

Summerhill Cottages ECF

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Cur. Appraisal	Land + Yard
13-7350-0011-00-9	17698 THUNDER RD	05/12/21	\$480,330	WD	03-ARM'S LENGTH	\$480,330	\$432,560	\$59,516
13-7350-0012-00-5	17668 SUMMERHILL LN	04/22/22	\$585,000	WD	03-ARM'S LENGTH	\$585,000	\$572,941	\$68,696
13-7350-0022-00-1	17644 SUMMERHILL LN	05/06/21	\$445,000	WD	03-ARM'S LENGTH	\$445,000	\$395,971	\$46,536
13-7350-0024-01-0	17655 Penny Lane	07/07/21	\$460,000	WD	03-ARM'S LENGTH	\$460,000	\$466,263	\$62,968
13-7350-0024-01-0	17655 Penny Lane	12/20/22	\$480,000	WD	03-ARM'S LENGTH	\$477,500	\$466,263	\$62,968
13-7350-0029-00-5	11133 STRAWBERRY FLDS	05/19/22	\$652,000	WD	03-ARM'S LENGTH	\$652,000	\$622,385	\$48,996
Totals:			\$3,102,330			\$3,099,830	\$2,956,383	

Bldg. Residual	Cost Man. \$	E.C.F.
\$420,814	\$328,384	1.281
\$516,304	\$443,878	1.163
\$398,464	\$307,601	1.295
\$397,032	\$355,013	1.118
\$414,532	\$355,013	1.168
\$603,004	\$504,744	1.195
\$2,750,150	\$2,294,633	
	E.C.F. =>	1.199
	Ave. E.C.F. =>	1.203