

## Rural Residential ECF

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Cur. Appraisal
13-0012-0010-02-9	17800 HODER RD	07/22/22	\$225,000	WD	03-ARM'S LENGTH	\$225,000	\$415,157
13-0013-0012-00-3	10159 WILSON RD	02/09/23	\$580,000	WD	03-ARM'S LENGTH	\$580,000	\$616,793
13-0014-0010-02-5	10839 WILSON RD	04/20/22	\$334,000	WD	03-ARM'S LENGTH	\$334,000	\$237,290
13-0015-0014-03-7	11935 WILSON RD	11/17/21	\$350,000	WD	03-ARM'S LENGTH	\$350,000	\$540,109
13-0016-0007-01-2	12778 LUBKE RD	12/08/22	\$350,000	WD	03-ARM'S LENGTH	\$350,000	\$427,875
13-0016-0012-01-6	12332 LUBKE RD	07/27/22	\$235,000	WD	03-ARM'S LENGTH	\$235,000	\$349,975
13-0016-0025-02-9	520 S CHICAGO ST	03/02/22	\$196,000	WD	03-ARM'S LENGTH	\$196,000	\$171,275
13-0016-0025-03-7	500 S CHICAGO ST	08/13/21	\$251,500	WD	03-ARM'S LENGTH	\$251,500	\$321,590
13-0017-0011-01-8	13511 WILSON RD	04/16/21	\$85,000	WD	03-ARM'S LENGTH	\$85,000	\$200,709
13-0017-0012-05-7	13599 WILSON RD	10/01/21	\$187,000	WD	03-ARM'S LENGTH	\$187,000	\$253,778
13-0017-0014-15-7	13309 WILSON RD	09/30/21	\$1,450,000	WD	03-ARM'S LENGTH	\$1,450,000	\$779,798
13-0017-0014-24-0	13283 WILSON RD	08/26/22	\$629,600	WD	03-ARM'S LENGTH	\$629,600	\$509,848
13-0017-0016-10-9	12990 LUBKE RD	10/26/21	\$1,425,000	WD	03-ARM'S LENGTH	\$1,425,000	\$1,129,354
13-0019-0001-01-9	19379 W US 12	09/17/21	\$125,000	WD	03-ARM'S LENGTH	\$125,000	\$127,039
13-0019-0012-02-9	19741 GRAND BEACH RD	02/06/23	\$475,000	WD	03-ARM'S LENGTH	\$475,000	\$334,083
13-0022-0006-01-1	19477 ROSE CITY RD	05/18/21	\$123,000	WD	03-ARM'S LENGTH	\$123,000	\$275,673
13-0118-0003-10-0	9450 WHISPERING WIND	06/24/22	\$2,120,000	WD	03-ARM'S LENGTH	\$2,120,000	\$1,281,048
13-0118-0005-06-3	9225 MAUDLIN RD	06/28/21	\$320,000	WD	03-ARM'S LENGTH	\$320,000	\$437,480
13-0119-0006-02-5	9600 WILSON RD	12/08/21	\$149,000	WD	03-ARM'S LENGTH	\$149,000	\$269,622
13-0231-0001-03-7	9460 UNION PIER RD	08/31/21	\$830,000	WD	03-ARM'S LENGTH	\$830,000	\$449,633
13-0231-0002-07-6	9560 UNION PIER RD	09/27/21	\$655,000	WD	03-ARM'S LENGTH	\$655,000	\$426,077
13-0231-0012-08-0	9683 COMMUNITY HL RD	06/28/22	\$345,000	WD	03-ARM'S LENGTH	\$345,000	\$277,015
13-0231-0017-01-4	16431 GLASSMAN RD	05/26/21	\$410,000	WD	03-ARM'S LENGTH	\$410,000	\$733,816
13-0231-0025-00-9	16153 S LOCKE RD	11/17/21	\$350,000	WD	03-ARM'S LENGTH	\$350,000	\$333,733
13-0231-0041-04-0	9450 COMMUNITY HL RD	02/15/22	\$420,000	WD	03-ARM'S LENGTH	\$417,500	\$618,886
13-0336-0017-12-0	16235 RED ARROW HWY	09/19/22	\$421,000	WD	03-ARM'S LENGTH	\$421,000	\$373,418
13-0336-0020-19-5	16152 FIRST LN	09/24/21	\$675,000	WD	03-ARM'S LENGTH	\$635,000	\$601,787
13-0336-0045-07-4	9695 COMMUNITY HL RD	04/25/22	\$750,000	WD	03-ARM'S LENGTH	\$750,000	\$508,775
13-0336-0048-13-8	9874 COMMUNITY HL RD	10/19/22	\$520,000	WD	03-ARM'S LENGTH	\$520,000	\$441,057
13-0336-0052-03-8	16360 RAZ RD	03/23/23	\$1,270,000	WD	03-ARM'S LENGTH	\$1,270,000	\$1,012,521
13-0336-0080-14-7	16670 LAKESHORE RD	07/15/21	\$900,000	WD	03-ARM'S LENGTH	\$900,000	\$1,366,268
13-2720-0013-00-8	13621 EL DORADO BLVD	07/30/21	\$125,000	WD	03-ARM'S LENGTH	\$125,000	\$173,815

13-4350-0016-00-4	13178 WILSON RD	07/23/21	\$95,000	WD	03-ARM'S LENGTH	\$95,000	\$221,035
13-4350-0019-01-1	13128 WILSON RD	05/12/22	\$215,000	WD	03-ARM'S LENGTH	\$215,000	\$254,519
13-4350-0019-01-1	13128 WILSON RD	03/10/23	\$350,000	WD	03-ARM'S LENGTH	\$350,000	\$254,519
13-5210-0195-00-6	18743 ROSE CITY RD	09/03/21	\$305,000	WD	03-ARM'S LENGTH	\$305,000	\$286,809
13-5600-0045-01-1	13148 WILTON AVE	09/21/21	\$249,900	WD	03-ARM'S LENGTH	\$249,900	\$287,045
13-5600-0073-01-4	13115 FEDDE AVE	07/13/21	\$245,000	WD	03-ARM'S LENGTH	\$245,000	\$228,429
13-5600-0113-00-8	18753 PARK VIEW DR	09/16/22	\$402,500	WD	03-ARM'S LENGTH	\$402,500	\$250,390
13-5600-0133-00-9	13085 LUBKE RD	07/30/21	\$438,000	WD	03-ARM'S LENGTH	\$438,000	\$401,689
13-5600-0133-00-9	13085 LUBKE RD	09/09/22	\$515,000	WD	03-ARM'S LENGTH	\$515,000	\$401,689
13-5600-0152-00-3	13178 FEDDE AVE	09/16/21	\$405,000	WD	03-ARM'S LENGTH	\$405,000	\$304,473
13-5600-0184-00-2	13097 WUNDERLICH AVE	07/23/21	\$350,000	WD	03-ARM'S LENGTH	\$350,000	\$459,991
13-7300-0004-00-6	13262 COUNTRY LN	03/31/23	\$143,300	WD	03-ARM'S LENGTH	\$143,300	\$346,310
13-7900-0008-00-0	12650 TURTLE CREEK DR	12/20/21	\$1,325,000	WD	03-ARM'S LENGTH	\$1,325,000	\$783,715
<b>Totals:</b>			<b>\$22,319,800</b>			<b>\$22,277,300</b>	<b>\$20,475,910</b>

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Final Conclusion 2.002

Land + Yard	Bldg. Residual	Cost Man. \$	E.C.F.	Other Parcels in Sale
\$31,663	\$193,337	\$211,875	0.913	
\$194,545	\$385,455	\$233,286	1.652	
\$74,521	\$259,479	\$89,928	2.885	
\$132,416	\$217,584	\$225,245	0.966	
\$129,973	\$220,027	\$164,587	1.337	
\$139,349	\$95,651	\$116,368	0.822	
\$93,291	\$102,709	\$43,085	2.384	
\$111,223	\$140,277	\$116,225	1.207	
\$36,126	\$48,874	\$90,930	0.537	
\$75,194	\$111,806	\$98,665	1.133	
\$140,446	\$1,309,554	\$353,233	3.707	
\$150,297	\$479,303	\$198,647	2.413	
\$105,441	\$1,319,559	\$565,698	2.333	
\$25,912	\$99,088	\$55,871	1.774	
\$37,913	\$437,087	\$163,630	2.671	
\$63,346	\$59,654	\$117,308	0.509	
\$187,184	\$1,932,816	\$604,345	3.198	
\$93,562	\$226,438	\$190,010	1.192	
\$117,015	\$31,985	\$84,313	0.379	
\$77,521	\$752,479	\$205,587	3.660	
\$20,011	\$634,989	\$224,346	2.830	
\$82,905	\$262,095	\$107,243	2.444	
\$125,165	\$284,835	\$336,271	0.847	
\$39,423	\$310,577	\$162,602	1.910	13-0231-0023-01-4, 13-0231-0023-00-6
\$130,448	\$287,052	\$269,855	1.064	
\$38,644	\$382,356	\$184,958	2.067	
\$47,831	\$587,169	\$306,053	1.919	
\$84,949	\$665,051	\$234,158	2.840	
\$64,134	\$455,866	\$208,245	2.189	
\$82,525	\$1,187,475	\$513,810	2.311	
\$88,500	\$811,500	\$705,949	1.150	
\$16,160	\$108,840	\$87,102	1.250	13-2720-0015-00-1

\$45,037	\$49,963	\$97,236	0.514	13-4350-0014-00-1
\$60,652	\$154,348	\$107,109	1.441	
\$60,652	\$289,348	\$107,109	2.701	
\$47,100	\$257,900	\$132,436	1.947	
\$36,584	\$213,316	\$138,376	1.542	
\$60,774	\$184,226	\$92,627	1.989	
\$34,709	\$367,791	\$119,161	3.087	
\$50,033	\$387,967	\$194,285	1.997	
\$50,033	\$464,967	\$194,285	2.393	
\$12,116	\$392,884	\$161,523	2.432	
\$54,551	\$295,449	\$224,000	1.319	
\$25,799	\$117,501	\$177,078	0.664	
\$111,414	\$1,213,586	\$371,437	3.267	
	<b>\$18,790,213</b>	<b>\$9,386,090</b>		
		<b>E.C.F. =&gt;</b>	<b>2.002</b>	
		<b>Ave. E.C.F. =&gt;</b>	<b>1.862</b>	