

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Ad. Sale \$	Acq. when Sold	Ad./Ad. Sale	Cur. Appraisal	RM. Value	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollar/FF	Dollar/Acre	Dollar/SqFt	Actual Front	ECF Area	Libers/Page	Other Parcels in Sale	Land Tab#	Gravel	Paved	Inspected Date	Use Code	Class	
070-015-100-001-00	2998 N PANACKA TRAIL	03/23/21	\$500,000	WD	19-MULTI PARCEL ARM'S LENGTH	\$500,000	\$185,900	37.18	\$389,899	\$59,899	\$440,101	\$130,000	0.0	0.0	240.00	240.00	RDV/01	\$1,834	\$0.04	0.00	405	2.02E+12								
070-029-300-005-00	1730 S STOUT RD	12/13/19	\$274,900	WD	03-ARM'S LENGTH	\$274,900	\$142,000	51.66	\$234,809	\$63,609	\$211,199	\$175,200	0.0	0.0	120.00	30.00	RDV/01	\$1,761	\$0.04	0.00	4000	2.019E+11	070-029-200-080-00, 070-029-300-009-00, 070-029-300-007-00	RESIDENTIAL 401	0	0	0	NOT INSPECTED	QUALIFIED FOREST PARCEL	401
071-011-100-025-00	1379 E MOORE ROAD	03/12/21	\$169,900	WD	03-ARM'S LENGTH	\$169,900	\$88,500	51.63	\$186,050	\$30,205	\$141,795	\$165,825	0.0	0.0	120.00	120.00	RDV/01	\$1,176	\$0.03	0.00	405	2.01E+11								
111-001-100-006-01	6490 W HUBBARD LAKE TRAIL	11/06/20	\$380,000	WD	03-ARM'S LENGTH	\$380,000	\$154,300	35.11	\$307,374	\$75,178	\$234,822	\$232,190	0.0	0.0	168.87	168.87	RDV/01	\$1,213	\$0.03	0.00	405	2.02E+11								
111-013-300-018-00	3018 N REEVE RD	11/17/20	\$215,000	WD	03-ARM'S LENGTH	\$215,000	\$95,900	39.94	\$215,046	\$75,383	\$189,617	\$465,169	0.0	0.0	106.30	106.30	RDV/01	\$1,784	\$0.04	0.00	405	2.02E+11								
112-003-200-040-00	8700 NICOLE LANE	09/24/20	\$325,000	WD	19-MULTI PARCEL ARM'S LENGTH	\$325,000	\$177,100	54.49	\$445,969	\$169,124	\$155,876	\$193,991	0.0	0.0	117.58	79.10	RDV/01	\$1,326	\$0.03	0.00	405	2.02E+10	112-003-300-010-00, 112-003-300-020-00	RESIDENTIAL 401	0	0	0	12/16/2006		401
112-035-200-025-01	6750 CROWELL RD	01/20/21	\$436,000	WD	19-MULTI PARCEL ARM'S LENGTH	\$436,000	\$211,500	48.51	\$764,692	\$68,411	\$197,589	\$350,739	0.0	0.0	240.00	8.09	RDV/01	\$1,448	\$0.03	0.00	405	2.01E+11	112-035-200-025-00, 112-035-100-010-00, 112-035-200-040-00	RESIDENTIAL 401	0	0	0	7/1/2007		401
112-036-400-005-00	6488 W HUBBARD LAKE TRAIL	09/30/19	\$355,000	WD	19-MULTI PARCEL ARM'S LENGTH	\$355,000	\$183,300	51.61	\$394,977	\$166,666	\$188,134	\$221,800	0.0	0.0	160.00	160.00	RDV/01	\$1,176	\$0.03	0.00	405	549,926	111-001-300-025-00	RESIDENTIAL 401	0	0	0	7/1/2007		401
113-007-300-010-00	3003 CHOCOTAW WIDGE RD	11/08/19	\$345,000	WD	19-MULTI PARCEL ARM'S LENGTH	\$345,000	\$187,100	54.23	\$669,427	\$120,588	\$224,412	\$327,150	0.0	0.0	236.36	78.46	RDV/01	\$949	\$0.02	0.00	405	553,119	113-007-300-010-75, 113-018-100-005-00	RESIDENTIAL 401	0	0	0	12/8/2003	QUALIFIED FOREST PARCEL	401
113-018-400-005-00	5688 W TOWER TWO TRL	01/11/21	\$139,000	WD	03-ARM'S LENGTH	\$139,000	\$76,800	55.25	\$153,056	\$0	\$139,000	\$153,056	0.0	0.0	111.75	111.75	RDV/01	\$1,244	\$0.03	0.00	405	2.02E+11								
113-018-400-005-75	5688 W TOWER TWO TRL	01/11/21	\$139,000	WD	03-ARM'S LENGTH	\$139,000	\$76,800	55.25	\$153,056	\$0	\$139,000	\$153,056	0.0	0.0	111.75	0.00	RDV/01	\$1,244	\$0.03	0.00	405	2.01E+11								
000-029-300-020-00	2340 W BEAVER DAM TRL	04/30/19	\$199,900	WD	03-ARM'S LENGTH	\$199,900	\$102,600	51.33	\$134,245	\$0	\$199,900	\$132,000	0.0	0.0	120.00	120.00	RDV/01	\$1,666	\$0.04	0.00	405	500,254								
000-007-300-020-00	2730 F 30	01/22/21	\$176,000	WD	03-ARM'S LENGTH	\$176,000	\$61,900	35.17	\$115,701	\$0	\$176,000	\$111,441	0.0	0.0	103.11	103.11	RDV/01	\$1,707	\$0.04	0.00	4000	2.02E+11								

Total:	\$3,251,800	\$3,946,800	\$1,733,500	48.88	\$4,121,293	\$2,757,537	\$2,693,819	0.0	1,956.34	1,326.30	Average per FF >>	1,499.54	Average per Net Acres >>	\$0.03
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Column	Value
Mean	1415.103351
Standard Error	80.7502519
Median	1325.70165
Mode	1241.877875
Standard Deviation	291.1491737
Sample Variance	84707.51237
Kurtosis	-1.433418062
Skewness	0.109411795
Range	884.3043751

Minimum	949.4499915
Maximum	1833.754167
Sum	18336.33707
Count	13



NOTE: USE \$1375/ACRE FOR 401, 401L

NOTE: USE \$1375/ACRE FOR 101 NON TILLABLE AND 200, 301

DOE TO NOT ENOUGH SALE DATA IT IS MY PROFESSIONAL OPINION TO USE THESE VALUES FOR LAND IN HARRISVILLE TWP.