

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Cur. Asmnt.	Asd/Adj. Sale	Cur. Appraisal	Land + Yard	Bldg. Residual	Cost Man. \$	E.C.F.	Floor Area	\$/Sq.Ft.	ECF Area	Dev. by Mean (%)	Building Style	Land Value	Land Table	Property Class	Building Depr.
07-030-046-00	7035 114TH AVE	11/30/2022	\$625,000	WD	03-ARM'S LENGTH	\$625,000	\$314,100	50.256	\$628,271	\$177,892	\$447,108	\$373,449	1.197	1844		\$242 GLN	2.736	MULTI-STORY	\$139,820	GLENN VILLAGE	401	78
07-032-017-00	6989 EAST LANE	7/29/2022	\$266,000	WD	03-ARM'S LENGTH	\$266,000	\$134,300	50.489	\$268,672	\$38,000	\$228,000	\$191,270	1.192	2291		\$100 GLN	2.215	COTTAGE	\$38,000	GLENN VILLAGE	401	69
07-032-018-00	6985 EAST LANE	9/13/2022	\$205,000	WD	03-ARM'S LENGTH	\$205,000	\$111,100	54.195	\$222,151	\$42,193	\$162,807	\$149,219	1.091	1896		\$86 GLN	7.882	MULTI-STORY	\$38,000	GLENN VILLAGE	401	60
07-140-035-00	7020 CRAWFORD ST	10/11/2021	\$188,500	WD	03-ARM'S LENGTH	\$188,500	\$94,600	50.186	\$189,233	\$59,375	\$129,125	\$107,677	1.199	964		\$134 GLN	2.931	COTTAGE	\$55,000	GLENN VILLAGE	401	60
		Totals:	\$1,284,500			\$1,284,500	\$654,100		\$1,308,327		\$967,040	\$821,614				\$140		0.712				
								Sale. Ratio =>	50.923				E.C.F. =>	1.177		Std. Deviation=>	0.053					
								Std. Dev. =>	1.947				Ave. E.C.F. =>	1.170		Ave. Variance=>	3.941	Coefficient of Var=>	3.369			

NOTE: Sale of parcel 03-07-030-043-00 removed from study. Major remodel following transfer of ownership. Current valuation reflects partial construction and gut to studs.

ECF APPLIED = 1.177