

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale
071-026-200-005-01	1922 N GEHRES RD	10/05/21	\$149,900	WD	03-ARM'S LENGTH	\$149,900	\$0	0.00
Totals:			\$149,900			\$149,900	\$0	0.00
							Sale. Ratio =>	0.00
							Std. Dev. =>	#DIV/0!

060-004-300-010-00	616 N MCGREGOR RI	03/16/22	\$80,000	WD	03-ARM'S LENGTH	\$80,000	\$54,900	68.63
060-031-400-005-00	1787 S KING RD	10/03/22	\$250,000	WD	03-ARM'S LENGTH	\$250,000	\$102,400	40.96
071-001-100-001-00	3989 N F-41	11/01/21	\$55,000	MLC	03-ARM'S LENGTH	\$55,000	\$42,000	76.36
120-100-015-001-00	117 E MAIN ST	01/21/22	\$140,000	WD	03-ARM'S LENGTH	\$140,000	\$85,800	61.29
120-100-017-004-01	301 E MAIN ST	06/24/21	\$60,000	WD	03-ARM'S LENGTH	\$60,000	\$15,800	26.33
120-100-017-008-00	109 1ST ST	11/12/21	\$230,000	WD	03-ARM'S LENGTH	\$230,000	\$79,600	34.61
120-100-021-002-00	110 E MAIN ST	05/27/22	\$160,000	WD	03-ARM'S LENGTH	\$160,000	\$45,100	28.19
120-110-012-205-00	116 1ST ST	02/23/22	\$185,000	MLC	03-ARM'S LENGTH	\$185,000	\$52,500	28.38
120-120-013-100-00	217 S US-23	01/17/23	\$625,773	CD	03-ARM'S LENGTH	\$625,773	\$67,800	10.83
Totals:			\$1,785,773			\$1,785,773	\$545,900	
							Sale. Ratio =>	30.57
							Std. Dev. =>	22.11

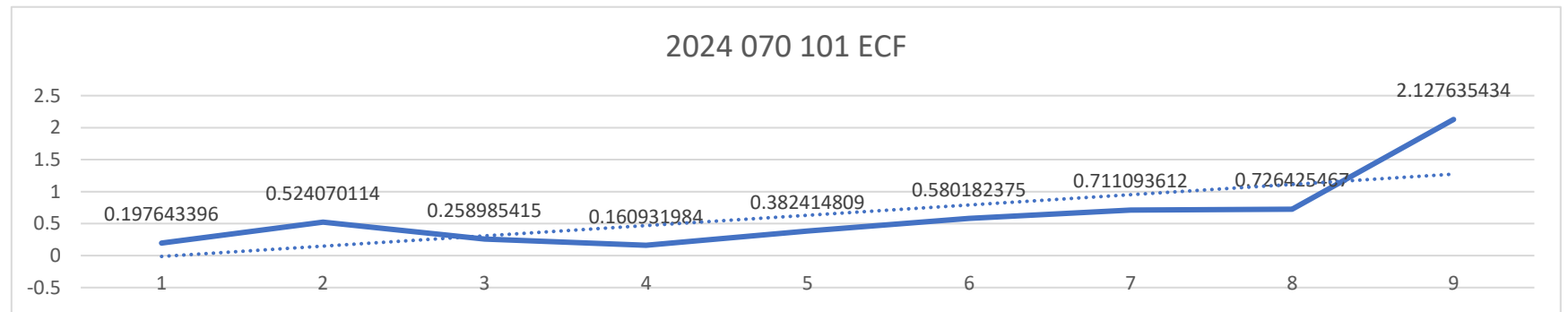
Column1

Mean	0.629931401	Minimum	0.16093198
Standard Error	0.199944302	Maximum	2.12763543
Median	0.524070114	Sum	5.66938261
Mode	#N/A	Count	9
Standard Deviation	0.599832906		
Sample Variance	0.359799515		
Kurtosis	6.059267768		
Skewness	2.315549246		
Range	1.96670345		

Cur. Appraisal	Land + Yard	Bldg. Residual	Cost Man. \$	E.C.F.	Floor Area	\$/Sq.Ft.	ECF Area	Dev. by Mean (%)
\$108,136	\$99,617	\$50,283	\$14,198	3.541	0	#DIV/0!	101	0.0000
\$108,136		\$50,283	\$14,198			#DIV/0!		0.0000
			E.C.F. =>	3.541		Std. Deviation=>	#DIV/0!	
			Ave. E.C.F. =>	3.541		Ave. Variance=>	0.0000	Coefficient of Var=>

ONLY TWO	SAMPLES	COMPARE	WITH 201					
\$129,058	\$55,902	\$24,098	\$121,927	0.198	1,144	\$21.06	101	43.2288
\$264,861	\$147,429	\$102,571	\$195,720	0.524	1,386	\$74.01	101	10.5861
\$109,439	\$13,656	\$41,344	\$159,638	0.259	2,166	\$19.09	201	32.1197
\$258,563	\$96,543	\$43,457	\$270,033	0.161	6,020	\$7.22	201	46.8999
\$77,240	\$29,700	\$30,300	\$79,233	0.382	1,986	\$15.26	201	31.5327
\$235,205	\$77,618	\$152,382	\$262,645	0.580	2,378	\$64.08	201	11.7560
\$141,190	\$39,600	\$120,400	\$169,317	0.711	1,632	\$73.77	201	1.3351
\$163,766	\$62,992	\$122,008	\$167,957	0.726	1,600	\$76.26	201	2.8683
\$242,502	\$91,967	\$533,806	\$250,892	2.128	1,232	\$433.28	201	142.9893
\$1,621,824		\$1,170,366	\$1,677,362			\$87.11		6.7811
			E.C.F. =>	0.698		Std. Deviation=>	0.230819	
			Ave. E.C.F. =>	0.630		Ave. Variance=>	26.90746	Coefficient of Var=>

USE .580 FOR 101 DUE TO DIFFERENT CLASS DATA USED



Building Style	Use Code	Land Value	Appr. by Eq.	Appr. Date	Other Parcels in Sale	Land Table	Property Class	Building Depr.
RANCH		\$99,617	No	/ /		AGRICULTURAL 101	101	70

0

RANCH		\$54,284	No	/ /		AGRICULTURAL 101	101	67
RANCH		\$145,250	No	/ /		AGRICULTURAL 101	101	72
		\$12,654	No	/ /		COMMERCIAL 201	201	0
		\$87,000	No	/ /		COMMERCIAL 201	201	0
		\$29,700	No	/ /		COMMERCIAL 201	201	0
		\$69,300	No	/ /		COMMERCIAL 201	201	0
		\$39,600	No	/ /		COMMERCIAL 201	201	0
		\$53,400	No	/ /		COMMERCIAL 201	201	0
		\$90,000	No	/ /		COMMERCIAL 201	201	0

42.7149123