COMMERCIAL ANALYSIS

CORRECTED IMPROVEMENT ATTRIBUTES

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of S	Adj. Sale $	Cur. Asmnt.	Asd/Adj. Si	Cur. Appra	Land Resid	Est. Land V	Effec. Fron	Depth	Net Acres	Total Acre	Dollars/FF	Dollars/Ac	Dollars/SqFt	Actual Fro	ECF	Area	Liber/Page	Other Parc	Land Table	Gravel	Paved	Inspected	Use Code	Class	Rate Grou	Rate Grou	Rate Group 3
07-002-004-00	124TH AVE	7/8/2021	225000	WD	03-ARM'S l	225000	99200	44.08889	198459	225000	198459	665	692	10.56	10.56	338.3459	21306.82	0.48913724	665	COMM	4654/111			0	0	NOT INSPECTED	202			
07-009-030-00	2187 68TH ST	10/2/2020	150000	WD	03-ARM'S l	150000	75400	50.26667	150857	29199	30056	0	0	0.69	0.69	#DIV/0!	42317.39	0.97147363	0	COMM	4525/540		COMMERC	0	0	########	201			
07-032-008-00	6990 114TH AVE	8/20/2021	215000	WD	03-ARM'S l	215000	109100	50.74419	218100	46820	49920	0	0	1.292	1.292	#DIV/0!	36238.39	0.831918964	0	COMM	4682/858		COMMERC	0	0	########	401			
07-032-015-00	1395 BLUE STAR HWY	5/20/2021	270000	WD	03-ARM'S l	270000	135500	50.18519	270909	4710	5619	52	108.16	0.129	0.129	90.57692	36511.63	0.838191642	52	COMM	4623/89		COMMERC	0	1	########	201			
		Totals:	860000			860000	419200		838325	305729	284054	717		12.671	12.671																
							Sale. Ratio =>	48.74419			Average			Average			Average															
							Std. Dev. =>	3.164515			per FF=>	426.4003		per Net Ac	24128.25		per SqFt=>	0.553908301													