

ECF 22

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.	ECF Area	Dev. by Mean (%)	Building Style	Use Code	Land Value			
10-038-00-001-00	216 JONATHAN DR	07/06/21	\$189,900	WD	03-ARM'S LENGTH	\$189,900	\$102,300	53.87	\$204,634	\$48,276	\$141,624	\$151,510	0.935	1,344	\$105.38	P	27.3139	RANCH	RENTAL HOUSES	\$39,744			
10-038-00-007-00	205 JONATHAN DR	11/15/21	\$255,000	WD	03-ARM'S LENGTH	\$255,000	\$125,700	49.29	\$251,459	\$44,178	\$210,822	\$200,854	1.050	2,032	\$103.75	P	15.8262	TWO-STORY	RENTAL HOUSES	\$35,190			
10-044-00-008-00	114 MARTINA ST	10/05/21	\$137,000	WD	03-ARM'S LENGTH	\$137,000	\$72,600	52.99	\$145,278	\$52,202	\$84,798	\$90,190	0.940	1,082	\$78.37	P	26.7675	RANCH	RENTAL HOUSES	\$49,200			
10-066-00-034-00	2412 NORTH BLVD	08/01/22	\$200,000	WD	03-ARM'S LENGTH	\$200,000	\$57,300	28.65	\$114,644	\$51,600	\$148,400	\$61,089	2.429	954	\$155.56	P	122.1345	RANCH	RENTAL HOUSES	\$47,500			
10-066-00-135-00	115 WINONA PL	07/30/21	\$235,000	WD	03-ARM'S LENGTH	\$235,000	\$145,000	61.70	\$290,032	\$49,421	\$185,579	\$233,150	0.796	2,200	\$84.35	P	41.1928	BUNGALOW	RENTAL HOUSES	\$37,260			
10-066-00-135-00	115 WINONA PL	10/10/22	\$275,000	WD	03-ARM'S LENGTH	\$275,000	\$145,000	52.73	\$290,032	\$49,421	\$225,579	\$233,150	0.968	2,200	\$102.54	P	24.0365	BUNGALOW	RENTAL HOUSES	\$37,260			
10-066-00-187-00	130 OTSEGO PL	09/24/21	\$159,900	WD	03-ARM'S LENGTH	\$159,900	\$84,600	52.91	\$169,238	\$42,246	\$117,654	\$123,054	0.956	1,636	\$71.92	P	25.1777	BUNGALOW	RENTAL HOUSES	\$33,120			
10-066-00-191-00	126 OTSEGO PL	07/23/21	\$205,000	WD	03-ARM'S LENGTH	\$205,000	\$114,600	55.90	\$229,149	\$39,181	\$165,819	\$184,078	0.901	2,363	\$70.17	P	30.7081	TWO-STORY	RENTAL HOUSES	\$30,000			
10-066-00-237-00	2310 MOHAWK PL	06/28/22	\$134,000	WD	03-ARM'S LENGTH	\$134,000	\$57,600	42.99	\$115,222	\$58,635	\$75,365	\$54,832	1.374	824	\$91.46	P	16.6571	RANCH	RENTAL HOUSES	\$51,750			
10-066-00-285-00	215 OTSEGO PL	12/23/21	\$143,000	WD	03-ARM'S LENGTH	\$143,000	\$66,800	46.71	\$133,677	\$37,176	\$105,824	\$93,509	1.132	1,086	\$97.44	P	7.6189	RANCH	RENTAL HOUSES	\$33,120			
10-093-00-098-00	2119 MICHIGAN AV	04/30/21	\$164,900	WD	03-ARM'S LENGTH	\$164,900	\$104,400	63.31	\$208,840	\$70,783	\$94,117	\$133,776	0.704	1,674	\$56.22	P	50.4350	RANCH	RENTAL HOUSES	\$63,342			
10-093-00-098-00	2119 MICHIGAN AV	10/03/22	\$270,000	WD	19-MULTI PARCEL ARM'S LENGTH	\$270,000	\$104,400	38.67	\$208,840	\$70,783	\$199,217	\$133,776	1.489	1,674	\$119.01	P	28.1290	RANCH	RENTAL HOUSES	\$63,342			
10-093-00-121-00	204 KENTUCKY AV	02/22/23	\$135,000	WD	03-ARM'S LENGTH	\$135,000	\$50,000	37.04	\$99,934	\$30,676	\$104,324	\$67,110	1.555	1,168	\$89.32	P	34.6620	RANCH	RENTAL HOUSES	\$26,082			
10-104-00-009-00	2601 SUNNYSIDE DR	04/29/21	\$115,000	WD	03-ARM'S LENGTH	\$115,000	\$46,900	40.78	\$93,841	\$35,967	\$79,033	\$56,079	1.409	888	\$89.00	P	20.1413	RANCH	RENTAL HOUSES	\$31,050			
10-104-00-047-00	2820 SUNNYSIDE DR	07/29/22	\$160,000	WD	03-ARM'S LENGTH	\$160,000	\$53,300	33.31	\$106,513	\$30,983	\$129,017	\$73,188	1.763	887	\$145.45	P	55.4925	RANCH	RENTAL HOUSES	\$27,423			
10-105-00-031-00	240 LANSING ST	04/07/21	\$154,654	WD	03-ARM'S LENGTH	\$154,654	\$87,500	56.58	\$174,963	\$66,355	\$88,299	\$105,240	0.839	1,152	\$76.65	P	36.8869	RANCH	RENTAL HOUSES	\$62,100			
10-105-00-055-00	103 KENTUCKY AV	05/04/21	\$180,000	WD	03-ARM'S LENGTH	\$180,000	\$78,900	43.83	\$157,735	\$70,488	\$109,512	\$84,542	1.295	1,040	\$105.30	P	8.7470	RANCH	RENTAL HOUSES	\$53,406			
Totals:			\$3,113,354			\$3,113,354	\$1,496,900		\$2,994,031		\$2,264,983	\$2,079,128			\$96.58		11.8500						
								Sale. Ratio =>	48.08			E.C.F. =>	1.089	Std. Deviation=>		0.43499643							
								Std. Dev. =>	9.87			Ave. E.C.F. =>	1.208	Ave. Variance=>		33.6428	Coefficient of Var=>	27.85247275					
												USED	1.089										