

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Cur. Asmnt.	Asd/Adj. Sale
01-020-036-00	1630 LINCOLN RD	06/28/17	\$360,000	WD	03-ARM'S LENGTH	\$360,000	\$108,100	30.03
01-034-037-00	1295 LINCOLN RD	12/09/19	\$195,000	LC	03-ARM'S LENGTH	\$195,000	\$90,700	46.51
01-034-046-10	1245 LINCOLN RD	07/30/18	\$69,000	WD	03-ARM'S LENGTH	\$69,000	\$45,800	66.38
01-034-050-10	1263 LINCOLN RD	12/11/18	\$290,000	WD	03-ARM'S LENGTH	\$290,000	\$79,400	27.38
01-034-050-11	1263 LINCOLN RD	12/11/18	\$290,000	WD	03-ARM'S LENGTH	\$290,000	\$79,400	27.38
01-250-009-00	1875.5 LINCOLN RD	03/20/18	\$135,000	WD	03-ARM'S LENGTH	\$135,000	\$83,800	62.07
01-560-024-60	1579 LINCOLN RD	08/23/18	\$310,000	WD	03-ARM'S LENGTH	\$310,000	\$58,400	18.84
<b>Totals:</b>			<b>\$1,649,000</b>			<b>\$1,649,000</b>	<b>\$545,600</b>	
							<b>Sale. Ratio =&gt;</b>	<b>33.09</b>
							<b>Std. Dev. =&gt;</b>	<b>18.67</b>

#### Comm Rural

01-023-017-10	116TH AVE	07/29/21	\$96,000	LC	03-ARM'S LENGTH	\$96,000	\$59,600	62.08
01-230-001-10	279 THOMAS ST	05/26/21	\$249,500	LC	03-ARM'S LENGTH	\$249,500	\$74,600	29.90
01-250-001-00	3509 BABYLON RD	09/21/20	\$100,000	WD	03-ARM'S LENGTH	\$100,000	\$63,700	63.70

#### Excess Land

24-036-010-40	124TH AVE	11/30/18	\$70,000	WD	03-ARM'S LENGTH	\$70,000	\$56,600	80.86
24-036-010-00	137 124TH AVE	02/10/16	\$400,000	WD	03-ARM'S LENGTH	\$400,000	\$241,800	60.45
24-036-017-00	81 124TH AVE	11/23/16	\$325,000	WD	03-ARM'S LENGTH	\$325,000	\$175,600	54.03
24-036-016-00	124TH AVE	10/25/18	\$90,000	WD	03-ARM'S LENGTH	\$90,000	\$44,100	49.00

#### Wet/Swamp Ground

\$3100 / acre      AG Rates

\$0.07 / sq ft

**Consumers / Underwater**

\$0.01 / sq ft

Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt
\$216,277	\$164,003	\$20,280	0.0	0.0	0.55	0.55	#DIV/0!	\$299,823	\$6.88
\$181,385	\$69,497	\$55,882	0.0	0.0	1.46	1.46	#DIV/0!	\$47,568	\$1.09
\$91,592	\$29,818	\$52,410	0.0	0.0	1.42	1.42	#DIV/0!	\$20,969	\$0.48
\$215,641	\$149,127	\$74,768	0.0	0.0	4.02	4.02	#DIV/0!	\$37,096	\$0.85
\$215,641	\$149,127	\$74,768	0.0	0.0	4.02	3.39	#DIV/0!	\$37,096	\$0.85
\$167,673	\$4,475	\$37,148	0.0	0.0	0.82	0.82	#DIV/0!	\$5,457	\$0.13
\$262,152	\$64,514	\$16,666	0.0	0.0	0.31	0.22	#DIV/0!	\$208,110	\$4.78
<b>\$1,350,361</b>	<b>\$630,561</b>	<b>\$331,922</b>	<b>0.0</b>		<b>12.60</b>	<b>11.88</b>			
	<b>Average</b>				<b>Average</b>			<b>Average</b>	
	<b>per FF=&gt;</b>	<b>#DIV/0!</b>			<b>per Net Acre=&gt;</b>	<b>50,044.52</b>		<b>per SqFt=&gt;</b>	<b>\$1.15</b>

\$119,147	\$19,409	\$42,556	0.0	0.0	2.80	2.80	#DIV/0!	\$6,927	\$0.16
\$176,243	\$93,445	\$20,188	0.0	0.0	0.34	0.28	#DIV/0!	\$274,838	\$6.31
\$127,461	\$77,048	\$104,509	0.0	0.0	4.66	4.66	#DIV/0!	\$16,534	\$0.38
	\$189,902				7.80				\$0.56

\$113,143	\$70,000	\$113,143	0.0	0.0	19.98	20.21	#DIV/0!	\$3,504	\$0.08
\$441,386	\$54,361	\$95,747	0.0	0.0	6.99	7.35	#DIV/0!	\$7,777	\$0.18
\$346,064	\$70,777	\$91,841	0.0	0.0	6.26	6.16	#DIV/0!	\$11,306	\$0.26
\$88,536	\$72,758	\$71,294	0.0	0.0	3.98	3.98	#DIV/0!	\$18,281	\$0.42
	<u>\$267,896</u>				<u>37.21</u>				

**\$0.17**



Actual Front	ECF Area	Liber/Page	Other Parcels in Sale	Land Table	Gravel	Paved	Inspected Date	Use Code	Class
0.00	01201	4155/65		COMMERCIAL	0	0	11/23/1992		201
0.00	01201	4411/196		COMMERCIAL	0	0	NOT INSPECTED		201
0.00	01201	PTA		COMMERCIAL	0	0	NOT INSPECTED		201
0.00	01201	4309/278	01-034-054-00, 01-034-056-00	COMMERCIAL	0	1	11/22/2004		001
0.00	01201	4309/278	01-034-054-00, 01-034-056-00	COMMERCIAL	0	1	11/22/2004		201
0.00	01201	4231/3		COMMERCIAL	0	0	11/29/2004		201
0.00	01201	4277/324	01-560-024-50	COMMERCIAL	0	0	11/29/2004		201

0.00	01201	4656/876		COMMERCIAL	0	0	NOT INSPECTED		201
0.00	01201	4625/498	01-230-003-00	COMMERCIAL	0	1	12/17/2004		201
0.00	01201	4513/378		COMMERCIAL	0	0	NOT INSPECTED		201

0.00	COMM	4307-880		COMMERCIAL	0	0	NOT INSPECTED	202	
0.00	COMM	4004-221		COMMERCIAL	0	0	1/28/2008	201	
0.00	COMM	4092-525		COMMERCIAL	0	0	NOT INSPECTED	201	
0.00	COMM	4295-942		COMMERCIAL	0	0	NOT INSPECTED	201	



Rate Group 1 Rate Group 2 Rate Group 3

