

Forest Beach ECF

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$
13-2400-0036-00-4	18421 STAR GRASS	07/12/21	\$1,050,000	WD	03-ARM'S LENGTH	\$1,040,000
Totals:			\$1,050,000			\$1,040,000

Final Conclusion 1.297

Cur. Appraisal	Land + Yard	Bldg. Residual	Cost Man. \$	E.C.F.
\$1,010,611	\$390,172	\$649,828	\$501,162	1.297
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			E.C.F. =>	1.297
			Ave. E.C.F. =>	1.297