

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	Appr. by Eq.	Land Table	Property Class	Building Depr.
07-030-001-10	7036 116TH AVE	8/6/2021	\$550,000	WD	03-ARM'S LENGTH	\$550,000	\$287,300	52.236	\$574,635	\$166,427	\$383,573	\$302,825	1.267	2094		\$183 LMI	16.967	MULTI-STORY	\$157,200	No	LAKE MICH INFLUENCE	401	84
07-030-005-00	7078 116TH AVE	6/6/2022	\$437,000	WD	03-ARM'S LENGTH	\$437,000	\$195,600	44.760	\$391,232	\$152,093	\$284,907	\$177,403	1.606	1685		\$169 LMI	16.967	COTTAGE	\$150,000	No	LAKE MICH INFLUENCE	401	60
Totals:						\$987,000	\$482,900		\$965,867		\$668,480	\$480,228				\$176	4.431						
						Sale. Ratio =>		48.926					E.C.F. =>	1.392		Std. Deviation=>	0.240						
						Std. Dev. =>		5.287					Ave. E.C.F. =>	1.436		Ave. Variance=>	16.967	Coefficient of Var=>	11.813				

**NOTE:** Sale of parcel 03-07-008-080-00 removed from analysis. Attributes held on Assessment Roll not reflective of property as of sale date.

**ECF APPLIED = 1.392**