-351-044	2817 VINEYARDS	03/24/23	\$1,175,000	WD	03-ARM'S LENGTH	\$1,175,000	\$564,680	48.06	
<b>Totals:</b>			<b>\$2,425,000</b>			<b>\$2,425,000</b>	<b>\$1,163,290</b>		
								<b>Sale. Ratio =&gt;</b>	<b>47.97</b>
								<b>Std. Dev. =&gt;</b>	<b>0.12</b>

Cur. Appraisal	Land + Yard	Bldg. Residual	Cost Man. \$	E.C.F.	Floor Area	\$/Sq.Ft.	ECF Area	Dev. by Mean (%)
\$1,197,219	\$183,472	\$1,066,528	\$1,661,880	0.642	5,226	\$204.08	07K	0.1162
\$1,129,356	\$183,472	\$991,528	\$1,550,630	0.639	4,910	\$201.94	07K	0.1162
<b>\$2,326,575</b>		<b>\$2,058,056</b>	<b>\$3,212,510</b>			<b>\$203.01</b>		<b>0.0040</b>
			E.C.F. =>	<b>0.641</b>		Std. Deviation=>	<b>0.001643316</b>	
			Ave. E.C.F. =>	<b>0.641</b>		Ave. Variance=>	<b>0.1162</b>	Coefficient of Var=>

Building Style	Use Code	Land Value	Appr. by Eq.	Appr. Date	Other Parcels in Sale	Land Table	Property Class
COLONIAL		\$183,472	No	/ /		R-1A ZONING, R-1B RATES	401
COLONIAL		\$183,472	No	/ /		R-1A ZONING, R-1B RATES	401

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**0.181393015**

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Waterfront Name	Waterfront Ownership	Waterfront Influences	Bottom Character
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