

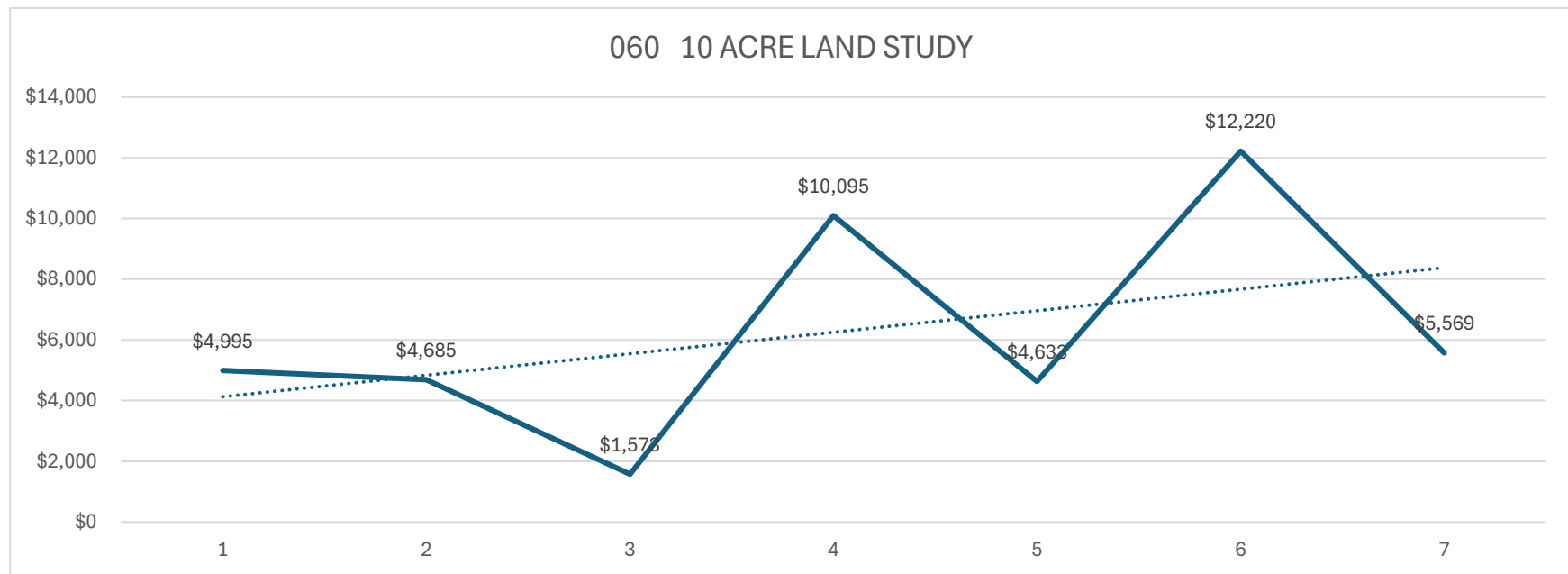
Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$
060-010-400-062-00	E M-72	07/11/22	\$50,000	WD	19-MULTI PARCEL ARM'S LENGTH	\$50,000
060-015-400-005-05	4818 E CLARK RD	07/26/22	\$46,900	WD	03-ARM'S LENGTH	\$46,900
060-017-200-015-02	S COVILLE RD	02/24/23	\$15,750	WD	03-ARM'S LENGTH	\$15,750
060-022-100-005-40	624 S MCLEAN RD	07/20/23	\$320,000	WD	19-MULTI PARCEL ARM'S LENGTH	\$320,000
060-026-200-020-00	5011 E WALLACE RD	07/17/23	\$48,000	WD	03-ARM'S LENGTH	\$48,000
060-026-200-050-00	1132 S US-23	08/14/23	\$260,000	WD	03-ARM'S LENGTH	\$260,000
060-026-300-025-00	1398 S US-23	02/20/23	\$170,000	WD	03-ARM'S LENGTH	\$140,000
<b>Totals:</b>			<b>\$910,650</b>			<b>\$880,650</b>

*Column1*

Mean	6252.943034
Standard Error	1374.9217
Median	4995.004995
Mode	#N/A
Standard Deviation	3637.700891
Sample Variance	13232867.77
Kurtosis	-0.120746036
Skewness	0.757638263
Range	10646.78009
Minimum	1573.426573
Maximum	12220.20666
Sum	43770.60124
Count	7

Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Bld. Value	Est. Land Value	Effec. Front	Depth	Net Acres
\$19,800	39.60	\$50,601	\$50,000	\$0	\$45,788	0.0	0.0	10.01
\$14,300	30.49	\$28,523	\$46,900	\$0	\$28,523	0.0	0.0	10.01
\$9,100	57.78	\$20,879	\$15,750	\$0	\$20,879	0.0	0.0	10.01
\$116,300	36.34	\$276,983	\$121,137	\$198,863	\$78,120	0.0	0.0	12.00
\$20,300	42.29	\$40,587	\$48,000	\$0	\$40,587	0.0	0.0	10.36
\$88,000	33.85	\$189,313	\$106,438	\$153,562	\$35,751	0.0	0.0	8.71
\$45,900	32.79	\$126,828	\$49,450	\$90,550	\$36,278	0.0	0.0	8.88
<b>\$313,700</b>		<b>\$733,714</b>	<b>\$437,675</b>		<b>\$285,926</b>	<b>0.0</b>		<b>69.98</b>
<b>Sale. Ratio =&gt;</b>	<b>35.62</b>				<b>Average</b>			<b>Average</b>
<b>Std. Dev. =&gt;</b>	<b>9.21</b>				<b>per FF=&gt;</b>	<b>#DIV/0!</b>		<b>per Net Acre=&gt;</b>

USE: \$4700/A



Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Liber/Page
5.01	#DIV/0!	\$4,995	\$0.11	0.00	401	2.022E+11
10.01	#DIV/0!	\$4,685	\$0.11	0.00	401	2.022E+11
10.01	#DIV/0!	\$1,573	\$0.04	0.00	101	2.023E+11
4.00	#DIV/0!	\$10,095	\$0.23	0.00	401	2.023E+11
10.36	#DIV/0!	\$4,633	\$0.11	0.00	401	2.023E+11
8.71	#DIV/0!	\$12,220	\$0.28	0.00	401	2.023E+11
8.88	#DIV/0!	\$5,569	\$0.13	0.00	401	2.023E+11
<hr/>						
<b>56.98</b>						
		<b>Average</b>				
<b>6,254.29</b>		<b>per SqFt=&gt;</b>	<b>\$0.14</b>			

Other Parcels in Sale	Land Table	Gravel	Paved	Inspected Date	Use Code	Class
060-010-400-063-00	RESIDENTIAL 401	0	0	9/26/2023		402
	RESIDENTIAL 401	0	0	12/3/2019		402
060-022-100-005-30, 060-022-100-005-20	AGRICULTURAL 101	0	0	9/28/2014		102
	RESIDENTIAL 401	0	0	9/28/2014		401
	RESIDENTIAL 401	0	0	1/7/1999		402
	RESIDENTIAL 401	0	1	9/12/1995		401
	RESIDENTIAL 401	0	1	11/5/2008		401

Rate Group 1	Rate Group 2	Rate Group 3
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