Low

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
10-051-00-040-00	368 GRANITE ST	07/30/21	$11,000	WD	03-ARM'S LENGTH	$11,000	$16,700	151.82	$33,380	$11,000	$33,380	154.0	84.0	0.30	0.30	$71	$37,037	$0.85	154.00	OR	690/2117
10-085-00-014-00	115 E NORTH ST	05/25/22	$65,000	LC	03-ARM'S LENGTH	$65,000	$34,100	52.46	$68,132	$11,318	$14,450	50.0	84.0	0.10	0.10	$226	$117,896	$2.71	50.00	OR	693/840
10-061-00-147-00	217 FIFTH ST	04/28/22	$180,000	WD	03-ARM'S LENGTH	$180,000	$89,800	49.89	$179,645	$23,186	$22,831	79.0	150.0	0.27	0.27	$293	$85,243	$1.96	79.00	OR	692/2794
10-044-00-008-00	114 MARTINA ST	10/05/21	$137,000	WD	03-ARM'S LENGTH	$137,000	$67,900	49.56	$135,753	$44,597	$43,350	150.0	150.0	0.52	0.52	$297	$86,261	$1.98	150.00	P	691/669
10-085-00-079-00	312 E RIVER ST	11/18/22	$62,000	LC	03-ARM'S LENGTH	$62,000	$29,500	47.58	$58,971	$17,479	$14,450	50.0	54.0	0.06	0.06	$350	$281,919	$6.47	50.00	OR	694/914
10-085-00-190-00	410 E RIVER ST	10/14/22	$100,000	WD	03-ARM'S LENGTH	$100,000	$48,200	48.20	$96,479	$17,971	$14,450	50.0	144.0	0.17	0.17	$359	$108,915	$2.50	50.00	OR	694/285
10-085-00-035-00	213 CRIPPEN ST	04/14/22	$120,000	WD	03-ARM'S LENGTH	$120,000	$56,800	47.33	$113,673	$20,777	$14,450	50.0	144.0	0.17	0.17	$416	$125,921	$2.89	50.00	OR	692/2377
10-085-00-047-00	201 E NORTH ST	10/07/22	$135,000	WD	03-ARM'S LENGTH	$135,000	$62,600	46.37	$125,144	$30,664	$20,808	72.0	80.0	0.13	0.13	$426	$232,303	$5.33	72.00	OR	694/115
10-085-00-182-00	425 CRIPPEN ST	10/15/21	$99,900	WD	03-ARM'S LENGTH	$99,900	$44,100	44.14	$88,282	$26,068	$14,450	50.0	144.0	0.17	0.17	$521	$157,988	$3.63	50.00	OR	691/953
10-061-00-137-00	865 FARRAR ST	04/18/22	$99,900	WD	03-ARM'S LENGTH	$99,900	$42,700	42.74	$85,377	$28,973	$14,450	50.0	104.0	0.12	0.12	$579	$243,471	$5.59	50.00	OR	692/2817
10-061-00-127-00	906 SECOND AV	05/10/22	$120,000	WD	03-ARM'S LENGTH	$120,000	$51,400	42.83	$102,735	$31,715	$14,450	50.0	144.0	0.17	0.17	$634	$192,212	$4.41	50.00	OR	693/25
		Totals:	**$1,129,800**			**$1,129,800**	**$543,800**		**$1,087,571**	**$263,748**	**$221,519**	**805.0**		**2.16**	**2.16**						
							Sale. Ratio =>	**48.13**			**Average**			**Average**			**Average**				
							Std. Dev. =>	**31.71**			**per FF=>**	**$328**		**per Net Acre=>**	**122,388.86**		**per SqFt=>**	**$2.81**		
											USED	$ 328								