

Industrial ECF

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Prev. Asmnt.
53-1300-0125-01-8	1099 MILTON	09/10/21	\$60,000	WD	03-ARM'S LENGTH	\$60,000	\$30,800
35-1300-0045-01-6	7220 FIRST	04/06/22	\$199,900	WD	03-ARM'S LENGTH	\$199,900	\$122,800
14-0014-0015-13-7	410 FRANCIS	12/13/21	\$148,250	WD	03-ARM'S LENGTH	\$148,250	\$69,800
06-0034-0020-01-7	16420 BAKERTOWN RD	05/06/21	\$115,000	WD	03-ARM'S LENGTH	\$115,000	\$43,200
37-2000-0008-00-1	SOUTHEASTERN AVE	05/24/21	\$550,000	WD	03-ARM'S LENGTH	\$550,000	\$234,000
15-0024-0018-06-0	9918 N TUDOR	10/03/22	\$900,000	WD	03-ARM'S LENGTH	\$900,000	\$281,200
14-0023-0038-00-4	1515 US 31	10/08/21	\$625,000	WD	03-ARM'S LENGTH	\$625,000	\$167,400
54-0340-0086-03-7	285 TERRITORIAL	03/09/23	\$350,000	WD	03-ARM'S LENGTH	\$350,000	\$84,800
19-0003-0013-02-6	2809 YORE	09/02/21	\$265,000	WD	03-ARM'S LENGTH	\$265,000	\$73,900
14-0102-0018-01-5	410 FORT	02/04/22	\$225,000	MLC	03-ARM'S LENGTH	\$225,000	\$19,700
14-0014-0015-03-0	2530 N 5TH	11/17/22	\$175,000	WD	03-ARM'S LENGTH	\$175,000	\$54,300
<b>Totals:</b>			<b>\$3,613,150</b>			<b>\$3,613,150</b>	<b>\$1,181,900</b>
							<b>Sale. Ratio =&gt;</b>
							<b>Std. Dev. =&gt;</b>

Asd/Adj. Sale	Cur. Appraisal	Land + Yard	Bldg. Residual	Cost Man. \$	E.C.F.
51.33	\$101,075	\$38,683	\$21,317	\$125,790	0.169
61.43	\$427,853	\$46,700	\$153,200	\$768,454	0.199
47.08	\$255,896	\$38,893	\$109,357	\$437,506	0.250
37.57	\$146,159	\$43,402	\$71,598	\$207,171	0.346
42.55	\$621,292	\$115,330	\$434,670	\$1,020,085	0.426
31.24	\$882,103	\$184,073	\$715,927	\$1,407,319	0.509
26.78	\$549,343	\$106,348	\$518,652	\$893,135	0.581
24.23	\$281,120	\$17,115	\$332,885	\$532,268	0.625
27.89	\$202,098	\$30,837	\$234,163	\$345,284	0.678
8.76	\$132,940	\$25,569	\$199,431	\$216,474	0.921
31.03	\$106,013	\$47,264	\$127,736	\$118,446	1.078
	<b>\$3,705,892</b>		<b>\$2,918,936</b>	<b>\$6,071,932</b>	
<b>32.71</b>				<b>E.C.F. =&gt;</b>	<b>0.481</b>
<b>14.58</b>				<b>Ave. E.C.F. =&gt;</b>	<b>0.526</b>