

Land Table 4 Front Foot

| Parcel Number | Street Address | Sale Date | Sale Price | Instr. | Terms of Sale | Adj. Sale \$ | Cur. Asmnt. | Asd/Adj. Sale | Cur. Appraisal | Land Residual | Est. Land Value | Effec. Front | Depth | Net Acres | Total Acres | Dollars/FF | Dollars/Acre | Dollars/SqFt | Actual Front | ECF Area | Liber/Page | |
|------------------|-------------------|-----------|--------------------|--------|-------------------------|--------------------|------------------|---------------|--------------------|------------------|------------------|------------------|-------|-------------|-------------|------------------------|--------------|--------------|--------------|--------------------|------------|--------|
| 10-057-00-031-00 | 735 E DIVISION ST | 06/14/21 | \$210,000 | WD | 03-ARM'S LENGTH | \$210,000 | \$104,200 | 49.62 | \$208,349 | \$18,523 | \$16,872 | 74.0 | 150.0 | 0.26 | 0.26 | \$250 | \$72,639 | \$1.67 | 74.00 | BR 690/1053 | | |
| 10-082-00-434-00 | 516 STIMSON ST | 04/26/22 | \$169,900 | WD | 19-MULTI PARCEL ARM'S L | \$169,900 | \$80,100 | 47.15 | \$160,323 | \$29,641 | \$20,064 | 118.0 | 300.0 | 0.41 | 0.20 | \$251 | \$72,828 | \$1.67 | 118.00 | BR 692/2981 | | |
| 10-079-00-122-00 | 623 WASHINGTON ST | 06/09/21 | \$133,000 | WD | 03-ARM'S LENGTH | \$133,000 | \$64,700 | 48.65 | \$129,403 | \$18,645 | \$15,048 | 66.0 | 190.8 | 0.29 | 0.29 | \$283 | \$64,516 | \$1.48 | 66.00 | BR 690/902 | | |
| 10-086-00-373-00 | 217 E NELSON ST | 01/26/22 | \$129,900 | WD | 03-ARM'S LENGTH | \$129,900 | \$63,500 | 48.88 | \$126,902 | \$14,398 | \$11,400 | 50.0 | 144.0 | 0.17 | 0.17 | \$288 | \$87,261 | \$2.00 | 50.00 | BR 692/174 | | |
| 10-082-00-012-00 | 202 HOWARD ST | 07/22/21 | \$147,000 | WD | 03-ARM'S LENGTH | \$147,000 | \$71,900 | 48.91 | \$143,871 | \$14,985 | \$11,856 | 52.0 | 90.0 | 0.11 | 0.11 | \$288 | \$140,047 | \$3.22 | 52.00 | BR 690/1979 | | |
| 10-086-00-443-00 | 121 N PARK ST | 10/24/22 | \$135,000 | LC | 03-ARM'S LENGTH | \$135,000 | \$65,300 | 48.37 | \$130,574 | \$20,842 | \$16,416 | 72.0 | 45.0 | 0.07 | 0.07 | \$289 | \$281,649 | \$6.47 | 72.00 | BR 694/447 5% INT | | |
| 10-086-00-328-00 | 124 E BREMER ST | 07/22/22 | \$109,500 | WD | 03-ARM'S LENGTH | \$109,500 | \$51,800 | 47.31 | \$103,507 | \$22,409 | \$16,416 | 72.0 | 50.0 | 0.08 | 0.08 | \$311 | \$269,988 | \$6.20 | 72.00 | BR 693/1586 | | |
| 10-082-00-042-00 | 405 HERSEY ST | 08/17/21 | \$94,900 | WD | 03-ARM'S LENGTH | \$94,900 | \$45,000 | 47.42 | \$89,955 | \$16,345 | \$11,400 | 50.0 | 65.0 | 0.08 | 0.08 | \$327 | \$217,933 | \$5.00 | 50.00 | BR 690/2585 | | |
| 10-067-00-077-00 | 705 STIMSON ST | 05/20/22 | \$149,175 | WD | 19-MULTI PARCEL ARM'S L | \$149,175 | \$66,900 | 44.85 | \$133,864 | \$49,511 | \$34,200 | 150.0 | 250.0 | 0.43 | 0.29 | \$330 | \$115,142 | \$2.64 | 150.00 | BR 693/218 | | |
| 10-085-00-105-00 | 427 E NELSON ST | 10/27/21 | \$129,000 | WD | 03-ARM'S LENGTH | \$129,000 | \$60,600 | 46.98 | \$121,112 | \$19,288 | \$11,400 | 50.0 | 144.0 | 0.17 | 0.17 | \$386 | \$116,897 | \$2.68 | 50.00 | BR 691/1358 | | |
| 10-082-00-331-00 | 405 HOWARD ST | 05/13/21 | \$126,000 | WD | 03-ARM'S LENGTH | \$126,000 | \$58,800 | 46.67 | \$117,641 | \$19,759 | \$11,400 | 50.0 | 144.0 | 0.17 | 0.17 | \$395 | \$119,752 | \$2.75 | 50.00 | BR 690/332 | | |
| Totals: | | | \$1,533,375 | | | \$1,533,375 | \$732,800 | | \$1,465,501 | \$244,346 | \$176,472 | 804.0 | | 2.22 | 1.87 | | | | | | | |
| | | | | | | | | | Sale. Ratio => | 47.79 | | Average per FF=> | | \$304 | | Average per Net Acre=> | | 110,314.22 | | Average per SqFt=> | | \$2.53 |
| | | | | | | | | | Std. Dev. => | 1.35 | | USED | | \$ 304 | | | | | | | | |

Land Table 4 BACK LOT

| Parcel Number | Street Address | Sale Date | Sale Price | Instr. | Terms of Sale | Adj. Sale \$ | Cur. Asmnt. | Asd/Adj. Sale | Cur. Appraisal | Land Residual | Est. Land Value | Effec. Front | Depth | Net Acres | Total Acres | Dollars/FF | Dollars/Acre | Dollars/SqFt | Actual Front | ECF Area | Liber/Page | |
|------------------|-------------------|-----------|--------------------|--------|-------------------------|--------------------|------------------|---------------|--------------------|------------------|------------------|------------------|-------|-------------|-------------|------------------------|--------------|--------------|--------------|--------------------|------------|--------|
| 10-096-00-095-01 | 716 WASHINGTON ST | 09/08/21 | \$109,000 | WD | 12-FROM LENDING INSTIT | \$109,000 | \$65,400 | 60.00 | \$130,744 | \$1,056 | \$22,800 | 100.0 | 147.0 | 0.34 | 0.34 | \$11 | \$3,134 | \$0.07 | 100.00 | BR 691/274 | | |
| 10-096-00-008-00 | 709 E GARFIELD ST | 01/06/23 | \$187,000 | WD | 03-ARM'S LENGTH | \$187,000 | \$100,800 | 53.90 | \$201,664 | \$2,436 | \$17,100 | 75.0 | 132.0 | 0.23 | 0.23 | \$32 | \$10,731 | \$0.25 | 75.00 | BR 694/1595 | | |
| 10-086-00-388-00 | 312 N SHELBY ST | 06/08/21 | \$67,000 | WD | 03-ARM'S LENGTH | \$67,000 | \$38,000 | 56.72 | \$75,927 | \$2,473 | \$11,400 | 50.0 | 50.0 | 0.06 | 0.06 | \$49 | \$43,386 | \$1.00 | 50.00 | BR 690/1154 | | |
| 10-085-00-083-00 | 405 E PINE ST | 04/29/22 | \$110,000 | LC | 19-MULTI PARCEL ARM'S L | \$110,000 | \$63,600 | 57.82 | \$127,232 | \$5,568 | \$22,800 | 100.0 | 216.0 | 0.25 | 0.17 | \$56 | \$22,452 | \$0.52 | 100.00 | BR 693/253 | | |
| 10-082-00-420-00 | 206 E DIVISION ST | 10/01/21 | \$87,000 | WD | 03-ARM'S LENGTH | \$87,000 | \$48,000 | 55.17 | \$96,085 | \$3,387 | \$12,472 | 54.7 | 47.2 | 0.06 | 0.06 | \$62 | \$57,407 | \$1.32 | 54.70 | BR 691/586 | | |
| 10-079-00-077-00 | 446 WASHINGTON ST | 11/29/21 | \$62,500 | LC | 03-ARM'S LENGTH | \$62,500 | \$37,100 | 59.36 | \$74,297 | \$4,619 | \$16,416 | 72.0 | 82.0 | 0.14 | 0.14 | \$64 | \$33,963 | \$0.78 | 72.00 | BR 691/1869 | | |
| 10-082-00-324-00 | 446 E CASS ST | 10/04/21 | \$157,500 | WD | 03-ARM'S LENGTH | \$157,500 | \$82,800 | 52.57 | \$165,583 | \$3,317 | \$11,400 | 50.0 | 100.0 | 0.12 | 0.12 | \$66 | \$28,843 | \$0.66 | 50.00 | BR 691/685 | | |
| 10-096-00-085-00 | 721 LINCOLN ST | 09/22/22 | \$8,000 | MLC | 03-ARM'S LENGTH | \$8,000 | \$8,600 | 107.50 | \$17,100 | \$8,000 | \$17,100 | 75.0 | 147.0 | 0.25 | 0.25 | \$107 | \$31,621 | \$0.73 | 75.00 | BR 694/109 | | |
| 10-086-00-457-00 | 215 N PARK ST | 08/23/21 | \$80,000 | WD | 03-ARM'S LENGTH | \$80,000 | \$43,300 | 54.13 | \$86,523 | \$8,297 | \$14,820 | 65.0 | 50.0 | 0.08 | 0.08 | \$128 | \$110,627 | \$2.54 | 65.00 | BR 690/2708 | | |
| 10-096-00-065-05 | 822 WASHINGTON ST | 04/15/21 | \$22,000 | WD | 19-MULTI PARCEL ARM'S L | \$22,000 | \$19,600 | 89.09 | \$39,216 | \$22,000 | \$39,216 | 172.0 | 278.0 | 0.55 | 0.27 | \$128 | \$40,073 | \$0.92 | 172.00 | BR 689/2804 | | |
| 10-082-00-019-00 | 209 HERSEY ST | 12/08/21 | \$90,000 | WD | 03-ARM'S LENGTH | \$90,000 | \$47,200 | 52.44 | \$94,362 | \$7,038 | \$11,400 | 50.0 | 75.0 | 0.09 | 0.09 | \$141 | \$81,837 | \$1.88 | 50.00 | BR 691/2323 | | |
| 10-057-00-030-00 | 729 E DIVISION ST | 12/27/21 | \$124,900 | WD | 03-ARM'S LENGTH | \$124,900 | \$64,500 | 51.64 | \$129,004 | \$10,944 | \$15,048 | 66.0 | 148.5 | 0.23 | 0.23 | \$166 | \$48,640 | \$1.12 | 66.00 | BR 691/2549 | | |
| 10-079-00-043-00 | 521 E GARFIELD ST | 07/19/21 | \$130,000 | WD | 03-ARM'S LENGTH | \$130,000 | \$65,100 | 50.08 | \$130,254 | \$7,270 | \$7,524 | 33.0 | 132.0 | 0.10 | 0.10 | \$220 | \$72,700 | \$1.67 | 33.00 | BR 690/1980 | | |
| 10-096-00-113-04 | 817 WASHINGTON ST | 08/23/21 | \$275,000 | WD | 03-ARM'S LENGTH | \$275,000 | \$137,800 | 50.11 | \$275,576 | \$18,804 | \$19,380 | 85.0 | 139.0 | 0.27 | 0.27 | \$221 | \$69,387 | \$1.59 | 85.00 | BR 690/2723 | | |
| 10-082-00-309-00 | 452 E CHAPIN ST | 10/05/21 | \$140,000 | WD | 03-ARM'S LENGTH | \$140,000 | \$70,000 | 50.00 | \$139,988 | \$11,412 | \$11,400 | 50.0 | 144.0 | 0.17 | 0.17 | \$228 | \$69,164 | \$1.59 | 50.00 | BR 691/651 | | |
| 10-086-00-408-00 | 210 E PINE ST | 10/22/21 | \$115,000 | WD | 03-ARM'S LENGTH | \$115,000 | \$57,300 | 49.83 | \$114,612 | \$11,788 | \$11,400 | 50.0 | 64.0 | 0.07 | 0.07 | \$236 | \$161,479 | \$3.71 | 50.00 | BR 691/1120 | | |
| Totals: | | | \$1,764,900 | | | \$1,764,900 | \$949,100 | | \$1,898,167 | \$128,409 | \$261,676 | 1,147.7 | | 2.98 | 2.62 | | | | | | | |
| | | | | | | | | | Sale. Ratio => | 53.78 | | Average per FF=> | | \$112 | | Average per Net Acre=> | | 43,148.19 | | Average per SqFt=> | | \$0.99 |
| | | | | | | | | | Std. Dev. => | 15.89 | | USED | | \$ 112 | | | | | | | | |