

2960 Hammond - Ashland - Heidbreder

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land + Yard	Bldg. Residual	Cost Man. \$	E.C.F.	Floor Area	\$/Sq.Ft.	ECF Area	Dev. by Mean (%)	Use Code	Land Value	Other Parcels in Sale
05-127-011-00	1622 NORTHERN STAR DR	12/07/20	\$1,146,000	WD	03-ARM'S LENGTH	\$1,146,000	\$415,100	36.22	\$1,355,176	\$234,873	\$911,127	\$972,485	0.937	15,000	\$60.74	2960	9.4150	IND LIGHT	\$193,013	
05-137-014-01	1414 TRADE CENTRE DR	08/31/21	\$360,000	WD	03-ARM'S LENGTH	\$360,000	\$171,900	47.75	\$419,442	\$56,480	\$303,520	\$315,071	0.963	3,490	\$86.97	2960	6.7718	IND LIGHT	\$48,292	
05-137-016-01	1414 TRADE CENTRE DR	09/09/21	\$205,000	WD	03-ARM'S LENGTH	\$205,000	\$101,800	49.66	\$265,242	\$45,198	\$159,802	\$191,010	0.837	2,450	\$65.23	2960	19.4442	IND LIGHT	\$39,319	
05-137-026-00	1414 TRADE CENTRE DR	11/19/21	\$390,000	WD	03-ARM'S LENGTH	\$390,000	\$183,200	46.97	\$442,212	\$64,661	\$325,339	\$327,735	0.993	3,729	\$87.25	2960	3.8367	IND LIGHT	\$50,524	
05-148-011-00	528 HUGHES DR	10/20/21	\$718,125	WD	03-ARM'S LENGTH	\$718,125	\$295,300	41.12	\$702,326	\$277,339	\$440,786	\$368,912	1.195	17,532	\$25.14	2960	16.3770	IND ENG	\$242,457	
05-148-026-00	891 HUGHES DR	06/23/22	\$1,695,000	WD	03-ARM'S LENGTH	\$1,695,000	\$645,700	38.09	\$1,563,376	\$184,457	\$1,510,543	\$1,196,978	1.262	24,178	\$62.48	2960	23.0908	IND LIGHT	\$154,414	
<b>Totals:</b>			<b>\$4,514,125</b>			<b>\$4,514,125</b>	<b>\$1,813,000</b>		<b>\$4,747,774</b>		<b>\$3,651,117</b>	<b>\$3,372,193</b>			<b>\$64.63</b>		<b>5.1657</b>			
							<b>Sale. Ratio =&gt;</b>	<b>40.16</b>				<b>E.C.F. =&gt;</b>	<b>1.083</b>		<b>Std. Deviation=&gt;</b>	<b>0.163014499</b>				
							<b>Std. Dev. =&gt;</b>	<b>5.58</b>				<b>Ave. E.C.F. =&gt;</b>	<b>1.031</b>		<b>Ave. Variance=&gt;</b>	<b>13.1559</b>	<b>Coefficient of Var=&gt;</b>	<b>12.759657</b>		