

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Cur. Asmnt.	Asd/Adj. Sale	Cur. Appraisal	Land + Yard	Bldg. Residual	Cost Man. \$	E.C.F.	Floor Area	\$/Sq.Ft.
88-20-30-152-026	1501 WITHERBEE	12/19/22	\$330,500	WD	03-ARM'S LENGTH	\$330,500	\$183,440	55.50	\$366,885	\$125,617	\$204,883	\$132,539	1.546	1,538	\$133.21
88-20-30-101-008	1081 NORWICH	11/02/22	\$352,500	WD	03-ARM'S LENGTH	\$352,500	\$208,320	59.10	\$416,631	\$149,617	\$202,883	\$146,682	1.383	2,115	\$95.93
88-20-30-152-007	1027 BROOKLAWN	08/19/22	\$365,000	WD	03-ARM'S LENGTH	\$365,000	\$175,380	48.05	\$350,760	\$125,752	\$239,248	\$123,606	1.936	1,322	\$180.97
88-20-30-153-005	1564 WITHERBEE	06/03/22	\$365,000	WD	03-ARM'S LENGTH	\$365,000	\$178,480	48.90	\$356,963	\$125,617	\$239,383	\$127,088	1.884	1,322	\$181.08
88-20-30-153-014	1654 WITHERBEE	05/12/22	\$322,500	WD	03-ARM'S LENGTH	\$322,500	\$161,030	49.93	\$322,064	\$125,617	\$196,883	\$107,917	1.824	1,161	\$169.58
88-20-30-101-026	845 NORWICH	07/15/21	\$315,000	WD	03-ARM'S LENGTH	\$315,000	\$175,290	55.65	\$350,578	\$149,617	\$165,383	\$110,396	1.498	1,161	\$142.45
88-20-30-153-026	858 NORWICH	06/18/21	\$327,000	WD	03-ARM'S LENGTH	\$327,000	\$172,080	52.62	\$344,164	\$149,874	\$177,126	\$106,732	1.660	1,161	\$152.56
							Sale. Ratio =>	52.62				E.C.F. =>	1.660		Std. Deviation=>
							Std. Dev. =>	4.50				Ave. E.C.F. =>	1.678		Ave. Variance=>

ECF Area	Dev. by Mean (%)	Building Style	Use Code	Land Value	Appr. by Eq.	Appr. Date	Other Parcels in Sale	Land Table	Property Class	Building Depr.
30A	11.3709	RANCH		\$125,617	No	/ /		R-1E2 EXTENSION OF R-1E RATES	401	45
30A	138.3149	RANCH		\$149,617	No	/ /		R-1E2 EXTENSION OF R-1E RATES	401	41
30A	193.5565	RANCH		\$125,617	No	/ /		R-1E2 EXTENSION OF R-1E RATES	401	45
30A	20.5161	RANCH		\$125,617	No	/ /		R-1E2 EXTENSION OF R-1E RATES	401	47
30A	14.5961	RANCH		\$125,617	No	/ /		R-1E2 EXTENSION OF R-1E RATES	401	45
30A	149.8085	RANCH		\$149,617	No	/ /		R-1E2 EXTENSION OF R-1E RATES	401	45
30A	165.9546	RANCH		\$149,617	No	/ /		R-1E2 EXTENSION OF R-1E RATES	401	47
0.231005041										
88.0272	Coefficient of Var=>		52.44584432							