

### Land Table 100

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Cur. Appraisal	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
46-26-151-034	2106 JANICE DR	09/26/22	WD	\$4,000.0	\$20,000	\$11,900	59.50	\$23,703	57.0	100.0	0.13	\$70	57.00	R-100
46-26-152-027	6313 VALORIE LN	02/10/23	WD	\$5,600.0	\$28,000	\$11,300	40.36	\$22,535	50.0	100.0	0.12	\$112	50.00	R-100
46-26-151-011	6513 ALISON DR	02/20/23	WD	\$5,600.0	\$28,000	\$10,700	38.21	\$21,321	52.4	110.0	0.13	\$107	50.00	R-100
46-26-155-010	2017 CHATEAU DR	09/24/21	WD	\$6,000.0	\$30,000	\$11,100	37.00	\$22,194	51.2	105.0	0.12	\$117	50.00	R-100
46-26-176-041	6621 FLEMING RD	09/23/21	WD	\$6,200.0	\$31,000	\$10,500	33.87	\$20,977	60.4	100.0	0.14	\$103	60.92	R-100
46-26-153-008	6414 VALORIE LN	10/07/22	WD	\$6,200.0	\$31,000	\$10,100	32.58	\$20,264	50.0	100.0	0.12	\$124	50.00	R-100
46-26-153-005	6502 VALORIE LN	09/28/21	WD	\$8,000.0	\$40,000	\$16,400	41.00	\$32,726	50.0	100.0	0.12	\$160	50.00	R-100
46-26-176-068	1610 BARBARA DR	08/24/22	WD	\$8,000.0	\$40,000	\$13,200	33.00	\$26,374	66.1	105.0	0.16	\$121	64.50	R-100
46-26-128-008	6809 FLEMING RD	05/27/21	WD	\$8,700.0	\$43,500	\$12,300	28.28	\$24,526	50.0	100.0	0.12	\$174	50.00	R-100
46-26-155-024	2106 BARBARA DR	10/07/21	WD	\$9,000.0	\$45,000	\$12,000	26.67	\$24,027	58.4	105.0	0.14	\$154	57.00	R-100
46-26-153-008	6414 VALORIE LN	10/14/22	WD	\$9,000.0	\$45,000	\$10,100	22.44	\$20,264	50.0	100.0	0.12	\$180	50.00	R-100
46-26-155-023	2110 BARBARA DR	02/10/22	WD	\$9,600.0	\$48,000	\$18,100	37.71	\$36,115	58.4	105.0	0.14	\$164	57.00	R-100
46-26-177-015	1606 BARBARA DR	12/06/21	WD	\$11,500.0	\$57,500	\$14,500	25.22	\$29,026	72.6	65.0	0.13	\$158	90.00	R-100
46-26-177-019	6501 FLEMING RD	10/17/22	WD	\$16,000.0	\$80,000	\$18,500	23.13	\$37,060	63.5	107.7	0.16	\$252	58.09	R-100
<b>avg</b>				<b>\$8,100</b>								<b>\$143</b>		

Around \$6000  
 \$90/FF  
 Conservative due to area  
 Needs reappraisal in 2024

### Land Table 105

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Total Acres	20%/FF	Land Table
46-26-202-034	6801 PARKBELT DR	04/25/22	WD	\$4,000.0	\$20,000	\$11,400	57.00	55.0	100.0	0.13	\$73	R-105
46-26-251-024	1318 CHATHAM DR	06/29/22	WD	\$4,000.0	\$20,000	\$11,100	55.50	52.0	100.0	0.12	\$77	R-105
46-26-203-046	6601 ORANGE LN	11/07/22	QC	\$6,000.0	\$30,000	\$12,800	42.67	77.8	70.0	0.15	\$77	R-105
46-26-203-041	6621 ORANGE LN	08/02/21	WD	\$6,600.0	\$33,000	\$13,700	41.52	70.0	100.0	0.16	\$94	R-105
46-26-206-015	6902 SALLY CT	12/12/22	WD	\$7,200.0	\$36,000	\$13,500	37.50	77.8	168.0	0.23	\$93	R-105
46-26-252-053	1214 LILLIAN DR	01/17/23	WD	\$7,400.0	\$37,000	\$13,600	36.76	52.8	103.0	0.12	\$140	R-105
46-26-205-007	6806 COLONIAL DR	06/06/22	WD	\$8,000.0	\$40,000	\$16,300	40.75	59.3	100.0	0.14	\$135	R-105
46-26-253-024	1216 BARBARA DR	03/31/23	WD	\$11,000.0	\$55,000	\$13,300	24.18	52.0	100.0	0.12	\$212	R-105
46-26-206-009	1302 BANBURY PL	04/28/22	WD	\$13,000.0	\$65,000	\$20,900	32.15	150.1	186.8	0.47	\$87	R-105
46-26-254-022	6107 SALLY CT	11/02/22	WD	\$13,000.0	\$65,000	\$15,200	23.38	84.9	71.8	0.17	\$153	R-105
46-26-206-071	6622 SALLY CT	04/29/22	WD	\$14,000.0	\$70,000	\$19,800	28.29	70.0	161.8	0.20	\$200	R-105
avg											\$122	
Around \$6000 \$90/FF												
Outlier	Be conservative due to area											
46-26-202-023	6913 PARKBELT DR	03/30/23	WD	\$12,400.0	\$62,000	\$13,600	21.94	60.0	100.0	0.14	\$207	R-105
46-26-203-037	6713 ORANGE LN	05/01/23	WD	\$12,400.0	\$62,000	\$11,200	18.06	62.0	100.0	0.14	\$200	R-105

Land Table 110

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Net Acres	Total Acres	20%/FF	Actual Front	Land Table
46-26-227-013	6902 DARYLL DR	09/27/22	QC	\$4,000.0	\$20,000	\$8,200	41.00	55.2	108.2	0.13	0.13	\$72	53.07	R-110
46-26-231-052	6529 DUPONT ST	09/30/22	WD	\$5,200.0	\$26,000	\$9,600	36.92	51.0	100.0	0.12	0.12	\$102	51.00	R-110
46-26-276-003	829 CHATHAM DR	06/01/21	WD	\$5,300.0	\$26,500	\$9,000	33.96	60.3	115.0	0.15	0.15	\$88	56.24	R-110
46-26-228-017	6908 CRANWOOD DR	04/09/21	WD	\$5,700.0	\$28,500	\$11,600	40.70	78.3	72.2	0.15	0.15	\$73	92.12	R-110
46-26-230-046	6523 CRANWOOD DR	06/24/21	WD	\$5,800.0	\$29,000	\$8,500	29.31	53.0	100.0	0.12	0.12	\$109	53.00	R-110
46-26-231-008	6818 CRANWOOD DR	08/29/22	WD	\$6,200.0	\$31,000	\$12,100	39.03	128.7	201.0	0.42	0.42	\$48	90.75	R-110
46-26-231-006	707 W BUNDY AVE	09/30/21	WD	\$7,000.0	\$35,000	\$10,000	28.57	67.2	118.0	0.17	0.17	\$104	61.89	R-110
46-26-231-058	6507 DUPONT ST	09/29/21	QC	\$7,000.0	\$35,000	\$7,500	21.43	51.0	100.0	0.12	0.12	\$137	51.00	R-110
46-26-231-040	6801 DUPONT ST	04/07/23	WD	\$8,200.0	\$41,000	\$10,400	25.37	56.0	100.0	0.13	0.13	\$146	56.04	R-110
46-26-276-006	817 CHATHAM DR	02/08/23	WD	\$8,600.0	\$43,000	\$9,000	20.93	57.9	115.0	0.14	0.14	\$149	54.00	R-110
46-26-231-016	6710 CRANWOOD DR	12/16/21	WD	\$11,400.0	\$57,000	\$9,800	17.19	51.5	100.0	0.12	0.12	\$221	51.50	R-110
<b>avg</b>				<b>\$6,763.6</b>								<b>\$114</b>		

Around \$4000  
\$70/FF  
Conservative due to area

### Land Table 115

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
46-25-104-025	426 W YORK AVE	11/03/22	WD	\$2,340.0	\$11,700	\$5,100	43.59	40.0	130.0	0.12	\$59	40.00	R-115
46-25-104-026	422 W YORK AVE	10/14/22	WD	\$2,340.0	\$11,700	\$5,700	48.72	40.0	130.0	0.12	\$59	40.00	R-115
46-25-156-004	505 W RUTH AVE	02/14/23	WD	\$2,400.0	\$12,000	\$5,800	48.33	60.0	109.0	0.15	\$40	60.00	R-115
46-25-132-030	110 W FOSS AVE	09/13/22	CD	\$3,000.0	\$15,000	\$6,100	40.67	40.0	111.0	0.10	\$75	40.00	R-115
46-25-156-021	430 W AUSTIN AVE	08/27/21	WD	\$3,000.0	\$15,000	\$5,500	36.67	40.0	109.0	0.10	\$75	40.00	R-115
46-25-180-006	301 W RUTH AVE	04/12/23	WD	\$4,000.0	\$20,000	\$6,800	34.00	40.0	109.0	0.10	\$100	40.00	R-115
46-25-154-005	509 W LORADO AVE	06/15/21	WD	\$5,224.0	\$26,120	\$10,700	40.96	90.0	208.0	0.12	\$58	90.00	R-115
46-25-110-018	518 W FOSS AVE	03/15/22	WD	\$5,800.0	\$29,000	\$8,300	28.62	53.0	111.0	0.14	\$109	53.00	R-115
46-25-104-025	426 W YORK AVE	03/17/23	WD	\$6,800.0	\$34,000	\$5,100	15.00	40.0	130.0	0.12	\$170	40.00	R-115
46-25-102-011	7002 COLLEGE ST	07/12/21	WD	\$7,000.0	\$35,000	\$6,900	19.71	54.3	150.0	0.19	\$129	55.50	R-115
46-25-104-004	513 W BUNDY AVE	11/02/22	WD	\$7,200.0	\$36,000	\$5,500	15.28	50.0	130.0	0.15	\$144	50.00	R-115
46-25-153-023	610 W RUTH AVE	04/14/23	WD	\$8,000.0	\$40,000	\$7,500	18.75	50.0	104.0	0.12	\$160	50.00	R-115
<b>avg</b>				<b>\$4,758.7</b>							<b>\$98</b>		

Around \$4000  
\$70/FF

Land Table 120

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
46-26-330-032	5625 LESLIE CT	09/28/22	WD	\$4,800.0	\$24,000	\$14,100	58.75	69.9	114.5	0.17	\$69	65.33	R-120
46-26-302-014	5905 CLOVERLAWN DR	11/04/22	WD	\$5,400.0	\$27,000	\$11,700	43.33	51.0	100.0	0.12	\$106	51.00	R-120
46-26-302-014	5905 CLOVERLAWN DR	05/24/21	WD	\$6,000.0	\$30,000	\$11,700	39.00	51.0	100.0	0.12	\$118	51.00	R-120
46-26-302-025	5805 CLOVERLAWN DR	12/01/21	WD	\$6,000.0	\$30,000	\$11,300	37.67	51.0	100.0	0.12	\$118	51.00	R-120
46-26-329-014	5702 MARLOWE DR	08/30/22	WD	\$6,200.0	\$31,000	\$11,600	37.42	54.5	100.0	0.13	\$114	54.50	R-120
46-26-327-006	1901 W HOME AVE	04/29/21	WD	\$6,300.0	\$31,500	\$18,800	59.68	62.9	110.0	0.15	\$100	60.00	R-120
46-26-331-037	5805 FLEMING RD	10/26/21	WD	\$6,300.0	\$31,500	\$14,000	44.44	53.0	101.6	0.12	\$119	52.60	R-120
46-26-380-027	5409 FLEMING RD	04/28/23	WD	\$6,440.0	\$32,200	\$12,400	38.51	54.5	110.0	0.13	\$118	52.00	R-120
46-26-303-031	5914 CLOVERLAWN DR	04/23/21	WD	\$7,000.0	\$35,000	\$11,200	32.00	50.0	100.0	0.12	\$140	50.00	R-120
46-26-331-037	5805 FLEMING RD	02/24/23	WD	\$7,000.0	\$35,000	\$14,000	40.00	53.0	101.6	0.12	\$132	52.60	R-120
46-26-377-030	1820 OXLEY DR	06/23/21	WD	\$7,500.0	\$37,500	\$15,800	42.13	60.9	108.5	0.14	\$123	65.00	R-120
46-26-378-007	1723 GRIGGS DR	08/18/21	WD	\$8,000.0	\$40,000	\$13,300	33.25	60.0	126.6	0.16	\$133	53.33	R-120
46-26-302-014	5905 CLOVERLAWN DR	11/30/22	WD	\$8,500.0	\$42,500	\$11,700	27.53	51.0	100.0	0.12	\$167	51.00	R-120
46-26-451-006	5418 FLEMING RD	02/10/23	WD	\$9,000.0	\$45,000	\$16,200	36.00	59.5	130.9	0.16	\$151	52.00	R-120
46-26-329-034	5601 GRIGGS DR	09/10/21	WD	\$10,400.0	\$52,000	\$16,000	30.77	60.3	92.3	0.13	\$172	62.78	R-120
46-26-330-015	5702 GRIGGS DR	06/18/21	WD	\$10,840.0	\$54,200	\$15,800	29.15	69.4	148.3	0.19	\$156	57.00	R-120
46-26-329-004	5906 MARLOWE DR	05/13/22	WD	\$13,780.0	\$68,900	\$25,100	36.43	54.0	100.0	0.12	\$255	54.00	R-120
				avg	\$7,615						\$135		

Around \$8000  
\$120/FF

Land Table 125

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
46-26-452-026	5401 LAURENE ST	06/02/21	WD	\$4,200.0	\$21,000	\$10,400	49.52	51.2	105.0	0.12	\$82	50.00	R-125
46-26-453-018	5302 LAURENE ST	08/25/21	WD	\$4,200.0	\$21,000	\$11,100	52.86	62.5	100.0	0.14	\$67	62.50	R-125
46-26-405-010	6014 SUSAN ST	05/02/22	WD	\$5,600.0	\$28,000	\$15,000	53.57	59.3	91.1	0.12	\$95	70.00	R-125
46-26-452-019	5509 LAURENE ST	07/14/22	WD	\$5,600.0	\$28,000	\$13,500	48.21	51.2	105.0	0.12	\$109	50.00	R-125
46-26-405-002	6022 SUSAN ST	06/03/21	WD	\$6,600.0	\$33,000	\$14,700	44.55	85.7	75.0	0.16	\$77	107.00	R-125
46-26-403-009	1506 RANDY CT	06/16/22	WD	\$6,800.0	\$34,000	\$21,600	63.53	107.2	143.4	0.38	\$63	40.00	R-125
46-26-452-021	5501 LAURENE ST	02/09/22	WD	\$8,000.0	\$40,000	\$15,700	39.25	51.2	105.0	0.12	\$156	50.00	R-125
46-26-455-009	1401 BOLAN DR	09/19/22	LC	\$9,000.0	\$45,000	\$13,900	30.89	55.9	125.0	0.14	\$161	50.00	R-125
46-26-407-005	5908 SALLY CT	11/01/21	WD	\$10,800.0	\$54,000	\$18,500	34.26	90.5	144.2	0.29	\$119	50.00	R-125
46-26-403-056	5705 MARIA ST	12/12/22	WD	\$11,000.0	\$55,000	\$17,700	32.18	52.0	100.1	0.12	\$211	52.00	R-125
46-26-403-013	1509 RANDY CT	03/25/22	WD	\$11,400.0	\$57,000	\$25,000	43.86	52.0	100.0	0.12	\$219	52.00	R-125
46-26-407-006	5816 SUSAN ST	02/16/22	WD	\$12,200.0	\$61,000	\$21,200	34.75	79.3	78.2	0.19	\$154	60.08	R-125
46-26-403-013	1509 RANDY CT	10/12/22	WD	\$15,000.0	\$75,000	\$26,000	34.67	52.0	100.0	0.12	\$288	52.00	R-125
				<b>Avg</b>	<b>\$8,492.3</b>						<b>\$139</b>		
Around \$7000 \$100/FF													
Outlier													
46-26-453-007	5418 LAURENE ST	11/17/21	WD	\$4,600.0	\$23,000	\$16,000	69.57	59.2	140.0	0.16	\$78	50.00	R-125
46-26-476-024	1114 W PIERSON RD	01/30/23	WD	\$3,000.0	\$15,000	\$11,800	78.67	87.5	75.4	0.18	\$34	100.44	R-125
46-26-454-029	5309 SUSAN ST	09/08/22	WD	\$3,400.0	\$17,000	\$13,200	77.65	55.5	84.5	0.12	\$61	60.00	R-125
Partial Assessment													
46-26-476-003	5514 SUSAN ST	03/23/22	WD	\$5,400.0	\$27,000	\$6,800	25.19	54.0	116.5	0.13	\$100	50.00	R-125

**Land Table 130**

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Adj. Sale	Effec. Front	Depth	Net Acres	Total Acres	20/FF	Actual Front	Land Table
46-25-331-019	121 E GRACELAWN AVE	12/28/21	QC	\$1,800.0	\$9,000	\$5,200	57.78	41.0	105.0	0.10	0.10	\$44	40.00	R-130
46-25-331-019	121 E GRACELAWN AVE	09/10/22	QC	\$2,000.0	\$10,000	\$5,200	52.00	41.0	105.0	0.10	0.10	\$49	40.00	R-130
46-25-331-019	121 E GRACELAWN AVE	05/25/21	WD	\$2,200.0	\$11,000	\$5,200	47.27	41.0	105.0	0.10	0.10	\$54	40.00	R-130
46-25-131-033	140 E ALMA AVE	10/14/22	WD	\$2,340.0	\$11,700	\$5,700	48.72	81.6	104.0	0.19	0.19	\$29	80.00	R-130
46-25-255-031	253 E AUSTIN AVE	10/20/22	WD	\$2,340.0	\$11,700	\$4,700	40.17	41.8	109.0	0.10	0.10	\$56	40.00	R-130
46-25-428-026	429 E HOME AVE	07/23/21	WD	\$2,800.0	\$14,000	\$6,300	45.00	41.0	105.0	0.10	0.10	\$68	40.00	R-130
46-25-329-035	109 E HOME AVE	01/20/22	QC	\$3,000.0	\$15,000	\$9,900	66.00	123.0	105.0	0.29	0.29	\$24	120.00	R-130
46-25-278-016	526 E LORADO AVE	04/27/22	WD	\$3,600.0	\$18,000	\$9,100	50.56	40.8	104.0	0.10	0.10	\$88	40.00	R-130
46-25-480-010	510 E PARKWAY AVE	03/28/23	QC	\$3,600.0	\$18,000	\$5,600	31.11	44.9	120.0	0.11	0.11	\$80	41.00	R-130
46-25-428-026	429 E HOME AVE	11/04/21	QC	\$3,800.0	\$19,000	\$6,300	33.16	41.0	105.0	0.10	0.10	\$93	40.00	R-130
46-25-327-016	121 E PIPER AVE	07/08/21	WD	\$4,800.0	\$24,000	\$10,700	44.58	83.4	108.7	0.20	0.20	\$58	80.00	R-130
47-30-354-010	726 E PARKWAY AVE	08/22/22	WD	\$5,400.0	\$27,000	\$5,300	19.63	43.8	120.0	0.11	0.11	\$123	40.00	R-130
46-25-251-014	250 E FOSS AVE	11/12/21	WD	\$5,620.0	\$28,100	\$9,500	33.81	40.8	104.0	0.10	0.10	\$138	40.00	R-130
46-25-258-002	310 E AUSTIN AVE	06/23/23	CD	\$5,700.0	\$28,500	\$9,800	34.39	41.8	109.0	0.10	0.10	\$136	40.00	R-130
46-25-327-011	141 E PIPER AVE	11/29/21	WD	\$6,700.0	\$33,500	\$6,100	18.21	41.7	108.5	0.10	0.10	\$161	40.00	R-130
46-25-202-019	335 ROBBIE LN	07/07/23	WD	\$8,000.0	\$40,000	\$9,000	22.50	65.1	75.6	0.13	0.13	\$123	75.00	R-130
46-25-202-019	335 ROBBIE LN	10/18/22	WD	\$8,400.0	\$42,000	\$9,000	21.43	65.1	75.6	0.13	0.13	\$129	75.00	R-130
46-25-203-018	223 E ALMA AVE	05/19/22	WD	\$8,400.0	\$42,000	\$8,500	20.24	51.0	104.0	0.12	0.12	\$165	50.00	R-130
			<b>avg</b>	<b>\$4,973.7</b>								<b>\$90</b>	<b>\$84</b>	
			<b>Med</b>	<b>\$3,800.0</b>								<b>Avg</b>	<b>Med</b>	

Outlier														
46-25-129-026	145 E ALMA AVE	07/07/23	WD	\$15,200.0	\$76,000	\$9,500	12.50	40.8	104.0	0.10	0.10	\$373	40.00	R-130
46-25-257-008	226 E AUSTIN AVE	12/30/21	WD	\$10,000.0	\$50,000	\$28,300	56.60	245.0	516.5	0.58	0.20	\$41	240.00	R-130
46-25-204-010	336 E YORK AVE	05/06/22	WD	\$14,000.0	\$70,000	\$10,800	15.43	81.6	104.0	0.19	0.19	\$172	80.00	R-130

around \$3000  
\$55/FF

Land Table 135

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
47-30-103-007	726 E YORK AVE	03/24/23	WD	\$2,700.0	\$13,500	\$8,000	59.26	40.8	104.0	0.10	\$66	40.00	R-135
47-30-177-042	1022 E FOSS AVE	05/03/21	WD	\$3,000.0	\$15,000	\$11,200	74.67	122.4	104.0	0.29	\$25	120.00	R-135
47-30-252-023	1179 E LORADO AVE	10/29/21	WD	\$3,000.0	\$15,000	\$6,900	46.00	40.8	104.0	0.10	\$74	40.00	R-135
47-30-460-018	1125 FAIRFAX ST	08/13/21	WD	\$3,000.0	\$15,000	\$7,500	50.00	200.0	500.0	0.09	\$15	200.00	R-135
47-30-102-007	734 E BUNDY AVE	11/21/22	WD	\$3,980.0	\$19,900	\$10,900	54.77	47.9	130.0	0.13	\$83	42.00	R-135
47-30-406-039	1164 E HOME AVE	01/05/23	WD	\$4,000.0	\$20,000	\$11,000	55.00	90.9	84.9	0.19	\$44	99.00	R-135
47-30-406-039	1164 E HOME AVE	04/15/21	WD	\$4,400.0	\$22,000	\$11,000	50.00	90.9	84.9	0.19	\$48	99.00	R-135
47-30-134-036	933 E FOSS AVE	12/08/22	WD	\$4,600.0	\$23,000	\$9,700	42.17	64.1	114.1	0.16	\$72	60.00	R-135
47-30-462-004	1114 FAIRFAX ST	01/26/23	WD	\$5,000.0	\$25,000	\$9,600	38.40	40.0	100.0	0.09	\$125	40.00	R-135
47-30-404-020	1175 E HOME AVE	09/28/21	WD	\$5,200.0	\$26,000	\$8,500	32.69	47.8	95.0	0.11	\$109	49.00	R-135
47-30-229-010	1238 E ALMA AVE	04/05/22	WD	\$6,000.0	\$30,000	\$10,500	35.00	122.4	312.0	0.10	\$49	120.00	R-135
47-30-452-025	1122 E MOTT AVE	03/15/22	WD	\$6,200.0	\$31,000	\$9,200	29.68	54.4	97.7	0.12	\$114	55.00	R-135
47-30-452-025	1122 E MOTT AVE	04/30/21	WD	\$6,780.0	\$33,900	\$9,200	27.14	54.4	97.7	0.12	\$125	55.00	R-135
47-30-126-024	801 E BUNDY AVE	10/21/22	WD	\$7,000.0	\$35,000	\$12,300	35.14	99.6	155.0	0.29	\$70	80.00	R-135
47-30-133-025	1009 E HOLBROOK AVE	10/25/22	WD	\$8,580.0	\$42,900	\$12,200	28.44	81.6	208.0	0.10	\$105	80.00	R-135
47-30-404-026	1221 E HOME AVE	09/10/21	WD	\$8,800.0	\$44,000	\$21,100	47.95	182.9	217.5	0.26	\$48	153.47	R-135
47-30-406-041	1167 E HOBSON AVE	09/10/21	WD	\$8,800.0	\$44,000	\$21,100	47.95	182.9	217.5	0.20	\$48	153.47	R-135

avg

\$5,355.3

\$72

Around \$4000  
\$75/FF

## Partial Construction

47-30-131-013	1046 E YORK AVE	04/26/23	WD	\$14,200.0	\$71,000	\$7,900	11.13	40.8	104.0	0.10	\$348	40.00	R-135
Outlier													
47-30-254-038	1187 E RUTH AVE	08/27/21	WD	\$17,000.0	\$85,000	\$21,400	25.18	160.2	104.0	0.38	\$106	157.10	R-135



Land Table 145

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Adj. Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
47-29-126-013	6913 CECIL DR	07/08/21	WD	\$2,200.0	\$11,000	\$8,200	74.55	69.4	103.4	0.16	\$31.69	68.33	R-145
47-29-126-013	6913 CECIL DR	04/26/23	WD	\$6,700.0	\$33,500	\$8,200	24.48	69.4	103.4	0.16	\$96.51	68.33	R-145
47-29-181-010	6618 HILLCROFT DR	03/29/22	WD	\$3,000.0	\$15,000	\$7,800	52.00	51.6	106.6	0.12	\$58.11	50.00	R-145
<b>Avg</b>				<b>\$3,966.7</b>									

Around \$4000  
\$50/FF

### Land Table 153

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
47-28-351-078	2813 WILTON PL	11/07/22	CD	\$16,500.0	\$82,500	\$35,900	43.52	70.0	100.1	0.16	\$236	70.00	R-153
47-28-351-078	2813 WILTON PL	03/23/23	WD	\$35,000.0	\$175,000	\$35,900	20.51	70.0	100.1	0.16	\$500	70.00	R-153
Avg				\$25,750.0									

---

Around \$18000  
\$175/FF

Land Table 155

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Cur. Appraisal	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
47-29-478-016	2714 EATON PL	04/18/22	WD	\$6,000.0	\$30,000	\$16,100	53.67	\$32,207	51.0	100.0	0.12	\$118	51.00	R-155
47-33-101-032	5007 BRANCH RD	09/27/21	WD	\$6,600.0	\$33,000	\$16,800	50.91	\$33,525	53.6	110.0	0.13	\$123	51.06	R-155
47-33-101-038	2833 ALPHA WAY	12/17/21	WD	\$6,800.0	\$34,000	\$18,000	52.94	\$36,060	65.6	115.1	0.16	\$104	61.17	R-155
47-33-101-012	2913 ALPHA WAY	07/09/21	WD	\$7,000.0	\$35,000	\$15,600	44.57	\$31,245	53.6	115.1	0.13	\$130	50.00	R-155
47-33-104-028	4912 DELTA DR	07/20/22	WD	\$7,600.0	\$38,000	\$21,200	55.79	\$42,332	50.4	101.7	0.12	\$151	50.00	R-155
47-32-234-018	2508 PLAINFIELD AVE	11/04/21	WD	\$7,800.0	\$39,000	\$18,100	46.41	\$36,171	60.0	100.0	0.14	\$130	60.00	R-155
47-32-233-004	2714 EPSILON TR	05/14/21	WD	\$8,000.0	\$40,000	\$19,000	47.50	\$38,020	53.3	101.1	0.12	\$150	53.00	R-155
47-33-103-004	2728 GAMMA LN	09/29/21	WD	\$8,000.0	\$40,000	\$17,900	44.75	\$35,800	53.3	111.5	0.13	\$150	50.51	R-155
47-28-305-014	5705 BRANCH RD	07/16/21	WD	\$8,500.0	\$42,500	\$17,400	40.94	\$34,778	54.8	120.0	0.14	\$155	50.00	R-155
47-32-228-026	2415 BETA LN	11/19/21	WD	\$8,600.0	\$43,000	\$17,100	39.77	\$34,114	57.4	108.8	0.14	\$150	55.00	R-155
47-32-230-023	5011 WESTERN RD	08/22/22	WD	\$8,800.0	\$44,000	\$22,600	51.36	\$45,122	69.7	85.3	0.15	\$126	75.50	R-155
47-28-303-044	2840 HAMPSTEAD DR	06/11/21	WD	\$9,000.0	\$45,000	\$22,200	49.33	\$44,468	131.7	99.5	0.30	\$68	132.00	R-155
47-32-229-021	2501 PLAINFIELD AVE	12/09/22	WD	\$9,000.0	\$45,000	\$17,200	38.22	\$34,444	63.0	100.0	0.15	\$143	63.00	R-155
47-33-101-018	2937 ALPHA WAY	02/04/22	WD	\$9,180.0	\$45,900	\$23,000	50.11	\$46,027	81.4	148.2	0.23	\$113	66.89	R-155
47-28-351-020	2811 TIPTREE PATH	11/04/22	WD	\$9,700.0	\$48,500	\$18,800	38.76	\$37,589	50.0	100.0	0.12	\$194	50.00	R-155
47-32-227-007	2721 ALPHA WAY	05/24/22	WD	\$10,000.0	\$50,000	\$17,300	34.60	\$34,647	53.6	114.9	0.13	\$187	50.00	R-155
47-33-104-056	2921 PLAINFIELD AVE	05/04/22	WD	\$10,000.0	\$50,000	\$18,700	37.40	\$37,480	53.0	112.2	0.13	\$189	50.00	R-155
47-33-103-039	2917 EPSILON TR	06/24/21	WD	\$11,000.0	\$55,000	\$21,300	38.73	\$42,517	53.6	115.0	0.13	\$205	50.00	R-155

Land Table 155

47-33-104-002	2726 EPSILON TR	06/30/21	WD	\$11,000.0	\$55,000	\$21,000	38.18	\$42,050	54.1	108.5	0.13	\$203	51.93	R-155
47-28-356-016	5213 BRANCH RD	04/10/23	MLC	\$11,300.0	\$56,500	\$16,100	28.50	\$32,286	54.8	120.0	0.14	\$206	50.00	R-155
47-28-358-043	2732 TIPTREE PATH	09/12/22	WD	\$11,700.0	\$58,500	\$21,300	36.41	\$48,986	100.1	200.0	0.12	\$117	100.13	R-155
47-32-226-006	4923 ALPHA WAY	01/09/23	MLC	\$12,400.0	\$62,000	\$21,400	34.52	\$42,792	60.0	100.0	0.14	\$207	60.00	R-155
47-32-228-006	5002 ALPHA WAY	07/26/21	WD	\$13,700.0	\$68,500	\$25,700	37.52	\$51,445	60.0	100.0	0.14	\$228	60.00	R-155
47-28-303-005	2828 HAMPSTEAD DR	10/04/21	WD	\$13,780.0	\$68,900	\$22,700	32.95	\$45,497	80.0	100.0	0.18	\$172	80.00	R-155
47-28-351-014	2717 TIPTREE PATH	10/21/22	WD	\$14,000.0	\$70,000	\$22,300	31.86	\$44,578	55.9	103.3	0.13	\$250	55.00	R-155
47-28-351-015	2723 TIPTREE PATH	01/13/23	WD	\$14,000.0	\$70,000	\$22,000	31.43	\$44,078	55.6	102.0	0.13	\$252	55.00	R-155
47-33-103-020	2922 GAMMA LN	05/07/21	WD	\$14,200.0	\$71,000	\$21,100	29.72	\$42,238	53.6	115.0	0.13	\$265	50.00	R-155
47-28-305-009	5805 BRANCH RD	12/07/21	WD	\$14,400.0	\$72,000	\$20,400	28.33	\$40,893	54.8	120.0	0.14	\$263	50.00	R-155
47-33-103-020	2922 GAMMA LN	11/29/22	WD	\$14,400.0	\$72,000	\$21,100	29.31	\$42,238	53.6	115.0	0.13	\$269	50.00	R-155
47-32-229-026	2420 BETA LN	05/18/23	WD	\$15,400.0	\$77,000	\$23,500	30.52	\$47,083	100.0	100.0	0.23	\$154	100.00	R-155
47-33-105-005	2802 PLAINFIELD AVE	07/15/22	WD	\$15,600.0	\$78,000	\$22,400	28.72	\$44,874	55.9	125.0	0.14	\$279	50.00	R-155
47-33-103-044	2927 EPSILON TR	02/02/22	WD	\$15,980.0	\$79,900	\$21,200	26.53	\$42,396	62.7	93.1	0.14	\$255	65.00	R-155
47-32-232-011	4908 WESTERN RD	06/24/21	WD	\$16,000.0	\$80,000	\$25,800	32.25	\$51,696	123.4	90.0	0.27	\$130	130.00	R-155
47-28-356-015	5217 BRANCH RD	05/02/22	WD	\$17,000.0	\$85,000	\$21,500	25.29	\$43,011	54.8	120.0	0.14	\$310	50.00	R-155
47-33-102-027	2729 GAMMA LN	03/24/23	WD	\$17,999.8	\$89,999	\$20,600	22.89	\$41,235	55.9	120.0	0.14	\$322	51.00	R-155
47-28-301-020	2837 HAMPSTEAD DR	05/19/22	WD	\$18,000.0	\$90,000	\$21,100	23.44	\$42,170	50.0	100.0	0.12	\$360	50.00	R-155
47-28-301-025	2905 HAMPSTEAD DR	07/15/22	WD	\$18,000.0	\$90,000	\$21,900	24.33	\$43,826	53.4	114.1	0.13	\$337	50.00	R-155
47-28-303-016	2825 MARGATE CIR	06/24/22	WD	\$18,000.0	\$90,000	\$28,200	31.33	\$56,361	57.4	108.9	0.14	\$314	55.00	R-155
47-28-357-012	2830 E PIERSON RD	12/05/22	WD	\$18,200.0	\$91,000	\$23,200	25.49	\$46,442	54.8	120.0	0.14	\$332	50.00	R-155
47-29-478-015	2718 EATON PL	10/27/22	WD	\$19,980.0	\$99,900	\$22,200	22.22	\$44,465	51.0	100.0	0.12	\$392	51.00	R-155
					<b>Avg</b>							<b>\$205</b>		
					<b>Med</b>							<b>\$191</b>		

Around \$ 10000  
\$135/FF

**Land Table 160**

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Adj. Sale	Effec. Front	Depth	Net Acres	Total Acres	20%/FF	Actual Front	Land Table	
46-35-126-034	5014 MIAMI LN	06/15/22	WD	\$2,900.0	\$14,500	\$11,000	75.86	66.0	119.2	0.17	0.17	\$44	60.44	R-160	
46-35-105-037	4319 GREENLAWN DR	06/09/22	WD	\$3,000.0	\$15,000	\$11,600	77.33	53.2	107.3	0.13	0.13	\$56	51.34	R-160	
46-35-179-020	4513 FLEMING RD	10/25/21	WD	\$3,200.0	\$16,000	\$9,400	58.75	57.0	83.8	0.12	0.12	\$56	62.27	R-160	
46-35-104-032	4735 BIRCHCREST DR	04/03/23	WD	\$3,600.0	\$18,000	\$10,200	56.67	55.2	101.8	0.13	0.13	\$65	54.72	R-160	
46-35-255-017	1313 BENT DR	09/30/21	WD	\$3,600.0	\$18,000	\$10,400	57.78	56.0	113.2	0.14	0.14	\$64	52.67	R-160	
46-35-126-034	5014 MIAMI LN	06/25/22	QC	\$3,900.0	\$19,500	\$11,000	56.41	66.0	119.2	0.17	0.17	\$59	60.44	R-160	
46-35-129-030	4901 MIAMI LN	11/25/22	WD	\$4,000.0	\$20,000	\$11,900	59.50	55.0	100.0	0.13	0.13	\$73	55.00	R-160	
46-35-155-056	1922 W STEWART AVE	08/27/21	WD	\$4,000.0	\$20,000	\$13,700	68.50	54.8	120.0	0.14	0.14	\$73	50.00	R-160	
46-35-126-021	1710 SHAMROCK LN	05/02/22	WD	\$4,200.0	\$21,000	\$12,000	57.14	57.0	130.0	0.15	0.15	\$74	50.00	R-160	
46-35-154-013	2217 CANNIFF ST	05/27/21	WD	\$4,400.0	\$22,000	\$10,200	46.36	50.0	100.0	0.12	0.12	\$88	50.00	R-160	
46-35-104-020	4915 BIRCHCREST DR	07/25/22	WD	\$4,900.0	\$24,500	\$12,200	49.80	60.1	89.0	0.13	0.13	\$82	63.68	R-160	
46-35-127-020	1709 SHAMROCK LN	05/18/22	WD	\$5,000.0	\$25,000	\$13,000	52.00	50.0	100.0	0.12	0.12	\$100	50.00	R-160	
46-35-104-032	4735 BIRCHCREST DR	03/01/22	WD	\$5,400.0	\$27,000	\$10,200	37.78	55.2	101.8	0.13	0.13	\$98	54.72	R-160	
46-35-178-067	4622 WARRINGTON DR	06/27/22	WD	\$5,400.0	\$27,000	\$14,800	54.81	94.0	203.9	0.31	0.31	\$57	65.83	R-160	
46-35-251-024	1502 LAKE FOREST DR	03/29/22	WD	\$5,400.0	\$27,000	\$10,300	38.15	58.1	135.0	0.16	0.16	\$93	50.00	R-160	
46-35-126-001	5106 CLOVERLAWN DR	04/12/23	WD	\$6,400.0	\$32,000	\$11,200	35.00	69.7	130.0	0.18	0.18	\$92	61.15	R-160	
46-35-129-035	1710 CANNIFF ST	03/28/23	WD	\$6,600.0	\$33,000	\$12,100	36.67	50.9	80.6	0.11	0.11	\$130	56.65	R-160	
46-35-157-003	2307 W STEWART AVE	01/07/22	WD	\$7,000.0	\$35,000	\$13,100	37.43	59.6	98.5	0.14	0.14	\$118	60.01	R-160	
46-35-126-021	1710 SHAMROCK LN	06/13/22	QC	\$7,800.0	\$39,000	\$12,000	30.77	57.0	130.0	0.15	0.15	\$137	50.00	R-160	
46-35-130-011	1905 CHERRYLAWN DR	06/29/23	WD	\$8,000.0	\$40,000	\$10,600	26.50	53.6	115.0	0.13	0.13	\$149	50.00	R-160	
46-35-177-033	4505 WARRINGTON DR	01/03/23	WD	\$8,000.0	\$40,000	\$15,600	39.00	72.2	111.0	0.18	0.18	\$111	68.49	R-160	
46-35-177-045	2010 CASTLE LN	11/21/22	WD	\$8,000.0	\$40,000	\$13,300	33.25	54.5	100.0	0.13	0.13	\$147	54.50	R-160	
46-35-154-023	2109 CANNIFF ST	10/28/21	QC	\$9,800.0	\$49,000	\$10,900	22.24	50.0	100.0	0.12	0.12	\$196	50.00	R-160	
<b>Totals:</b>				<b>avg</b>	<b>\$5,413.0</b>	<b>\$622,500</b>	<b>\$270,700</b>	<b>1,354.9</b>		<b>3.32</b>	<b>3.32</b>	<b>\$94</b>			
				<b>med</b>	<b>\$5,000.0</b>										

Around \$5000  
\$90/FF

### Land Table 165

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Net Acres	Total Acres	20/FF	Actual Front	Land Table
46-35-235-011	4820 EDWARDS AVE	03/04/22	\$14,000	WD	\$2,800.0	\$14,000	\$7,300	52.14	40.0	100.0	0.09	0.09	\$70	40.00	R-165
46-35-278-030	4511 EDWARDS AVE	06/13/22	\$19,500	QC	\$3,900.0	\$19,500	\$7,100	36.41	43.0	100.0	0.10	0.10	\$91	43.00	R-165
46-35-278-035	4706 BALDWIN BLVD	06/29/21	\$47,400	WD	\$9,480.0	\$47,400	\$9,200	19.41	94.0	100.0	0.22	0.22	\$101	94.00	R-165

Around \$1500  
\$55/FF

Land Table 170

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
46-36-103-035	614 W PHILADELPHIA BLVD	05/11/22	QC	\$3,378.0	\$16,890	\$8,700	51.51	40.0	100.0	0.09	\$84	40.00	R-170
46-26-479-014	5318 BALDWIN BLVD	12/22/21	WD	\$3,400.0	\$17,000	\$11,000	64.71	52.4	110.0	0.13	\$65	50.00	R-170
46-25-355-018	624 W PIERSON RD	09/24/21	WD	\$3,450.0	\$17,250	\$9,100	52.75	57.0	130.0	0.15	\$61	50.00	R-170
46-36-126-005	409 W PIERSON RD	07/09/21	WD	\$3,700.0	\$18,500	\$9,300	50.27	40.0	100.0	0.09	\$93	40.00	R-170
46-25-354-012	620 W RIDGEWAY AVE	12/07/21	WD	\$4,100.0	\$20,500	\$10,900	53.17	52.4	110.0	0.13	\$78	50.00	R-170
46-26-428-022	5610 BALDWIN BLVD	06/05/23	WD	\$4,400.0	\$22,000	\$11,200	50.91	50.3	110.0	0.12	\$87	48.00	R-170
46-36-204-058	325 E BALTIMORE BLVD	04/12/21	WD	\$4,400.0	\$22,000	\$9,000	40.91	40.0	100.0	0.09	\$110	40.00	R-170
46-36-203-038	127 E PHILADELPHIA BLVD	11/16/21	WD	\$4,600.0	\$23,000	\$9,700	42.17	40.0	100.0	0.09	\$115	40.00	R-170
46-25-353-012	5415 GRANVILLE AVE	10/04/21	WD	\$4,800.0	\$24,000	\$10,000	41.67	62.9	110.0	0.15	\$76	60.00	R-170
46-26-477-028	5321 GLENN AVE	06/11/21	WD	\$5,200.0	\$26,000	\$11,100	42.69	52.4	110.0	0.13	\$99	50.00	R-170
46-25-353-015	5401 GRANVILLE AVE	03/28/22	WD	\$5,400.0	\$27,000	\$12,700	47.04	60.0	100.0	0.14	\$90	60.00	R-170
46-36-127-006	329 W PULASKI ST	12/02/22	WD	\$5,500.0	\$27,500	\$10,500	38.18	45.0	100.0	0.10	\$122	45.00	R-170
46-26-428-031	5813 EDWARDS AVE	04/18/21	WD	\$6,000.0	\$30,000	\$12,400	41.33	52.4	110.0	0.13	\$114	50.00	R-170
46-36-126-005	409 W PIERSON RD	01/24/22	WD	\$6,200.0	\$31,000	\$9,300	30.00	40.0	100.0	0.09	\$155	40.00	R-170
46-36-126-029	402 W PULASKI ST	01/06/23	WD	\$6,900.0	\$34,500	\$12,500	36.23	45.0	100.0	0.10	\$153	45.00	R-170
46-26-407-029	5817 WINTHROP BLVD	04/16/21	WD	\$7,000.0	\$35,000	\$13,600	38.86	53.4	114.1	0.13	\$131	50.00	R-170
46-25-376-040	128 WESTMORELAND DR	05/13/22	WD	\$7,600.0	\$38,000	\$14,500	38.16	67.6	127.0	0.18	\$112	60.00	R-170
46-26-407-042	5617 WINTHROP BLVD	07/24/21	QC	\$8,000.0	\$40,000	\$9,800	24.50	55.6	123.5	0.14	\$144	50.00	R-170
46-25-303-023	601 W GRACELAWN AVE	03/13/23	WD	\$9,000.0	\$45,000	\$15,400	34.22	52.5	91.0	0.12	\$171	55.00	R-170
46-25-354-012	620 W RIDGEWAY AVE	06/24/22	WD	\$10,000.0	\$50,000	\$10,900	21.80	52.4	110.0	0.13	\$191	50.00	R-170
46-26-481-016	701 W RIDGEWAY AVE	03/16/22	WD	\$10,800.0	\$54,000	\$14,900	27.59	70.0	100.0	0.16	\$154	70.00	R-170
46-25-302-043	606 W GRACELAWN AVE	08/02/22	WD	\$11,000.0	\$55,000	\$25,900	47.09	153.3	235.0	0.54	\$72	100.00	R-170
46-26-480-028	5401 DUPONT ST	09/27/21	WD	\$12,000.0	\$60,000	\$10,400	17.33	52.4	110.0	0.13	\$229	50.00	R-170
46-36-202-029	340 E PULASKI ST	07/08/22	WD	\$12,200.0	\$61,000	\$16,000	26.23	80.0	100.0	0.18	\$153	80.00	R-170
46-26-481-016	701 W RIDGEWAY AVE	05/22/23	MLC	\$13,424.0	\$67,120	\$14,900	22.20	70.0	100.0	0.16	\$192	70.00	R-170

avg \$6,898.1

med

\$122

\$114

Around \$6000

\$90/FF

Conservative due to area

Land Table 175

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Total Acres	20\$/FF	Actual Front	Land Table
46-36-226-043	501 E PULASKI ST	08/31/21	WD	\$5,800.0	\$29,000	\$7,400	25.52	40.0	100.0	0.09	\$145	40.00	R-175
46-36-280-040	368 E ELDRIDGE AVE	06/05/23	WD	\$6,000.0	\$30,000	\$10,000	33.33	100.6	125.0	0.26	\$60	90.00	R-175
46-36-227-023	630 E PULASKI ST	12/30/21	WD	\$8,000.0	\$40,000	\$8,800	22.00	40.0	100.0	0.09	\$200	40.00	R-175
46-36-227-049	521 E MARENGO AVE	03/28/23	WD	\$8,000.0	\$40,000	\$18,800	47.00	120.0	200.0	0.09	\$67	120.00	R-175
46-36-230-011	414 E BALTIMORE BLVD	01/12/23	WD	\$9,000.0	\$45,000	\$12,200	27.11	45.9	131.8	0.12	\$196	40.00	R-175
<b>avg</b>				<b>\$7,360.0</b>							<b>\$133</b>		

Around \$5000  
 \$75/FF  
 Conservative due to area  
 Maybe combined with 170





Land Table 183

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
46-35-354-001	3922 SENECA ST	03/21/23	WD	\$2,400.0	\$12,000	\$9,400	78.33	50.0	100.0	0.12	\$48	50.00	R-183
46-35-383-036	1806 W PASADENA AVE	01/21/22	WD	\$3,100.0	\$15,500	\$8,500	54.84	45.0	100.0	0.10	\$69	45.00	R-183
46-35-382-011	3506 BROWNELL BLVD	10/07/21	WD	\$3,300.0	\$16,500	\$7,900	47.88	48.5	130.0	0.13	\$68	42.50	R-183
46-35-352-028	3717 WISNER ST	11/04/21	WD	\$4,500.0	\$22,500	\$11,000	48.89	40.0	100.0	0.09	\$113	40.00	R-183
46-35-379-039	3822 LE ERDA AVE	09/23/22	WD	\$4,600.0	\$23,000	\$10,500	45.65	80.0	100.0	0.18	\$58	80.00	R-183
46-35-353-008	3818 WISNER ST	12/09/22	WD	\$5,200.0	\$26,000	\$10,400	40.00	50.0	100.0	0.12	\$104	50.00	R-183
46-35-384-001	3622 LE ERDA AVE	11/03/21	WD	\$5,200.0	\$26,000	\$10,100	38.85	12.6	10.0	0.01	\$411	40.00	R-183
46-35-329-026	4133 LE ERDA AVE	06/09/23	WD	\$5,300.0	\$26,500	\$12,800	48.30	51.1	95.0	0.11	\$104	52.40	R-183
46-35-182-008	4229 LE ERDA AVE	06/17/22	WD	\$6,000.0	\$30,000	\$11,500	38.33	48.7	95.0	0.11	\$123	50.00	R-183
46-35-379-014	3706 LE ERDA AVE	09/19/22	WD	\$6,000.0	\$30,000	\$10,900	36.33	42.5	100.0	0.10	\$141	42.50	R-183
46-35-353-008	3818 WISNER ST	04/06/23	WD	\$6,200.0	\$31,000	\$10,400	33.55	50.0	100.0	0.12	\$124	50.00	R-183
46-35-355-009	3810 KELLAR AVE	05/17/22	WD	\$6,400.0	\$32,000	\$11,300	35.31	50.0	100.0	0.12	\$128	50.00	R-183
46-35-355-021	3813 WINONA ST	01/13/23	WD	\$7,000.0	\$35,000	\$13,800	39.43	90.0	100.0	0.21	\$78	90.00	R-183
46-35-359-031	2218 W PASADENA AVE	09/14/22	WD	\$8,000.0	\$40,000	\$10,700	26.75	80.0	100.0	0.18	\$100	80.00	R-183
46-35-378-023	3809 LE ERDA AVE	10/03/22	MLC	\$8,800.0	\$44,000	\$10,600	24.09	41.7	108.7	0.10	\$211	40.00	R-183
46-35-305-013	4201 WINONA ST	07/30/21	WD	\$9,400.0	\$47,000	\$12,300	26.17	55.0	100.0	0.13	\$171	55.00	R-183
46-35-333-020	4113 FLEMING RD	06/01/22	WD	\$9,900.0	\$49,500	\$10,800	21.82	39.0	95.0	0.09	\$254	40.00	R-183
46-35-328-049	4105 COMSTOCK AVE	04/04/23	WD	\$11,400.0	\$57,000	\$17,400	30.53	59.9	130.3	0.16	\$190	52.50	R-183
46-35-329-017	4014 COMSTOCK AVE	06/07/22	WD	\$14,400.0	\$72,000	\$19,900	27.64	85.2	105.3	0.20	\$169	83.00	R-183
<b>Avg</b>				<b>\$6,689.5</b>							<b>\$140</b>		

Around \$6000  
\$100/FF

Land Table 185

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
46-35-432-002	4132 RACE ST	02/20/23	WD	\$1,800.0	\$9,000	\$5,200	57.78	50.0	100.0	0.12	\$36	50.00	R-185
46-35-430-029	4109 KEYES ST	10/20/22	WD	\$2,340.0	\$11,700	\$7,300	62.39	50.0	100.0	0.12	\$47	50.00	R-185
46-35-408-011	4034 LAWNSDALE AVE	01/10/22	WD	\$2,400.0	\$12,000	\$9,400	78.33	52.9	105.5	0.13	\$45	51.50	R-185
46-35-432-003	4130 RACE ST	04/21/21	WD	\$3,000.0	\$15,000	\$8,600	57.33	50.0	100.0	0.12	\$60	50.00	R-185
46-35-451-007	3802 FLEMING RD	06/04/21	WD	\$3,000.0	\$15,000	\$11,100	74.00	75.9	90.0	0.17	\$40	80.00	R-185
46-35-481-021	3513 MILBOURNE AVE	04/27/21	WD	\$4,400.0	\$22,000	\$10,300	46.82	51.6	106.3	0.12	\$85	50.00	R-185
46-35-426-014	810 W MOORE ST	06/28/22	WD	\$4,600.0	\$23,000	\$9,200	40.00	50.2	100.7	0.12	\$92	50.00	R-185
46-35-429-011	4102 MILBOURNE AVE	03/21/23	QC	\$5,000.0	\$25,000	\$12,000	48.00	50.0	100.0	0.12	\$100	50.00	R-185
46-35-428-036	4005 MILBOURNE AVE	11/18/22	WD	\$5,196.6	\$25,983	\$9,900	38.10	53.0	112.2	0.13	\$98	50.00	R-185
46-35-456-025	3505 BURGESS ST	04/07/21	WD	\$5,200.0	\$26,000	\$9,600	36.92	39.9	99.7	0.09	\$130	40.00	R-185
46-35-454-014	3714 STERLING ST	01/12/22	WD	\$5,600.0	\$28,000	\$7,100	25.36	42.0	110.0	0.10	\$133	40.00	R-185
46-35-476-018	3909 MILBOURNE AVE	03/16/23	WD	\$5,800.0	\$29,000	\$9,700	33.45	52.6	110.7	0.13	\$110	50.00	R-185
46-35-408-010	4102 LAWNSDALE AVE	09/15/21	WD	\$6,000.0	\$30,000	\$9,000	30.00	53.0	105.8	0.13	\$113	51.50	R-185
46-35-429-018	4014 MILBOURNE AVE	06/17/21	WD	\$6,000.0	\$30,000	\$9,400	31.33	50.0	100.0	0.12	\$120	50.00	R-185
46-35-457-036	1408 W PASADENA AVE	08/27/21	WD	\$6,000.0	\$30,000	\$9,000	30.00	48.2	93.0	0.11	\$124	50.00	R-185
46-35-458-020	3609 STERLING ST	09/21/21	WD	\$6,000.0	\$30,000	\$9,600	32.00	40.0	100.0	0.09	\$150	40.00	R-185
46-35-477-024	3809 DONNELLY ST	05/18/23	WD	\$6,200.0	\$31,000	\$10,100	32.58	50.0	100.0	0.12	\$124	50.00	R-185
46-35-432-003	4130 RACE ST	04/21/21	WD	\$6,500.0	\$32,500	\$8,600	26.46	50.0	100.0	0.12	\$130	50.00	R-185
				Avg	\$4,724.3						\$97		

Around \$4500  
\$80/FF

### Land Table 190

Parcel Number	Street Address	Sale Date	Instr.	20%	Adj. Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Total Acres	20%/FF	Land Table
46-36-476-007	422 EDMUND ST	10/14/22	WD	\$2,340.0	\$11,700	\$6,400	54.70	45.0	125.0	0.13	\$52	R-190
46-36-427-003	607 E MOORE ST	02/14/22	WD	\$2,700.0	\$13,500	\$7,700	57.04	44.1	120.0	0.12	\$61	R-190
46-36-429-005	418 DAMON ST	06/11/21	QC	\$4,000.0	\$20,000	\$9,600	48.00	45.0	125.0	0.13	\$89	R-190
46-36-403-020	115 EDWIN AVE	07/20/21	WD	\$5,200.0	\$26,000	\$7,600	29.23	35.8	100.0	0.09	\$145	R-190
46-36-459-010	3521 WESLEY ST	08/12/21	WD	\$6,000.0	\$30,000	\$10,500	35.00	40.2	100.0	0.10	\$149	R-190
<b>Avg</b>				<b>\$4,048.0</b>							<b>\$99</b>	

Around \$3000  
\$50/FF  
Concervative due to area

Parcel Number	Street Address	Sale Date	Instr.	20%	Sale \$	Cur. Assmnt.	Acq/Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
47-31-326-012	832 E STEWART AVE	07/22/21	WD	\$7,000.0	\$35,000	\$9,200	26.29	\$18,443	\$19,110	\$2,553	46.4	117.0	0.12	\$151	45.00	R-195
47-31-303-014	746 DAMON ST	01/18/23	WD	\$8,800.0	\$44,000	\$7,300	16.59	\$14,658	\$31,817	\$2,475	45.0	110.0	0.11	\$196	45.00	R-195
47-31-352-044	N SAGINAW ST	09/21/21	LC	\$10,000.0	\$10,000	\$6,100	61.00	\$12,269	\$10,000	\$12,269	223.1	118.4	0.58	\$45	215.00	R-195
47-31-326-012	832 E STEWART AVE	07/29/22	WD	\$13,200.0	\$66,000	\$9,200	13.94	\$18,443	\$50,110	\$2,553	46.4	117.0	0.12	\$284	45.00	R-195
<b>avg</b>					<b>\$9,750.0</b>											

Around \$5,000  
Limited sales  
\$70/FF

Land Table 205

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Adj. Sale	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
47-33-352-027	4001 COGGINS AVE	01/12/22	WD	\$5,400.0	\$27,000	\$9,700	35.93	56.4	105.0	0.13	\$96	55.00	R-205
47-33-376-029	3614 BRANCH RD	10/01/21	WD	\$5,500.0	\$27,500	\$18,800	68.36	67.0	179.3	0.21	\$82	50.00	R-205
47-33-307-009	4128 COGGINS AVE	11/23/21	WD	\$5,600.0	\$28,000	\$16,000	57.14	52.0	108.0	0.12	\$108	50.00	R-205
47-33-303-002	4210 COGGINS AVE	06/11/21	WD	\$6,000.0	\$30,000	\$14,300	47.67	52.0	108.0	0.12	\$115	50.00	R-205
47-33-351-015	3822 WESTERN RD	11/01/22	WD	\$6,600.0	\$33,000	\$16,100	48.79	90.0	200.0	0.10	\$73	90.00	R-205
47-33-306-015	4143 COGGINS AVE	08/05/21	WD	\$6,900.0	\$34,500	\$14,500	42.03	59.2	140.0	0.16	\$117	50.00	R-205
47-33-352-020	2927 NATHAN AVE	02/27/23	MLC	\$8,000.0	\$40,000	\$14,500	36.25	90.0	200.0	0.10	\$89	90.00	R-205
47-33-356-028	3642 WESTERN RD	06/01/23	WD	\$8,000.0	\$40,000	\$16,400	41.00	66.0	215.0	0.22	\$121	45.00	R-205
47-33-306-025	2955 RICHFIELD RD	01/06/23	WD	\$8,200.0	\$41,000	\$18,900	46.10	64.3	132.0	0.17	\$127	56.00	R-205
47-33-376-025	3706 BRANCH RD	12/15/22	WD	\$9,000.2	\$45,001	\$19,100	42.44	62.4	155.6	0.18	\$144	50.00	R-205
47-33-376-025	3706 BRANCH RD	12/16/22	MLC	\$10,000.0	\$50,000	\$19,100	38.20	62.4	155.6	0.18	\$160	50.00	R-205
47-33-355-047	2971 HENRY ST	02/24/22	WD	\$10,200.0	\$51,000	\$14,900	29.22	65.2	210.0	0.22	\$156	45.00	R-205
47-33-304-012	4120 WESTERN RD	04/07/23	WD	\$10,500.0	\$52,500	\$23,700	45.14	53.0	112.5	0.13	\$198	50.00	R-205
47-33-305-022	4123 NEEBISH AVE	05/25/23	WD	\$12,600.0	\$63,000	\$21,100	33.49	128.5	330.0	0.19	\$98	100.00	R-205
47-33-305-023	NEEBISH AVE	05/25/23	WD	\$12,600.0	\$63,000	\$21,100	33.49	128.5	330.0	0.19	\$98	100.00	R-205
47-33-376-123	3710 BRANCH RD	03/07/23	WD	\$15,600.0	\$78,000	\$24,400	31.28	124.2	154.1	0.35	\$126	100.00	R-205
	avg				\$8,793.8						\$119		
	med				\$8,100								

Around \$6500  
\$100/FF

Outlier

47-33-303-006	4225 BRANCH RD	08/17/22	WD	\$31,600.0	\$158,000	\$38,200	24.18	265.1	218.1	0.49	\$119	255.95	R-205
47-32-452-015	2014 WEAVER ST	06/18/21	WD	\$2,600.0	\$13,000	\$9,500	73.08	40.8	104.0	0.10	\$64	40.00	R-205
47-33-376-011	3910 BRANCH RD	01/27/23	WD	\$3,000.0	\$15,000	\$10,300	68.67	59.9	143.3	0.16	\$50	50.00	R-205
47-33-355-012	2930 MEISNER ST	02/14/23	WD	\$13,000.0	\$65,000	\$15,600	24.00	45.0	100.0	0.10	\$289	45.00	R-205
47-33-307-019	4127 BRANCH RD	05/20/22	WD	\$13,000.0	\$65,000	\$21,200	32.62	52.0	108.3	0.12	\$250	50.00	R-205

Land Table 210

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/ Sale	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
40-02-152-031	2613 WISNER ST	09/24/21	WD	\$3,450.0	\$17,250	\$7,300	42.32	50.0	100.0	0.12	\$69	50.00	R-210
40-02-126-020	1609 W PASADENA AVE	04/22/21	WD	\$3,600.0	\$18,000	\$10,100	56.11	57.9	93.0	0.13	\$62	60.00	R-210
40-02-109-030	2901 KELLAR AVE	09/02/21	WD	\$3,980.0	\$19,900	\$8,100	40.70	50.0	100.0	0.12	\$80	50.00	R-210
40-02-129-016	1906 W GENESEE ST	06/01/21	WD	\$4,000.0	\$20,000	\$11,800	59.00	52.4	110.0	0.13	\$76	50.00	R-210
40-02-152-040	2644 CLIO RD	05/26/21	WD	\$4,800.0	\$24,000	\$13,400	55.83	150.0	100.0	0.34	\$32	150.00	R-210
40-02-127-022	3101 BRYN MAWR PL	04/08/22	CD	\$4,845.0	\$24,225	\$11,300	46.65	50.0	100.0	0.12	\$97	50.00	R-210
40-02-126-043	3115 KIRKWOOD LN	01/31/23	WD	\$6,100.0	\$30,500	\$11,500	37.70	55.8	135.0	0.15	\$109	48.00	R-210
40-02-109-030	2901 KELLAR AVE	02/28/22	WD	\$7,000.0	\$35,000	\$8,100	23.14	50.0	100.0	0.12	\$140	50.00	R-210
40-02-127-016	3102 KIRKWOOD LN	06/03/22	WD	\$7,000.0	\$35,000	\$12,000	34.29	50.0	100.0	0.12	\$140	50.00	R-210
40-02-127-015	3111 BRYN MAWR PL	01/07/22	WD	\$7,600.0	\$38,000	\$11,300	29.74	54.0	100.0	0.12	\$141	54.04	R-210
40-02-127-015	3111 BRYN MAWR PL	09/08/22	WD	\$8,600.0	\$43,000	\$11,300	26.28	54.0	100.0	0.12	\$159	54.04	R-210
40-02-130-021	1512 W GENESEE ST	01/04/22	WD	\$9,180.0	\$45,900	\$19,400	42.27	53.0	100.0	0.12	\$173	53.00	R-210
40-02-276-036	2614 PROCTOR AVE	06/27/22	WD	\$14,000.0	\$70,000	\$22,300	31.86	151.7	230.0	0.46	\$92	100.00	R-210
40-02-130-011	1509 W MC CLELLAN ST	03/03/22	WD	\$14,400.0	\$72,000	\$18,000	25.00	76.7	120.0	0.19	\$188	70.00	R-210
			<b>Avg</b>		<b>\$7,039.6</b>						<b>\$111</b>		
			<b>Med</b>		<b>\$6,550</b>								
	Around \$5000 \$80/FF												
Outlier													
40-02-104-020	3201 WINONA ST	09/15/21	WD	\$2,600.0	\$13,000	\$11,200	86.15	86.0	117.8	0.21	\$151	79.27	R-210
40-02-130-024	3009 FOREST HILL AVE	04/15/22	WD	\$10,000.0	\$50,000	\$16,400	32.80	40.0	100.0	0.09	\$250	40.00	R-210
40-02-129-007	1813 W MC CLELLAN ST	08/03/21	WD	\$12,000.0	\$60,000	\$11,800	19.67	57.7	110.0	0.14	\$208	55.00	R-210

Land Table 215

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
40-02-232-003	723 W JAMIESON ST	11/17/21	WD	\$2,600.0	\$13,000	\$6,600	50.77	45.0	110.0	0.11	\$58	45.00	R-215
40-02-232-006	711 W JAMIESON ST	08/19/22	WD	\$3,000.0	\$15,000	\$6,600	44.00	47.3	110.0	0.12	\$63	47.34	R-215
40-02-234-026	712 W GENESEE ST	09/23/22	WD	\$3,000.0	\$15,000	\$6,900	46.00	40.4	110.0	0.10	\$74	40.37	R-215
46-36-380-029	3605 M L KING AVE	12/02/21	WD	\$3,000.0	\$15,000	\$7,800	52.00	48.0	125.0	0.13	\$63	45.00	R-215
40-01-103-028	606 W JAMIESON ST	06/23/21	WD	\$3,240.0	\$16,200	\$9,700	59.88	80.0	110.0	0.20	\$41	80.00	R-215
40-01-101-016	610 W DEWEY ST	08/24/22	WD	\$3,300.0	\$16,500	\$9,100	55.15	60.0	110.0	0.15	\$55	60.00	R-215
40-01-177-014	117 W DARTMOUTH ST	08/19/22	WD	\$4,000.0	\$20,000	\$8,300	41.50	50.0	110.0	0.13	\$80	50.00	R-215
40-02-228-001	3318 KEYES ST	03/24/22	WD	\$4,000.0	\$20,000	\$7,400	37.00	47.7	100.0	0.12	\$84	50.00	R-215
40-01-153-011	401 W DARTMOUTH ST	05/19/21	WD	\$5,200.0	\$26,000	\$8,200	31.54	40.0	110.0	0.10	\$130	40.00	R-215
40-02-279-004	2722 N CHEVROLET AVE	08/27/21	WD	\$5,400.0	\$27,000	\$6,600	24.44	48.8	156.0	0.15	\$111	41.00	R-215
40-01-105-015	602 W MC CLELLAN ST	04/30/21	QC	\$5,500.0	\$27,500	\$9,600	34.91	50.0	110.0	0.13	\$110	50.00	R-215
40-02-279-004	2722 N CHEVROLET AVE	06/16/23	WD	\$6,000.0	\$30,000	\$6,600	22.00	48.8	156.0	0.15	\$123	41.00	R-215
40-01-101-023	3319 IROQUOIS AVE	10/31/22	WD	\$6,600.0	\$33,000	\$13,700	41.52	65.8	120.0	0.17	\$100	63.00	R-215
40-01-128-023	200 W MC CLELLAN ST	10/14/22	WD	\$7,000.0	\$35,000	\$9,200	26.29	50.0	110.0	0.13	\$140	50.00	R-215
40-01-152-004	432 W DARTMOUTH ST	07/28/22	WD	\$7,000.0	\$35,000	\$11,000	31.43	62.7	120.0	0.17	\$112	60.00	R-215
40-01-152-010	409 W GENESEE ST	10/01/21	WD	\$7,000.0	\$35,000	\$7,400	21.14	40.0	110.0	0.10	\$175	40.00	R-215
40-01-128-030	112 W MC CLELLAN ST	09/27/22	WD	\$8,000.0	\$40,000	\$10,900	27.25	50.0	110.0	0.13	\$160	50.00	R-215
40-01-128-023	200 W MC CLELLAN ST	08/31/21	WD	\$8,500.0	\$42,500	\$9,200	21.65	50.0	110.0	0.13	\$170	50.00	R-215
40-01-128-023	200 W MC CLELLAN ST	10/17/22	WD	\$9,800.0	\$49,000	\$9,200	18.78	50.0	110.0	0.13	\$196	50.00	R-215
			<b>Ave</b>		<b>\$5,375.8</b>						<b>\$108</b>		
			<b>Med</b>		<b>\$5,400</b>								

Around \$4500  
\$80/FF

Outlier

40-01-127-012	129 W DEWEY ST	10/14/22	WD	\$3,200.0	\$16,000	\$11,500	71.88	50.0	110.0	0.13	\$64	50.00	R-215
46-36-383-004	3510 ROBIN ST	04/19/23	WD	\$10,000.0	\$50,000	\$8,600	17.20	48.0	125.0	0.13	\$208	45.00	R-215
40-02-277-004	805 W GENESEE ST	03/22/23	WD	\$11,200.0	\$56,000	\$8,300	14.82	40.6	113.4	0.10	\$276	40.00	R-215
40-01-102-022	406 W DEWEY ST	10/21/21	WD	\$9,300.0	\$46,500	\$10,200	21.94	40.0	110.0	0.10	\$233	40.00	R-215



Land Table 220

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
40-01-255-016	218 E JACKSON AVE	06/09/23	WD	\$1,500.0	\$7,500	\$5,600	74.67	41.5	107.5	0.10	\$36	40.00	R-220
46-36-486-031	629 SPENCER ST	07/09/21	WD	\$2,000.0	\$10,000	\$6,000	60.00	41.5	107.5	0.10	\$48	40.00	R-220
40-01-203-028	115 E GENESEE ST	04/15/21	WD	\$2,580.0	\$12,900	\$7,300	56.59	46.7	107.6	0.11	\$55	45.00	R-220
40-01-231-037	605 E MC CLELLAN ST	11/08/21	WD	\$2,800.0	\$14,000	\$9,000	64.29	41.5	107.5	0.10	\$68	40.00	R-220
40-01-260-021	310 E BAKER ST	08/31/22	QC	\$3,000.0	\$3,000	\$800	26.67	32.3	61.5	0.06	\$93	41.17	R-220
40-01-258-026	121 E BAKER ST	11/17/21	WD	\$3,720.0	\$18,600	\$7,000	37.63	40.0	100.0	0.09	\$93	40.00	R-220
40-01-411-016	2217 FRANCIS AVE	08/24/22	WD	\$4,200.0	\$21,000	\$10,000	47.62	42.0	110.0	0.10	\$100	40.00	R-220
46-36-486-031	629 SPENCER ST	01/07/22	WD	\$4,800.0	\$24,000	\$6,000	25.00	41.5	107.5	0.10	\$116	40.00	R-220
40-01-254-008	326 E DARTMOUTH ST	07/01/21	WD	\$5,000.0	\$25,000	\$5,500	22.00	41.5	107.5	0.10	\$121	40.00	R-220
40-01-227-046	638 SPENCER ST	06/21/21	WD	\$6,000.0	\$30,000	\$11,600	38.67	90.7	107.5	0.22	\$66	87.50	R-220
40-01-253-011	202 E DARTMOUTH ST	06/29/21	WD	\$9,034.0	\$45,170	\$8,300	18.38	62.2	107.5	0.15	\$145	60.00	R-220
<b>Totals:</b>				<b>avg</b>	<b>\$5,131.0</b>						<b>\$108</b>		
				<b>Med</b>	<b>\$4,500</b>								

Around \$3000  
\$50/FF  
Conservative due to area

40-12-228-007	551 MARY ST	03/31/22	WD	\$10,000.0	\$50,000	\$13,000	26.00	52.8	144.0	0.15	\$189	44.00	R-220
40-01-231-038	609 E MC CLELLAN ST	05/19/23	WD	\$9,000.0	\$45,000	\$8,900	19.78	41.5	107.5	0.10	\$217	40.00	R-220
40-01-479-013	2001 CHIPPEWA ST	08/27/21	WD	\$8,200.0	\$41,000	\$10,200	24.88	48.3	132.0	0.13	\$170	42.00	R-220

Land Table 233

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
41-07-112-008	705 WILBERFORCE LN	04/20/21	WD	\$30,200.0	\$151,000	\$86,900	57.55	77.3	166.1	0.26	\$391	68.88	R-233
41-07-116-002	806 WILBERFORCE DR	04/30/21	WD	\$31,000.0	\$155,000	\$79,900	51.55	69.3	149.9	0.22	\$448	65.00	R-233
41-07-117-030	813 COLUMBIA CIR	10/29/21	WD	\$31,600.0	\$158,000	\$93,300	59.05	106.2	133.6	0.39	\$298	87.66	R-233
41-07-107-041	730 SPELLMAN DR	12/17/21	WD	\$32,000.0	\$160,000	\$67,900	42.44	64.5	130.0	0.19	\$496	65.00	R-233
41-07-107-046	714 SPELLMAN DR	08/03/22	WD	\$32,200.0	\$161,000	\$69,400	43.11	64.5	130.0	0.19	\$499	65.00	R-233
41-07-109-017	710 LOYOLA DR	04/13/23	WD	\$33,000.0	\$165,000	\$64,500	39.09	65.0	132.1	0.20	\$507	65.01	R-233
41-07-112-016	1706 WILBERFORCE LN	08/09/22	WD	\$33,000.0	\$165,000	\$93,600	56.73	99.9	146.7	0.35	\$330	85.47	R-233
41-07-107-040	734 SPELLMAN DR	09/22/22	WD	\$33,600.0	\$168,000	\$69,800	41.55	64.5	130.0	0.19	\$521	65.00	R-233
41-07-109-005	713 COLUMBIA DR	05/21/21	WD	\$34,600.0	\$173,000	\$83,000	47.98	65.1	132.6	0.20	\$531	65.01	R-233
Totals:			avg	\$32,355.6	\$1,456,000	\$708,300		676.3		2.21	\$447		
			med	\$32,200									

Around \$32000  
\$425/FF

Land Table 235

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
41-05-179-011	1730 OKLAHOMA AVE	01/20/22	WD	\$2,000.0	\$10,000	\$5,900	59.00	54.7	187.0	0.17	\$37	40.00	R-235
41-05-135-011	1738 MONTANA AVE	05/19/21	WD	\$2,200.0	\$11,000	\$5,600	50.91	42.0	110.0	0.10	\$52	40.00	R-235
41-05-377-007	1722 MABEL AVE	07/18/22	WD	\$3,200.0	\$16,000	\$9,500	59.38	42.8	114.5	0.11	\$75	40.00	R-235
41-05-356-032	1553 BROADWAY BLVD	04/01/21	LC	\$3,400.0	\$17,000	\$10,600	62.35	41.4	107.0	0.10	\$82	40.00	R-235
41-05-354-014	1550 BENNETT AVE	07/29/21	WD	\$4,000.0	\$20,000	\$13,200	66.00	42.8	114.5	0.11	\$93	40.00	R-235
41-05-182-021	1615 DELAWARE AVE	04/07/22	WD	\$4,800.0	\$24,000	\$10,100	42.08	97.8	298.6	0.14	\$49	80.01	R-235
41-05-378-054	1635 E HAMILTON AVE	03/29/23	WD	\$5,000.0	\$25,000	\$9,500	38.00	42.8	114.5	0.11	\$117	40.00	R-235
41-05-134-027	1655 LEITH ST	05/03/22	WD	\$5,500.0	\$27,500	\$16,900	61.45	42.0	110.0	0.10	\$131	40.00	R-235
41-05-108-024	1541 MONTANA AVE	07/30/21	WD	\$5,600.0	\$28,000	\$9,100	32.50	42.0	110.0	0.10	\$133	40.00	R-235
41-05-127-031	1805 ARIZONA AVE	11/10/21	WD	\$5,800.0	\$29,000	\$9,300	32.07	42.0	110.0	0.10	\$138	40.00	R-235
41-05-103-028	1511 WYOMING AVE	04/20/22	WD	\$10,000.0	\$50,000	\$11,500	23.00	93.7	88.0	0.20	\$107	100.00	R-235
<b>Totals:</b>				<b>Avg Med</b>	<b>\$4,681.8</b>						<b>\$92</b>		
					<b>\$4,800</b>								

---

Around \$4000 \$75/FF													
Partial Assessment													
41-05-135-017	1822 MONTANA AVE	11/14/22	WD	\$1,400.0	\$7,000	\$7,500	107.14	42.0	110.0	0.10	#REF!	40.00	R-235
Outlier													
41-05-183-047	1729 DELAWARE AVE	03/06/23	WD	\$22,000.0	\$110,000	\$17,600	16.00	48.1	119.5	0.12	\$457	44.00	R-235

Land Table 240

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
41-05-260-005	2214 MARYLAND AVE	04/23/21	WD	\$2,100.0	\$10,500	\$8,000	76.19	41.0	105.0	0.10	\$51	40.00	R-240
41-05-260-002	2206 MARYLAND AVE	08/02/22	WD	\$2,800.0	\$14,000	\$8,300	59.29	41.0	105.0	0.10	\$68	40.00	R-240
41-05-276-033	2517 LEITH ST	06/23/21	WD	\$2,800.0	\$14,000	\$10,300	73.57	84.0	105.0	0.20	\$33	82.00	R-240
41-05-283-019	2409 MARYLAND AVE	04/06/22	OTH	\$4,460.0	\$22,300	\$10,600	47.53	48.2	110.0	0.12	\$92	46.00	R-240
41-05-276-032	2518 THOM ST	03/06/23	MLC	\$5,100.0	\$25,500	\$13,300	52.16	84.0	105.0	0.20	\$61	82.00	R-240
41-05-281-007	2422 OKLAHOMA AVE	01/05/23	QC	\$5,300.0	\$26,500	\$9,600	36.23	47.1	105.0	0.11	\$112	46.00	R-240
41-05-226-004	2403 THOM ST	10/28/22	LC	\$6,000.0	\$30,000	\$9,800	32.67	85.6	200.0	0.28	\$70	60.50	R-240
41-05-282-002	2606 OKLAHOMA AVE	10/12/22	WD	\$6,000.0	\$30,000	\$12,300	41.00	46.1	105.0	0.11	\$130	45.00	R-240
41-05-226-025	2513 THOM ST	09/07/21	WD	\$8,000.0	\$40,000	\$8,800	22.00	65.1	200.0	0.21	\$123	46.00	R-240
41-05-282-033	2601 DAKOTA AVE	03/02/22	WD	\$8,300.0	\$41,500	\$13,500	32.53	97.3	105.0	0.23	\$85	95.00	R-240
			Avg		\$5,086.0						\$83		
			Med		\$5,200								

Around \$4000  
\$70/FF

Land Table 245

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Adj. Sale	Effic. Front	Depth	Total Acres	20S/FF	Actual Front	Land Table
41-04-129-012	3144 COLORADO AVE	09/08/21	WD	\$4,000.0	\$20,000	\$14,600	73.00	45.0	100.0	0.10	\$89	45.00	R-245
41-04-106-023	2917 THOM ST	07/14/22	WD	\$4,200.0	\$21,000	\$13,400	63.81	45.0	100.0	0.10	\$93	45.00	R-245
41-04-104-009	2836 COLORADO AVE	07/02/21	WD	\$4,600.0	\$23,000	\$15,200	66.09	45.0	100.0	0.10	\$102	45.00	R-245
41-04-104-006	2824 COLORADO AVE	11/03/21	WD	\$4,900.0	\$24,500	\$16,000	65.31	45.0	100.0	0.10	\$109	45.00	R-245
41-04-104-010	2902 COLORADO AVE	07/02/21	WD	\$5,000.0	\$25,000	\$13,800	55.20	45.0	100.0	0.10	\$111	45.00	R-245
41-04-104-010	2902 COLORADO AVE	08/27/21	QC	\$5,000.0	\$25,000	\$13,800	55.20	45.0	100.0	0.10	\$111	45.00	R-245
41-04-128-044	3205 COLORADO AVE	04/02/21	WD	\$5,000.0	\$25,000	\$15,600	62.40	47.8	113.0	0.12	\$105	45.00	R-245
41-04-129-008	3128 COLORADO AVE	04/28/21	QC	\$5,500.0	\$27,500	\$19,900	72.36	45.0	100.0	0.10	\$122	45.00	R-245
41-04-103-019	3022 WYOMING AVE	08/12/21	WD	\$6,000.0	\$30,000	\$19,900	66.33	50.7	103.0	0.12	\$118	50.00	R-245
41-04-104-023	2827 MONTANA AVE	05/20/21	WD	\$6,100.0	\$30,500	\$13,400	43.93	45.0	100.0	0.10	\$136	45.00	R-245
41-04-101-037	3014 MC CLURE AVE	04/18/22	WD	\$6,200.0	\$31,000	\$19,400	62.58	76.9	101.3	0.18	\$81	76.36	R-245
41-04-130-024	3230 MONTANA AVE	02/01/23	WD	\$7,000.0	\$35,000	\$17,100	48.86	50.0	100.0	0.12	\$140	50.00	R-245
41-04-101-026	2933 ARIZONA AVE	02/10/22	WD	\$7,416.0	\$37,080	\$17,900	48.27	50.0	100.0	0.12	\$148	50.00	R-245
41-04-102-034	3009 WYOMING AVE	06/29/21	WD	\$7,980.0	\$39,900	\$18,400	46.12	50.0	100.0	0.12	\$160	50.00	R-245
41-04-130-043	3149 THOM ST	07/01/22	WD	\$8,000.0	\$40,000	\$17,600	44.00	45.0	100.0	0.10	\$178	45.00	R-245
47-33-376-054	3117 MC CLURE AVE	04/20/22	QC	\$9,000.0	\$45,000	\$22,900	50.89	60.0	100.0	0.14	\$150	60.00	R-245
41-04-103-015	3006 WYOMING AVE	10/06/22	WD	\$9,400.0	\$47,000	\$18,700	39.79	50.7	103.0	0.12	\$185	50.00	R-245
41-04-130-020	3218 MONTANA AVE	12/01/21	WD	\$10,100.0	\$50,500	\$18,300	36.24	50.0	100.0	0.12	\$202	50.00	R-245
41-04-107-002	3002 MONTANA AVE	05/07/21	WD	\$10,600.0	\$53,000	\$14,700	27.74	50.0	100.0	0.12	\$212	50.00	R-245
41-04-101-038	3018 MC CLURE AVE	07/11/22	WD	\$10,800.0	\$54,000	\$18,200	33.70	61.1	101.4	0.14	\$177	60.67	R-245
41-04-129-021	3218 COLORADO AVE	06/28/22	WD	\$10,980.0	\$54,900	\$18,500	33.70	45.0	100.0	0.10	\$244	45.00	R-245
41-04-128-041	3155 COLORADO AVE	02/16/23	WD	\$11,000.0	\$55,000	\$20,300	36.91	85.4	113.8	0.21	\$129	80.00	R-245
41-04-130-022	3222 MONTANA AVE	12/15/21	WD	\$11,260.0	\$56,300	\$19,100	33.93	50.0	100.0	0.12	\$225	50.00	R-245
41-04-101-016	2901 ARIZONA AVE	02/15/22	WD	\$12,495.0	\$62,475	\$26,500	42.42	71.8	100.0	0.17	\$174	71.82	R-245
41-04-102-003	2910 ARIZONA AVE	05/11/21	WD	\$14,000.0	\$70,000	\$25,300	36.14	50.0	100.0	0.12	\$280	50.00	R-245
41-04-126-031	3113 ARIZONA AVE	07/21/22	WD	\$14,600.0	\$73,000	\$22,200	30.41	50.0	100.0	0.12	\$292	50.00	R-245
47-33-376-064	3716 TWILIGHT DR	11/17/22	WD	\$14,900.0	\$74,500	\$25,600	34.36	54.8	120.0	0.14	\$272	50.00	R-245
47-33-376-070	3616 TWILIGHT DR	11/23/22	WD	\$14,900.0	\$74,500	\$20,400	27.38	54.8	120.0	0.14	\$272	50.00	R-245
47-33-376-107	3705 SUNRIDGE DR	11/04/22	WD	\$16,980.0	\$84,900	\$24,300	28.62	50.0	100.0	0.12	\$340	50.00	R-245
47-33-376-087	3225 MC CLURE AVE	08/20/21	WD	\$17,000.0	\$85,000	\$31,100	36.59	58.1	120.0	0.15	\$293	53.00	R-245
41-04-102-009	2930 ARIZONA AVE	04/25/23	WD	\$17,200.0	\$86,000	\$20,000	23.26	50.0	100.0	0.12	\$344	50.00	R-245
47-33-376-054	3117 MC CLURE AVE	12/07/22	WD	\$17,200.0	\$86,000	\$22,900	26.63	60.0	100.0	0.14	\$287	60.00	R-245
41-04-126-021	3214 MC CLURE AVE	04/14/22	WD	\$23,000.0	\$115,000	\$27,900	24.26	66.3	100.8	0.15	\$347	66.00	R-245
				<b>Avg</b>	<b>\$10,070.0</b>						<b>\$189</b>		
				<b>Med</b>	<b>\$9,400</b>								

Around \$8000  
\$150/FF

Land Table 250

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
47-33-453-022	3620 HUGGINS ST	01/26/23	OTH	\$5,800.0	\$29,000	\$16,200	55.86	73.5	300.0	0.41	\$79	60.00	R-250
41-04-251-010	3420 LEITH ST	08/10/21	WD	\$6,600.0	\$33,000	\$18,000	54.55	64.9	190.0	0.29	\$102	66.61	R-250
47-33-452-032	3811 HUGGINS ST	08/05/22	WD	\$8,000.0	\$40,000	\$27,200	68.00	78.2	339.9	0.47	\$102	60.00	R-250
41-04-252-007	3402 DAKOTA AVE	09/23/22	WD	\$9,450.0	\$47,250	\$15,300	32.38	63.2	195.0	0.29	\$150	64.00	R-250
41-04-277-002	3704 LEITH ST	04/27/23	WD	\$12,600.0	\$63,000	\$13,400	21.27	35.4	100.0	0.12	\$356	50.00	R-250
47-33-453-011	3820 HUGGINS ST	09/15/22	WD	\$13,000.0	\$65,000	\$25,000	38.46	73.5	300.0	0.41	\$177	60.00	R-250
47-33-451-030	3702 N AVERILL AVE	09/16/21	WD	\$13,600.0	\$68,000	\$30,000	44.12	125.3	101.5	0.41	\$109	176.00	R-250
41-04-206-033	3525 LEITH ST	01/31/23	WD	\$13,980.0	\$69,900	\$16,800	24.03	67.3	228.0	0.33	\$208	63.00	R-250
47-33-452-025	3907 HUGGINS ST	01/25/22	WD	\$14,000.0	\$70,000	\$25,700	36.71	78.1	338.9	0.47	\$179	60.00	R-250
41-04-204-018	3225 STARKWEATHER ST	11/16/21	WD	\$15,440.0	\$77,200	\$20,800	26.94	63.8	295.1	0.36	\$242	52.50	R-250
41-04-277-096	3821 MARYLAND AVE	03/14/23	WD	\$16,000.0	\$80,000	\$23,100	28.88	96.2	153.1	0.39	\$166	110.00	R-250
41-04-277-096	3821 MARYLAND AVE	04/05/23	WD	\$16,000.0	\$80,000	\$23,100	28.88	96.2	153.1	0.39	\$166	110.00	R-250
41-04-279-031	2803 N CENTER RD	08/24/22	WD	\$16,000.0	\$80,000	\$36,000	45.00	100.0	200.0	0.64	\$160	100.00	R-250
47-33-452-053	3726 TERM ST	10/05/22	WD	\$17,600.0	\$88,000	\$23,100	26.25	100.0	200.0	0.94	\$176	100.00	R-250
41-04-251-009	3414 LEITH ST	07/06/21	WD	\$18,000.0	\$90,000	\$20,300	22.56	62.4	190.0	0.28	\$289	64.00	R-250
47-33-451-019	3601 TERM ST	05/17/21	WD	\$20,000.0	\$100,000	\$37,000	37.00	69.3	124.0	0.25	\$289	88.00	R-250
41-04-204-010	3214 N AVERILL AVE	10/18/22	WD	\$26,400.0	\$132,000	\$47,700	36.14	100.0	200.0	0.71	\$264	100.00	R-250
			<b>Avg</b>		<b>\$14,262.9</b>						<b>\$189</b>		
			<b>Med</b>		<b>\$15,720</b>								

Around \$10,000  
\$140/FF

Outlier

41-04-251-005	3320 LEITH ST	04/04/22	WD	\$5,400.0	\$27,000	\$19,900	73.70	62.4	190.0	0.28	\$483	64.00	R-250
47-33-451-019	3601 TERM ST	05/09/22	WD	\$30,100.0	\$150,500	\$37,000	24.58	69.3	124.0	0.25	\$434	88.00	R-250
47-33-451-032	3902 N AVERILL AVE	09/15/22	WD	\$24,000.0	\$120,000	\$44,000	36.67	65.3	110.0	0.22	\$368	88.00	R-250
41-04-206-032	3519 LEITH ST	01/18/22	WD	\$26,000.0	\$130,000	\$30,800	23.69	67.4	228.8	0.33	\$386	63.00	R-250

Land Table 255

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
41-04-205-020	3611 CRAIG DR	04/06/23	WD	\$11,400.0	\$57,000	\$27,500	48.25	60.0	100.0	0.14	\$190	60.00	R-255
41-04-226-041	3721 CRAIG DR	06/26/21	WD	\$12,500.0	\$62,500	\$33,600	53.76	53.3	105.0	0.13	\$235	52.00	R-255
47-33-477-021	3725 DOLPHAIN LN	07/16/21	WD	\$14,000.0	\$70,000	\$39,500	56.43	71.0	102.9	0.17	\$197	70.00	R-255
47-33-478-016	3705 DARCEY LN	09/07/22	WD	\$14,600.0	\$73,000	\$31,100	42.60	52.4	110.0	0.13	\$278	50.00	R-255
47-33-476-050	3702 DARCEY LN	06/21/22	WD	\$15,000.0	\$75,000	\$31,200	41.60	51.0	100.0	0.12	\$294	51.00	R-255
47-33-477-007	3702 ALDON LN	05/05/21	WD	\$15,603.4	\$78,017	\$28,200	36.15	52.4	110.0	0.13	\$298	50.00	R-255
47-33-478-002	3728 JOAL LN	05/13/21	WD	\$17,400.0	\$87,000	\$32,100	36.90	61.8	106.1	0.15	\$282	60.00	R-255
41-04-227-012	3722 CRAIG DR	02/20/23	WD	\$18,000.0	\$90,000	\$28,800	32.00	51.4	105.6	0.12	\$350	50.00	R-255
41-04-276-013	3123 N CENTER RD	09/08/21	WD	\$18,000.0	\$90,000	\$39,100	43.44	141.4	200.0	0.63	\$127	100.00	R-255
47-33-477-008	3618 ALDON LN	12/29/21	WD	\$18,200.0	\$91,000	\$32,900	36.15	52.4	110.0	0.13	\$347	50.00	R-255
41-04-203-008	3408 HUGGINS ST	06/06/23	WD	\$19,700.0	\$98,500	\$36,400	36.95	100.0	277.6	0.38	\$197	60.00	R-255
41-04-226-049	3813 CRAIG DR	01/10/23	WD	\$20,000.0	\$100,000	\$42,400	42.40	53.3	105.0	0.13	\$375	52.00	R-255
41-04-227-010	3718 CRAIG DR	05/16/22	WD	\$20,400.0	\$102,000	\$31,500	30.88	53.4	105.6	0.13	\$382	52.00	R-255
41-04-226-040	3717 CRAIG DR	02/14/22	WD	\$24,200.0	\$121,000	\$31,800	26.28	51.2	105.0	0.12	\$472	50.00	R-255
41-04-205-029	3537 CRAIG DR	02/25/22	WD	\$24,400.0	\$122,000	\$33,100	27.13	73.5	150.0	0.21	\$332	60.00	R-255
<b>Totals:</b>				<b>avg</b>	<b>\$17,560.2</b>						<b>\$290</b>		
				<b>med</b>	<b>\$18,000</b>								

Around \$15000  
\$200/FF

Land Table 260

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effic. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
40-02-179-001	2726 WALTER ST	11/17/21	WD	\$3,400.0	\$17,000	\$14,200	83.53	65.0	100.0	0.15	\$52	65.00	R-260
40-02-160-028	2713 BROWNELL BLVD	01/14/22	WD	\$3,500.0	\$17,500	\$11,300	64.57	49.8	91.8	0.11	\$70	52.00	R-260
40-02-459-004	1501 COPEMAN BLVD	05/31/23	WD	\$3,800.0	\$19,000	\$12,000	63.16	50.0	100.0	0.12	\$76	50.00	R-260
40-02-451-011	1311 GREENWAY AVE	05/13/21	WD	\$4,000.0	\$20,000	\$15,200	76.00	68.4	130.0	0.18	\$58	60.00	R-260
40-02-179-013	2530 WALTER ST	11/18/22	WD	\$4,400.0	\$22,000	\$13,100	59.55	50.0	100.0	0.12	\$88	50.00	R-260
40-02-306-026	2302 COPEMAN BLVD	11/16/21	WD	\$4,800.0	\$24,000	\$15,300	63.75	65.0	100.0	0.15	\$74	65.00	R-260
40-02-176-005	1901 W DARTMOUTH ST	04/21/23	WD	\$5,000.0	\$25,000	\$13,400	53.60	50.0	100.0	0.12	\$100	50.00	R-260
40-02-380-031	1801 COPEMAN BLVD	07/30/21	WD	\$5,000.0	\$25,000	\$17,500	70.00	100.0	100.0	0.23	\$50	100.00	R-260
40-02-178-041	2517 WALTER ST	08/18/22	WD	\$5,400.0	\$27,000	\$15,200	56.30	49.9	99.5	0.11	\$108	50.00	R-260
40-02-311-002	2231 COPEMAN BLVD	12/02/21	WD	\$5,500.0	\$27,500	\$18,400	66.91	79.8	113.1	0.20	\$69	75.00	R-260
40-02-306-019	2344 COPEMAN BLVD	04/21/21	WD	\$5,900.0	\$29,500	\$13,600	46.10	50.6	102.5	0.12	\$117	50.00	R-260
40-02-327-040	2219 BROWNELL BLVD	10/27/22	QC	\$5,900.0	\$29,500	\$13,700	46.44	69.7	134.9	0.19	\$85	60.00	R-260
40-02-178-018	2510 BROWNELL BLVD	11/22/21	QC	\$6,000.0	\$30,000	\$13,700	45.67	57.5	104.2	0.13	\$104	60.00	R-260
40-02-307-001	2418 WELCH BLVD	08/10/22	WD	\$6,000.0	\$30,000	\$18,300	61.00	119.7	78.9	0.24	\$50	135.00	R-260
40-02-311-011	2125 COPEMAN BLVD	06/07/22	MLC	\$6,600.0	\$33,000	\$14,600	44.24	51.0	112.8	0.12	\$129	48.00	R-260
40-02-160-038	2607 BROWNELL BLVD	03/28/23	WD	\$6,750.0	\$33,750	\$11,300	33.48	203.4	454.0	0.12	\$33	191.54	R-260
40-02-377-007	1607 GREENWAY AVE	06/08/21	WD	\$7,200.0	\$36,000	\$19,800	55.00	75.5	128.3	0.20	\$95	66.67	R-260
40-02-176-023	1808 W JACKSON AVE	10/01/22	LC	\$8,000.0	\$40,000	\$13,000	32.50	50.0	100.0	0.12	\$160	50.00	R-260
40-02-310-016	2238 COPEMAN BLVD	11/05/21	MLC	\$8,000.0	\$40,000	\$13,600	34.00	64.5	100.0	0.15	\$124	64.52	R-260
40-02-454-001	1624 WELCH BLVD	06/27/22	WD	\$8,000.0	\$40,000	\$18,600	46.50	116.8	166.0	0.42	\$68	50.00	R-260
40-02-178-018	2510 BROWNELL BLVD	06/10/22	WD	\$8,780.0	\$43,900	\$13,700	31.21	57.5	104.2	0.13	\$153	60.00	R-260
40-02-377-003	1701 GREENWAY AVE	09/24/21	WD	\$11,200.0	\$56,000	\$25,300	45.18	148.2	262.8	0.17	\$76	129.14	R-260

Avg  
Med

\$88

Around \$6000  
\$100/FF

Outlier

40-02-311-014	2101 COPEMAN BLVD	12/12/22	WD	\$24,980.0	\$124,900	\$22,200	17.77	77.2	111.7	0.19	\$324	73.00	R-260
40-02-458-027	1316 COPEMAN BLVD	03/01/23	WD	\$10,000.0	\$50,000	\$13,300	26.60	55.0	100.0	0.13	\$182	55.00	R-260



Land Table 265

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Net Acres	Total Acres	20%/FF	Actual Front	Land Table
40-02-283-018	2533 MT ELLIOTT AVE	06/30/22	WD	\$3,800.0	\$19,000	\$11,500	60.53	62.4	156.0	0.18	0.18	\$61	50.00	R-265
40-02-457-014	1909 PROCTOR AVE	09/30/22	WD	\$4,700.0	\$23,500	\$16,400	69.79	54.2	104.2	0.13	0.13	\$87	53.07	R-265
40-02-404-017	2306 FOREST HILL AVE	12/13/22	CD	\$4,800.0	\$24,000	\$10,800	45.00	62.0	154.0	0.18	0.18	\$77	50.00	R-265
40-02-283-018	2533 MT ELLIOTT AVE	07/29/22	WD	\$5,000.0	\$25,000	\$11,500	46.00	62.4	156.0	0.18	0.18	\$80	50.00	R-265
40-02-427-014	2218 MILBOURNE AVE	05/09/21	WD	\$6,400.0	\$32,000	\$11,800	36.88	50.0	100.0	0.12	0.12	\$128	50.00	R-265
40-02-456-013	1905 LAWDALE AVE	03/28/23	WD	\$6,750.0	\$33,750	\$15,200	45.04	203.4	454.0	0.15	0.15	\$33	191.54	R-265
40-02-427-014	2218 MILBOURNE AVE	12/21/22	WD	\$7,600.0	\$38,000	\$11,800	31.05	50.0	100.0	0.12	0.12	\$152	50.00	R-265
			<b>Avg</b>	<b>\$5,578.6</b>								<b>\$88</b>		

---

Around \$5000  
\$75/FF

Land Table 270

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
40-01-380-028	218 STOCKDALE ST	10/26/21	WD	\$3,600.0	\$18,000	\$12,600	70.00	42.6	113.5	0.10	\$84	40.00	R-270
40-01-352-005	409 W WITHERBEE ST	11/12/21	WD	\$4,000.0	\$20,000	\$11,700	58.50	50.0	100.0	0.12	\$80	50.00	R-270
40-01-304-006	409 W DAYTON ST	07/09/21	WD	\$4,220.0	\$21,100	\$10,000	47.39	46.1	85.0	0.10	\$92	50.00	R-270
40-01-359-008	523 GRACE ST	07/23/21	QC	\$4,400.0	\$22,000	\$11,700	53.18	52.4	110.0	0.13	\$84	50.00	R-270
40-01-377-043	223 ODETTE ST	07/13/21	WD	\$5,380.0	\$26,900	\$15,400	57.25	56.6	200.0	0.18	\$95	40.00	R-270
40-01-380-047	118 STOCKDALE ST	04/06/22	WD	\$6,400.0	\$32,000	\$18,300	57.19	77.1	105.7	0.18	\$83	75.00	R-270
40-01-351-008	523 W WITHERBEE ST	01/28/22	WD	\$7,400.0	\$37,000	\$11,600	31.35	50.0	100.0	0.12	\$148	50.00	R-270
40-01-354-007	405 ODETTE ST	09/14/22	WD	\$8,893.4	\$44,467	\$14,400	32.38	50.0	100.0	0.12	\$178	50.00	R-270
40-12-126-015	113 STOCKDALE ST	12/27/22	PTA	\$10,000.0	\$50,000	\$26,200	52.40	131.1	238.9	0.19	\$76	120.00	R-270
<b>Avg</b>				<b>\$6,032.6</b>								<b>\$102</b>	

Around \$5000  
\$85/FF

Outlier

40-01-378-039	JOSEPHINE ST	09/04/22	QC	\$1,500.0	\$1,500	\$5,100	340.00	120.0	100.0	0.28	\$13	120.00	R-270
---------------	--------------	----------	----	-----------	---------	---------	--------	-------	-------	------	------	--------	-------

Land Table 280

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Adj. Sale	Effec. Front	Depth	Net Acres	Total Acres	20%/FF	Actual Front	Land Table
41-05-454-043	2221 AMOS DR	09/28/21	WD	\$4,800.0	\$24,000	\$10,900	45.42	117.9	122.8	0.33	0.33	\$40.71	116.57	R-280
41-05-428-006	2600 COOK ST	05/26/23	WD	\$6,000.0	\$30,000	\$12,300	41.00	58.3	106.7	0.15	0.15	\$102.85	61.87	R-280
41-05-454-043	2221 AMOS DR	02/11/22	QC	\$7,000.0	\$35,000	\$10,900	31.14	117.9	122.8	0.33	0.33	\$59.36	116.57	R-280
41-05-485-026	2621 DAVISON RD	06/20/21	QC	\$7,800.0	\$39,000	\$9,100	23.33	40.0	120.0	0.11	0.11	\$195.00	40.00	R-280
41-05-430-033	2521 WOODROW AVE	10/01/21	WD	\$8,000.0	\$40,000	\$12,900	32.25	42.9	138.2	0.13	0.13	\$186.37	40.00	R-280
<b>Totals:</b>				<b>\$6,720.0</b>								<b>\$116.86</b>		
<hr/>														
	Around \$8000 \$75/FF	Over acre 40000-70000	<.5 33000	33000/2.5	13200	Per Acre \$5,280								
41-06-101-002	3319 NORTH ST	04/08/22	WD	\$40,000.0	\$200,000	\$25,900	12.95	711.0	565.0	3.17	2.97		450.00	R-280
41-05-426-012	2501 DELAWARE AVE	04/20/22	MLC	\$15,000.0	\$75,000	\$16,600	22.13	37.8	107.0	0.10	0.10	397.13	40.00	R-280

Land Table 285

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Adj. Sale	Effic. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
41-04-331-002	3208 BEECHWOOD AVE	07/26/22	WD	\$3,000	\$15,000	\$11,700	78.00	47.8	113.0	0.12	\$63	45.00	R-285
41-04-330-012	3132 BEECHWOOD AVE	05/09/22	WD	\$3,800	\$19,000	\$14,700	77.37	71.8	113.0	0.18	\$53	67.50	R-285
41-04-380-014	3213 HOLLY AVE	08/20/21	WD	\$4,000	\$20,000	\$12,500	62.50	45.0	100.0	0.10	\$89	45.00	R-285
41-04-458-014	2002 STARKWEATHER ST	10/20/22	WD	\$4,200	\$21,000	\$15,800	75.24	67.1	45.0	0.10	\$63	100.00	R-285
41-04-178-017	3232 DAKOTA AVE	05/04/23	WD	\$4,800	\$24,000	\$17,700	73.75	83.8	195.0	0.27	\$57	60.00	R-285
41-04-332-015	3152 RISEDORPH AVE	03/21/23	WD	\$5,000	\$25,000	\$14,900	59.60	47.8	113.0	0.12	\$105	45.00	R-285
41-04-377-026	3225 BENNETT AVE	01/20/23	WD	\$5,000	\$25,000	\$14,400	57.60	90.0	100.0	0.21	\$56	90.00	R-285
41-04-457-019	3319 CHURCHILL AVE	07/27/21	WD	\$5,440	\$27,200	\$20,100	73.90	50.0	100.0	0.12	\$109	50.00	R-285
41-04-380-023	2107 N AVERILL AVE	04/15/22	WD	\$6,000	\$30,000	\$14,000	46.67	47.8	112.7	0.12	\$126	45.00	R-285
41-04-180-006	3222 MARYLAND AVE	05/20/21	WD	\$6,100	\$30,500	\$12,600	41.31	50.5	125.8	0.13	\$121	45.00	R-285
41-04-326-008	3127 DELAWARE AVE	06/10/22	WD	\$6,400	\$32,000	\$11,900	37.19	48.3	115.0	0.12	\$133	45.00	R-285
41-04-384-009	3236 DALE AVE	09/09/21	WD	\$6,600	\$33,000	\$16,000	48.48	45.0	100.0	0.10	\$147	45.00	R-285
41-04-332-018	3115 WOODROW AVE	04/04/22	QC	\$7,000	\$35,000	\$15,800	45.14	95.7	113.0	0.23	\$73	90.00	R-285
41-04-331-001	3202 BEECHWOOD AVE	01/27/23	WD	\$7,200	\$36,000	\$18,200	50.56	58.5	113.0	0.14	\$123	55.00	R-285
41-04-380-014	3213 HOLLY AVE	05/16/22	WD	\$7,566	\$37,830	\$12,500	33.04	45.0	100.0	0.10	\$168	45.00	R-285
41-04-458-024	3609 CHURCHILL AVE	07/01/22	WD	\$7,800	\$39,000	\$14,600	37.44	45.0	100.0	0.10	\$173	45.00	R-285
41-04-331-015	3217 RISEDORPH AVE	11/03/22	WD	\$8,400	\$42,000	\$20,900	49.76	53.2	113.0	0.13	\$158	50.00	R-285
41-04-179-003	3112 MARYLAND AVE	04/07/23	WD	\$8,600	\$43,000	\$12,800	29.77	51.4	130.6	0.14	\$167	45.00	R-285
41-04-328-015	3152 DELAWARE AVE	04/14/23	WD	\$9,200	\$46,000	\$14,700	31.96	47.8	113.0	0.12	\$192	45.00	R-285
41-04-177-040	3213 DAKOTA AVE	04/04/23	WD	\$9,800	\$49,000	\$14,900	30.41	82.7	190.0	0.26	\$118	60.00	R-285
41-04-331-013	3213 RISEDORPH AVE	02/27/23	WD	\$9,800	\$49,000	\$24,400	49.80	47.8	113.0	0.12	\$205	45.00	R-285
41-04-332-027	3147 WOODROW AVE	03/14/23	WD	\$10,000	\$50,000	\$17,500	35.00	47.8	113.0	0.12	\$209	45.00	R-285
41-04-179-012	3140 MARYLAND AVE	06/21/22	WD	\$10,400	\$52,000	\$16,300	31.35	51.1	128.7	0.13	\$204	45.00	R-285
41-04-380-011	3201 HOLLY AVE	05/31/22	WD	\$10,400	\$52,000	\$16,900	32.50	55.0	100.0	0.13	\$189	55.00	R-285
41-04-333-019	2415 N AVERILL AVE	06/29/21	WD	\$10,700	\$53,500	\$18,500	34.58	66.3	122.2	0.17	\$161	60.00	R-285
41-04-155-015	2917 OKLAHOMA AVE	05/20/21	WD	\$11,000	\$55,000	\$37,300	67.82	82.5	213.1	0.11	\$133	80.00	R-285
41-04-380-001	3202 MARYLAND AVE	10/11/22	WD	\$11,000	\$55,000	\$19,500	35.45	62.0	127.1	0.16	\$177	55.00	R-285
41-04-457-021	3323 CHURCHILL AVE	04/07/21	WD	\$11,000	\$55,000	\$23,700	43.09	50.0	100.0	0.12	\$220	50.00	R-285
41-04-455-028	2052 N AVERILL AVE	04/18/23	WD	\$13,000	\$65,000	\$25,300	38.92	59.4	101.4	0.14	\$219	59.00	R-285
41-04-331-003	3212 BEECHWOOD AVE	01/14/22	WD	\$15,000	\$75,000	\$23,700	31.60	95.7	113.0	0.23	\$157	90.00	R-285
41-04-176-025	3237 LEITH ST	09/09/21	WD	\$16,000	\$80,000	\$41,700	52.13	160.9	342.0	0.17	\$99	152.00	R-285
41-04-177-037	3161 DAKOTA AVE	12/09/22	WD	\$16,000	\$80,000	\$27,800	34.75	89.6	190.0	0.28	\$179	65.00	R-285
41-04-177-019	3208 LEITH ST	06/10/22	WD	\$16,200	\$81,000	\$30,700	37.90	82.7	190.0	0.26	\$196	60.00	R-285
41-04-151-025	2921 LEITH ST	10/06/22	WD	\$17,200	\$86,000	\$27,100	31.51	45.3	101.3	0.11	\$380	45.00	R-285
41-04-332-019	3119 WOODROW AVE	07/01/21	WD	\$21,000	\$105,000	\$60,000	57.14	222.0	400.5	0.12	\$95	230.00	R-285
41-04-460-031	3622 CHURCHILL AVE	10/12/22	WD	\$26,800	\$134,000	\$79,800	59.55	279.1	504.2	0.13	\$96	277.90	R-285
				<b>Avg</b>	<b>\$9,761</b>						<b>\$145</b>		
					<b>\$8,900</b>								

Around \$8000  
\$125/FF

Land Table 290

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effic. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
41-04-454-009	3602 BENNETT AVE	01/28/22	WD	\$7,800.0	\$39,000	\$23,500	60.26	45.0	100.0	0.10	\$173	45.00	R-290
41-04-429-003	3710 BEECHWOOD AVE	05/13/21	WD	\$8,000.0	\$40,000	\$25,400	63.50	50.0	100.0	0.12	\$160	50.00	R-290
41-04-433-019	3717 WHITTIER ST	05/26/21	WD	\$8,000.0	\$40,000	\$28,500	71.25	50.0	100.0	0.12	\$160	50.00	R-290
41-04-452-004	3514 WHITTIER ST	11/12/21	WD	\$9,000.0	\$45,000	\$24,200	53.78	46.1	105.0	0.11	\$195	45.00	R-290
41-04-451-026	2301 STARKWEATHER ST	05/03/22	WD	\$9,400.0	\$47,000	\$27,200	57.87	50.0	100.0	0.12	\$188	50.00	R-290
41-04-431-010	3734 RISESDORPH AVE	07/19/22	CD	\$9,800.0	\$49,000	\$29,800	60.82	50.0	100.0	0.12	\$196	50.00	R-290
41-04-455-006	3316 HOLLY AVE	07/12/21	WD	\$10,200.0	\$51,000	\$25,000	49.02	50.0	100.0	0.12	\$204	50.00	R-290
41-04-476-031	3717 BENNETT AVE	01/24/22	WD	\$11,600.0	\$58,000	\$30,600	52.76	59.8	90.0	0.13	\$194	63.00	R-290
41-04-431-019	3717 WOODROW AVE	07/19/21	WD	\$12,000.0	\$60,000	\$26,700	44.50	50.0	100.0	0.12	\$240	50.00	R-290
41-04-434-016	3813 WHITTIER ST	07/13/21	WD	\$12,000.0	\$60,000	\$26,900	44.83	50.0	100.0	0.12	\$240	50.00	R-290
41-04-434-009	3834 WOODROW AVE	05/27/21	WD	\$13,000.0	\$65,000	\$31,200	48.00	50.0	100.0	0.12	\$260	50.00	R-290
41-04-477-018	2002 N DEXTER ST	12/20/22	WD	\$13,600.0	\$68,000	\$44,800	65.88	121.6	180.0	0.80	\$112	90.60	R-290
41-04-429-013	3742 BEECHWOOD AVE	11/30/22	WD	\$14,000.0	\$70,000	\$29,900	42.71	50.0	100.0	0.12	\$280	50.00	R-290
41-04-454-025	3605 HOLLY AVE	04/05/22	WD	\$14,000.0	\$70,000	\$22,800	32.57	45.0	100.0	0.10	\$311	45.00	R-290
41-04-430-023	3841 RISESDORPH AVE	02/11/22	WD	\$15,000.0	\$75,000	\$29,100	38.80	63.0	100.0	0.15	\$238	62.98	R-290
41-04-454-023	3525 HOLLY AVE	10/19/22	WD	\$15,000.0	\$75,000	\$26,300	35.07	45.0	100.0	0.10	\$333	45.00	R-290
41-04-476-008	3726 WHITTIER ST	04/29/22	WD	\$15,200.0	\$76,000	\$27,400	36.05	50.0	100.0	0.12	\$304	50.00	R-290
41-04-434-006	3822 WOODROW AVE	06/17/22	WD	\$15,600.0	\$78,000	\$26,500	33.97	50.0	100.0	0.12	\$312	50.00	R-290
41-04-454-009	3602 BENNETT AVE	05/25/22	WD	\$17,000.0	\$85,000	\$23,500	27.65	45.0	100.0	0.10	\$378	45.00	R-290
41-04-476-002	3706 WHITTIER ST	03/17/23	WD	\$17,000.0	\$85,000	\$32,100	37.76	50.0	100.0	0.12	\$340	50.00	R-290
41-04-478-006	3818 HOLLY AVE	05/24/21	WD	\$17,000.0	\$85,000	\$28,600	33.65	50.0	100.1	0.12	\$340	50.00	R-290
41-04-431-010	3734 RISESDORPH AVE	04/13/23	WD	\$17,600.0	\$88,000	\$29,800	33.86	50.0	100.0	0.12	\$352	50.00	R-290
41-04-426-032	3825 DELAWARE AVE	03/11/22	WD	\$18,600.0	\$93,000	\$32,400	34.84	75.6	203.6	0.27	\$246	50.00	R-290
41-04-477-009	3730 HOLLY AVE	09/09/21	WD	\$18,600.0	\$93,000	\$30,000	32.26	49.9	99.5	0.11	\$373	50.00	R-290
41-04-433-024	3737 WHITTIER ST	11/30/21	WD	\$19,000.0	\$95,000	\$27,600	29.05	50.0	100.0	0.12	\$380	50.00	R-290
41-04-476-006	3718 WHITTIER ST	05/17/21	WD	\$19,000.0	\$95,000	\$34,700	36.53	50.0	100.0	0.12	\$380	50.00	R-290
41-04-433-003	3710 WOODROW AVE	01/21/22	WD	\$19,400.0	\$97,000	\$27,800	28.66	50.0	100.0	0.12	\$388	50.00	R-290
41-04-434-018	3821 WHITTIER ST	03/10/22	WD	\$20,000.0	\$100,000	\$31,000	31.00	50.0	100.0	0.12	\$400	50.00	R-290
41-04-476-025	3834 WHITTIER ST	01/31/22	WD	\$20,000.0	\$100,000	\$28,200	28.20	50.0	100.0	0.12	\$400	50.00	R-290
41-04-476-061	3802 BENNETT AVE	09/30/21	WD	\$20,000.0	\$100,000	\$41,900	41.90	94.9	160.0	0.28	\$211	75.00	R-290
41-04-431-020	3721 WOODROW AVE	01/14/22	WD	\$20,200.0	\$101,000	\$30,400	30.10	50.0	100.0	0.12	\$404	50.00	R-290
41-04-451-026	2301 STARKWEATHER ST	04/20/23	WD	\$20,200.0	\$101,000	\$27,200	26.93	50.0	100.0	0.12	\$404	50.00	R-290
41-04-476-097	3727 HOLLY AVE	04/20/22	WD	\$20,200.0	\$101,000	\$31,500	31.19	69.5	170.0	0.21	\$290	53.34	R-290
41-04-477-005	3718 HOLLY AVE	06/30/21	WD	\$20,400.0	\$102,000	\$26,600	26.08	49.9	99.8	0.12	\$408	50.00	R-290
41-04-427-004	3710 DELAWARE AVE	07/23/21	WD	\$20,600.0	\$103,000	\$29,200	28.35	50.0	100.0	0.12	\$412	50.00	R-290
41-04-426-016	3801 DELAWARE AVE	06/24/22	WD	\$21,000.0	\$105,000	\$32,100	30.57	61.4	120.1	0.15	\$342	56.00	R-290
41-04-429-022	3729 RISESDORPH AVE	09/08/21	WD	\$21,000.0	\$105,000	\$30,400	28.95	50.0	100.0	0.12	\$420	50.00	R-290
41-04-476-026	3838 WHITTIER ST	09/08/21	WD	\$21,300.0	\$106,500	\$29,300	27.51	50.0	100.0	0.12	\$426	50.00	R-290
41-04-476-079	3825 HOLLY AVE	09/15/21	WD	\$21,400.0	\$107,000	\$27,900	26.07	50.8	101.2	0.12	\$421	50.47	R-290
41-04-428-022	3829 BEECHWOOD AVE	06/01/21	WD	\$21,800.0	\$109,000	\$29,900	27.43	50.0	100.0	0.12	\$436	50.00	R-290

Land Table 290

41-04-456-021	3525 DALE AVE	06/10/22	WD	\$21,980.0	\$109,900	\$29,200	26.57	45.0	100.0	0.10	\$488	45.00	R-290
41-04-456-022	3601 DALE AVE	06/06/23	WD	\$22,000.0	\$110,000	\$26,400	24.00	45.0	100.0	0.10	\$489	45.00	R-290
41-04-429-004	3714 BEECHWOOD AVE	09/24/21	WD	\$22,200.0	\$111,000	\$28,400	25.59	50.0	100.0	0.12	\$444	50.00	R-290
41-04-428-024	3837 BEECHWOOD AVE	11/22/22	WD	\$22,600.0	\$113,000	\$32,000	28.32	50.0	100.0	0.12	\$452	50.00	R-290
41-04-277-089	3701 DAKOTA AVE	05/20/21	WD	\$22,900.0	\$114,500	\$28,900	25.24	72.1	149.3	0.20	\$318	58.99	R-290
41-04-427-017	3709 BEECHWOOD AVE	06/25/21	WD	\$23,000.0	\$115,000	\$30,300	26.35	50.0	100.0	0.12	\$460	50.00	R-290
41-04-430-004	3814 BEECHWOOD AVE	08/27/21	WD	\$23,000.0	\$115,000	\$30,100	26.17	50.0	100.0	0.12	\$460	50.00	R-290
41-04-434-009	3834 WOODROW AVE	10/29/21	WD	\$23,180.0	\$115,900	\$31,200	26.92	50.0	100.0	0.12	\$464	50.00	R-290
41-04-278-005	3720 DAKOTA AVE	03/07/22	WD	\$23,200.0	\$116,000	\$31,000	26.72	58.1	125.0	0.15	\$399	52.00	R-290
41-04-277-093	3719 DAKOTA AVE	11/28/22	WD	\$24,000.0	\$120,000	\$37,800	31.50	63.5	149.1	0.18	\$378	52.00	R-290
41-04-279-001	3702 MARYLAND AVE	07/16/21	WD	\$24,000.0	\$120,000	\$35,000	29.17	73.5	115.0	0.18	\$327	68.50	R-290
41-04-428-012	3842 DELAWARE AVE	07/16/21	WD	\$24,000.0	\$120,000	\$34,000	28.33	63.6	100.0	0.15	\$378	63.55	R-290
41-04-429-026	3741 RISEDORPH AVE	06/09/21	WD	\$24,000.0	\$120,000	\$31,900	26.58	50.0	100.0	0.12	\$480	50.00	R-290
41-04-434-011	3842 WOODROW AVE	02/10/23	WD	\$24,000.0	\$120,000	\$39,400	32.83	62.6	100.0	0.14	\$383	62.59	R-290
41-04-476-045	3724 BENNETT AVE	04/27/22	WD	\$24,000.0	\$120,000	\$34,400	28.67	71.9	86.4	0.15	\$334	77.33	R-290
41-04-426-030	3829 DELAWARE AVE	06/14/22	WD	\$24,230.0	\$121,150	\$35,900	29.63	74.0	219.0	0.25	\$327	50.00	R-290
41-04-426-021	3821 DELAWARE AVE	07/15/22	WD	\$24,800.0	\$124,000	\$31,400	25.32	54.7	119.5	0.14	\$454	50.00	R-290
41-04-434-008	3830 WOODROW AVE	08/31/21	WD	\$24,800.0	\$124,000	\$30,600	24.68	50.0	100.0	0.12	\$496	50.00	R-290
41-04-453-007	3316 BENNETT AVE	10/07/21	WD	\$25,600.0	\$128,000	\$29,100	22.73	47.0	100.0	0.11	\$545	47.00	R-290
41-04-433-010	3734 WOODROW AVE	05/11/23	WD	\$26,500.0	\$132,500	\$30,700	23.17	50.0	100.0	0.12	\$530	50.00	R-290
41-04-433-010	3734 WOODROW AVE	06/14/23	WD	\$26,500.0	\$132,500	\$30,700	23.17	50.0	100.0	0.12	\$530	50.00	R-290
41-04-426-030	3829 DELAWARE AVE	06/14/23	WD	\$27,200.0	\$136,000	\$35,900	26.40	74.0	219.0	0.25	\$368	50.00	R-290
<b>Totals:</b>											<b>avg</b>	<b>\$18,906.3</b>	
											<b>med</b>	<b>\$20,200</b>	
													<b>\$351</b>

Around \$18000  
\$125/FF

Land Table 295

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
40-03-477-004	3309 BEGOLE ST	07/13/21	WD	\$5,800.0	\$29,000	\$18,000	62.07	41.0	105.0	0.10	\$142	40.00	R-295
40-02-357-026	3006 CLEMENT ST	02/24/22	WD	\$7,220.0	\$36,100	\$25,100	69.53	60.3	130.0	0.16	\$120	52.87	R-295
40-03-480-001	3433 CONCORD ST	05/24/22	WD	\$10,900.0	\$54,500	\$23,500	43.12	65.9	107.2	0.16	\$165	63.65	R-295
40-03-427-002	2010 WABASH AVE	05/20/21	WD	\$12,600.0	\$63,000	\$21,300	33.81	60.0	100.0	0.14	\$210	60.00	R-295
40-02-356-026	1701 N BALLENGER HWY	03/06/23	WD	\$13,000.0	\$65,000	\$23,800	36.62	81.8	110.0	0.20	\$159	78.00	R-295
40-11-104-028	1401 N BALLENGER HWY	03/06/23	WD	\$13,000.0	\$65,000	\$24,300	37.38	78.7	110.0	0.19	\$165	75.00	R-295
40-02-355-019	3022 CONCORD ST	03/21/22	WD	\$15,600.0	\$78,000	\$27,600	35.38	67.6	115.0	0.17	\$231	63.00	R-295
40-02-359-012	3007 CLEMENT ST	06/28/21	WD	\$15,600.0	\$78,000	\$26,800	34.36	69.9	105.7	0.17	\$223	68.00	R-295
40-03-427-014	2009 SENECA ST	12/23/21	WD	\$15,600.0	\$78,000	\$25,500	32.69	50.0	100.0	0.12	\$312	50.00	R-295
40-02-356-022	2914 CONCORD ST	12/03/21	WD	\$16,000.0	\$80,000	\$25,900	32.38	78.0	117.8	0.19	\$205	71.86	R-295
40-02-358-004	2943 CONCORD ST	11/16/22	WD	\$16,000.0	\$80,000	\$26,500	33.13	92.5	105.7	0.22	\$173	90.00	R-295
40-02-351-004	3134 BEGOLE ST	03/18/22	WD	\$19,000.0	\$95,000	\$38,100	40.11	92.2	85.0	0.20	\$206	100.00	R-295
40-02-356-011	2929 MALLERY ST	08/11/22	WD	\$19,000.0	\$95,000	\$36,100	38.00	96.9	115.9	0.24	\$196	90.00	R-295
40-02-379-015	2102 WINONA ST	10/11/21	WD	\$19,400.0	\$97,000	\$49,600	51.13	76.9	105.0	0.18	\$252	75.00	R-295
<b>avg</b>				\$14,194.3							<b>\$197</b>		

Around \$14000  
\$175/FF

Outlier

40-02-351-018	3022 BEGOLE ST	11/17/21	WD	\$5,000.0	\$25,000	\$23,600	94.40	61.5	105.0	0.15		60.00	R-295
40-03-427-015	2005 SENECA ST	09/22/22	WD	\$19,000.0	\$95,000	\$22,300	23.47	40.0	100.0	0.09	475.00	40.00	R-295
40-03-481-012	3226 CLEMENT ST	03/01/22	WD	\$16,000.0	\$80,000	\$24,700	30.88	41.1	105.6	0.10	389.18	40.00	R-295

Land Table 300

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Net Acres	20%/FF	Actual Front	Land Table
40-10-201-010	1417 ELDORADO DR	03/09/22	WD	\$15,941	\$79,705	\$38,800	48.68	72.9	108.5	0.17	\$219	70.00	R-300
40-10-201-024	1317 ELDORADO DR	09/06/22	QC	\$22,460	\$112,300	\$49,600	44.17	87.3	127.5	0.23	\$257	75.00	R-300
40-10-202-011	1306 ELDORADO DR	02/25/22	WD	\$28,000	\$140,000	\$67,900	48.50	83.9	110.0	0.20	\$334	80.00	R-300
40-10-202-017	1315 SAN JUAN DR	01/20/23	WD	\$21,200	\$106,000	\$52,900	49.91	81.8	112.0	0.21	\$259	70.00	R-300
40-10-202-022	1345 SAN JUAN DR	11/24/21	WD	\$34,400	\$172,000	\$56,200	32.67	75.1	100.5	0.17	\$458	71.44	R-300
40-10-202-026	3402 SANTA CRUZ DR	07/20/22	WD	\$34,000	\$170,000	\$66,800	39.29	182.2	191.5	0.41	\$187	185.00	R-300
40-10-204-011	3402 SANTA CLARA CT	06/15/22	WD	\$29,800	\$149,000	\$55,200	37.05	69.6	102.8	0.16	\$428	68.67	R-300
40-10-204-066	3409 SANTA CLARA CT	09/24/22	WD	\$35,000	\$175,000	\$80,600	46.06	127.3	147.4	0.36	\$275	105.00	R-300
40-10-205-054	RASKOB ST	06/13/22	WD	\$6,500	\$6,500	\$15,400	236.92	204.5	205.0	0.47	\$32	210.07	R-300
40-10-227-003	3307 MACKIN RD	10/04/21	WD	\$15,600	\$78,000	\$40,400	51.79	65.0	100.0	0.15	\$240	65.00	R-300
40-10-229-038	3217 PROSPECT ST	05/14/21	WD	\$32,000	\$160,000	\$110,800	69.25	158.8	100.5	0.37	\$201	158.46	R-300
				avg	\$24,991						\$263		

Around \$24000  
\$250/FF



Land Table 305

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Net Acres	Total Acres	20%/FF	Actual Front	Land Table
40-10-279-008	3031 RASKOB ST	12/30/22	WD	\$3,600.0	\$18,000	\$12,000	66.67	41.0	105.0	0.10	0.10	\$88	40.00	R-305
40-11-105-003	3013 MACKIN RD	05/04/21	WD	\$3,600.0	\$18,000	\$12,400	68.89	40.3	101.7	0.09	0.09	\$89	40.00	R-305
40-11-105-014	2957 MACKIN RD	02/15/22	WD	\$3,800.0	\$19,000	\$6,800	35.79	40.4	102.1	0.09	0.09	\$94	40.00	R-305
40-10-277-021	3020 RASKOB ST	01/19/23	WD	\$4,000.0	\$20,000	\$8,500	42.50	41.0	105.0	0.10	0.10	\$98	40.00	R-305
40-10-278-029	3120 SLOAN ST	08/24/21	WD	\$4,600.0	\$23,000	\$6,600	28.70	41.0	105.0	0.10	0.10	\$112	40.00	R-305
40-10-278-014	3119 RASKOB ST	05/24/21	WD	\$4,800.0	\$24,000	\$12,300	51.25	41.0	105.0	0.10	0.10	\$117	40.00	R-305
40-10-278-015	3115 RASKOB ST	05/24/21	WD	\$4,800.0	\$24,000	\$10,200	42.50	41.0	105.0	0.10	0.10	\$117	40.00	R-305
40-11-105-002	3017 MACKIN RD	06/02/21	QC	\$5,000.0	\$25,000	\$15,900	63.60	40.3	101.6	0.09	0.09	\$124	40.00	R-305
40-10-230-010	3018 WOLCOTT ST	12/22/21	WD	\$5,300.0	\$26,500	\$14,600	55.09	40.0	100.0	0.09	0.09	\$133	40.00	R-305
40-10-234-014	2955 N STEVENSON ST	12/19/22	MLC	\$5,500.0	\$27,500	\$13,700	49.82	41.0	105.0	0.10	0.10	\$134	40.00	R-305
40-11-108-017	2944 WOLCOTT ST	05/06/21	WD	\$5,800.0	\$29,000	\$12,800	44.14	40.0	100.0	0.09	0.09	\$145	40.00	R-305
40-10-276-016	3124 RASKOB ST	02/01/22	WD	\$6,000.0	\$30,000	\$16,200	54.00	41.0	105.0	0.10	0.10	\$146	40.00	R-305
40-10-279-003	1156 SUTTON AVE	03/21/23	WD	\$6,000.0	\$30,000	\$9,300	31.00	40.0	100.0	0.09	0.09	\$150	40.00	R-305
40-10-277-016	3040 RASKOB ST	07/08/22	WD	\$8,000.0	\$40,000	\$16,300	40.75	41.0	105.0	0.10	0.10	\$195	40.00	R-305
40-11-108-022	2932 WOLCOTT ST	04/21/23	WD	\$16,000.0	\$80,000	\$21,800	27.25	80.5	100.6	0.19	0.19	\$199	80.23	R-305
40-10-277-015	3044 RASKOB ST	03/18/22	WD	\$8,310.0	\$41,550	\$17,800	42.84	41.5	105.0	0.10	0.10	\$200	40.53	R-305
40-10-229-029	1355 SUTTON AVE	02/04/22	WD	\$8,200.0	\$41,000	\$8,700	21.22	40.0	100.0	0.09	0.09	\$205	40.00	R-305
40-10-229-029	1355 SUTTON AVE	03/07/22	WD	\$8,200.0	\$41,000	\$8,700	21.22	40.0	100.0	0.09	0.09	\$205	40.00	R-305

avg \$6,195.0

\$142

Around \$5000  
\$100/FF

Outlier

40-10-280-044	3117 SLOAN ST	02/22/22	WD	\$20,600.0	\$103,000	\$26,800	26.02	188.8	246.7	0.51	0.40	#REF!	165.00	R-305
40-10-232-009	3013 WOLCOTT ST	06/16/22	WD	\$12,000.0	\$60,000	\$18,500	30.83	40.0	100.0	0.09	0.09	\$300	40.00	R-305
40-10-234-021	3014 BERKLEY ST	03/10/23	WD	\$16,000.0	\$80,000	\$18,100	22.63	41.0	105.0	0.10	0.10	\$390	40.00	R-305

Land Table 310

Parcel Number	Street Address	Sale Date	Instr.	20%	Sale \$	Cur. Asmnt.	Asd/Sale	Effic. Front	Depth	Net Acres	Total Acres	20%/FF	Actual Front	Land Table
40-11-158-023	1159 LAVENDER AVE	04/23/21	WD	\$3,500.0	\$17,500	\$12,900	73.71	61.5	105.0	0.15	0.15	\$57	60.00	R-310
40-11-204-022	2506 CLEMENT ST	06/18/21	WD	\$3,200.0	\$16,000	\$6,000	37.50	51.7	106.8	0.12	0.12	\$62	50.00	R-310
40-11-179-002	1310 FOREST HILL AVE	07/23/21	WD	\$3,700.0	\$18,500	\$11,200	60.54	53.3	111.7	0.13	0.13	\$69	50.40	R-310
40-11-183-024	2640 RASKOB ST	05/27/22	WD	\$4,000.0	\$20,000	\$12,600	63.00	51.2	105.0	0.12	0.12	\$78	50.00	R-310
40-11-179-010	2527 WOLCOTT ST	04/08/22	WD	\$4,800.0	\$24,000	\$17,100	71.25	59.8	100.6	0.14	0.14	\$80	59.66	R-310
40-11-183-022	2648 RASKOB ST	03/01/23	WD	\$4,400.0	\$22,000	\$13,200	60.00	51.2	105.0	0.12	0.12	\$86	50.00	R-310
40-11-126-026	2612 MALLERY ST	04/20/23	WD	\$5,000.0	\$25,000	\$16,300	65.20	55.3	101.0	0.13	0.13	\$90	55.00	R-310
40-11-179-033	2502 N STEVENSON ST	06/04/21	WD	\$5,100.0	\$25,500	\$20,100	78.82	55.3	100.6	0.13	0.13	\$92	55.18	R-310
40-11-127-019	1515 LAVENDER AVE	07/23/21	WD	\$6,600.0	\$33,000	\$16,000	48.48	68.2	110.0	0.16	0.16	\$97	65.00	R-310
40-11-132-007	2705 CLEMENT ST	07/12/22	WD	\$5,000.0	\$25,000	\$15,000	60.00	51.2	105.0	0.12	0.12	\$98	50.00	R-310
40-11-251-012	2427 BARTH ST	04/27/23	WD	\$5,000.0	\$25,000	\$10,800	43.20	50.0	100.0	0.12	0.12	\$100	50.00	R-310
40-11-326-028	2616 SLOAN ST	05/26/23	WD	\$5,200.0	\$26,000	\$10,400	40.00	51.2	105.0	0.12	0.12	\$101	50.00	R-310
40-11-182-029	2718 RASKOB ST	09/02/21	WD	\$5,000.0	\$25,000	\$13,600	54.40	46.1	105.0	0.11	0.11	\$108	45.00	R-310
40-11-180-035	1257 FOREST HILL AVE	03/13/23	WD	\$5,800.0	\$29,000	\$11,100	38.28	52.5	100.0	0.12	0.12	\$110	52.50	R-310
40-11-182-008	2743 BERKLEY ST	04/09/21	WD	\$5,200.0	\$26,000	\$15,200	58.46	46.1	105.0	0.11	0.11	\$113	45.00	R-310
40-11-130-030	2602 CLEMENT ST	03/31/23	WD	\$9,600.0	\$48,000	\$23,000	47.92	82.8	111.4	0.20	0.20	\$116	78.47	R-310
40-11-251-021	2514 MACKIN RD	02/10/22	WD	\$6,000.0	\$30,000	\$11,400	38.00	50.4	101.4	0.12	0.12	\$119	50.00	R-310
40-11-180-011	2735 N STEVENSON ST	03/29/23	WD	\$5,904.4	\$29,522	\$12,600	42.68	46.1	105.0	0.11	0.11	\$128	45.00	R-310
40-11-202-027	2414 MALLERY ST	08/19/21	WD	\$6,600.0	\$33,000	\$14,800	44.85	49.4	97.5	0.11	0.11	\$134	50.00	R-310
40-11-203-006	2517 MALLERY ST	04/28/21	WD	\$6,780.0	\$33,900	\$14,200	41.89	50.0	100.0	0.12	0.12	\$136	50.00	R-310
40-11-158-011	2821 RASKOB ST	09/02/22	WD	\$6,000.0	\$30,000	\$12,100	40.33	44.1	105.0	0.10	0.10	\$136	43.00	R-310
40-11-180-007	2751 N STEVENSON ST	01/31/23	WD	\$9,000.0	\$45,000	\$14,600	32.44	65.8	105.6	0.16	0.16	\$137	64.07	R-310
40-11-127-003	1708 N BALLENGER HWY	01/01/23	LC	\$7,800.0	\$39,000	\$13,100	33.59	55.4	122.6	0.14	0.14	\$141	50.00	R-310
40-11-177-028	2710 WOLCOTT ST	06/04/21	WD	\$6,500.0	\$32,500	\$15,000	46.15	45.0	100.0	0.10	0.10	\$144	45.00	R-310
40-11-184-001	2765 RASKOB ST	09/20/22	WD	\$13,300.0	\$66,500	\$18,200	27.37	87.7	68.6	0.17	0.17	\$152	105.93	R-310
40-11-183-033	2612 RASKOB ST	12/27/22	WD	\$8,980.0	\$44,900	\$12,800	28.51	51.2	105.0	0.12	0.12	\$175	50.00	R-310
40-11-182-005	2755 BERKLEY ST	10/21/22	WD	\$14,000.0	\$70,000	\$20,700	29.57	65.8	105.6	0.16	0.16	\$213	64.03	R-310
40-11-129-009	2831 CONCORD ST	06/26/23	WD	\$11,000.0	\$55,000	\$15,000	27.27	51.4	105.7	0.12	0.12	\$214	50.00	R-310
40-11-158-018	2820 SLOAN ST	09/14/22	WD	\$12,000.0	\$60,000	\$14,700	24.50	54.3	105.0	0.13	0.13	\$221	53.00	R-310
40-11-182-008	2743 BERKLEY ST	09/01/21	WD	\$11,200.0	\$56,000	\$15,200	27.14	46.1	105.0	0.11	0.11	\$243	45.00	R-310
40-11-182-028	2722 RASKOB ST	01/05/22	WD	\$11,800.0	\$59,000	\$13,600	23.05	46.1	105.0	0.11	0.11	\$256	45.00	R-310
40-11-156-023	1201 LAVENDER AVE	04/27/22	WD	\$12,000.0	\$60,000	\$13,700	22.83	46.7	105.6	0.11	0.11	\$257	45.46	R-310
40-11-127-025	2828 CONCORD ST	01/13/22	WD	\$14,000.0	\$70,000	\$17,200	24.57	53.0	112.5	0.13	0.13	\$264	50.00	R-310
40-11-153-008	2835 WOLCOTT ST	05/27/22	WD	\$11,800.0	\$59,000	\$14,000	23.73	40.0	100.0	0.09	0.09	\$295	40.00	R-310
40-11-201-021	2502 BEGOLE ST	07/08/22	WD	\$15,400.0	\$77,000	\$12,300	15.97	49.9	99.6	0.11	0.11	\$309	50.00	R-310
40-11-184-003	1156 LAVENDER AVE	08/30/21	WD	\$14,800.0	\$74,000	\$14,400	19.46	47.4	105.0	0.11	0.11	\$312	46.28	R-310
40-11-184-011	2739 RASKOB ST	03/07/22	WD	\$14,600.0	\$73,000	\$14,200	19.45	46.1	105.0	0.11	0.11	\$317	45.00	R-310
	Around \$7000		<b>Totals:</b>	<b>avg</b>	<b>\$8,123.4</b>							<b>\$156</b>		
	\$125/FF			<b>med</b>	<b>\$6,550</b>							<b>\$134</b>		

Land Table 315

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
40-11-253-020	2216 MACKIN RD	06/14/22	CD	\$4,200.0	\$21,000	\$12,400	59.05	70.9	100.0	0.16	\$59	70.89	R-315
40-11-402-012	2536 SLOAN ST	09/16/21	QC	\$3,000.0	\$15,000	\$9,900	66.00	50.2	100.8	0.12	\$60	50.00	R-315
40-11-404-008	2205 N STEVENSON ST	03/13/23	WD	\$3,200.0	\$16,000	\$10,900	68.13	50.0	100.0	0.12	\$64	50.00	R-315
40-11-429-012	1713 N STEVENSON ST	04/02/21	MLC	\$3,200.0	\$16,000	\$9,800	61.25	50.0	100.0	0.12	\$64	50.00	R-315
40-11-404-009	2201 N STEVENSON ST	03/24/23	WD	\$3,300.0	\$16,500	\$10,000	60.61	50.0	100.0	0.12	\$66	50.00	R-315
40-11-280-010	2013 MACKIN RD	09/15/21	WD	\$3,500.0	\$17,500	\$12,600	72.00	50.0	100.0	0.12	\$70	50.00	R-315
40-11-402-003	2501 RASKOB ST	05/24/23	WD	\$4,000.0	\$20,000	\$9,400	47.00	55.0	100.0	0.13	\$73	55.00	R-315
40-11-429-034	1922 BERKLEY ST	05/13/22	WD	\$4,000.0	\$20,000	\$12,000	60.00	50.0	100.0	0.12	\$80	50.00	R-315
40-11-253-007	2301 BARTH ST	07/15/22	WD	\$4,400.0	\$22,000	\$12,000	54.55	50.0	100.0	0.12	\$88	50.00	R-315
40-11-428-014	1717 WOLCOTT ST	05/06/22	WD	\$4,400.0	\$22,000	\$8,600	39.09	50.0	100.0	0.12	\$88	50.00	R-315
40-11-401-006	2505 BERKLEY ST	11/11/22	WD	\$5,000.0	\$25,000	\$10,800	43.20	50.0	100.0	0.12	\$100	50.00	R-315
40-11-226-006	921 WELCH BLVD	03/31/22	WD	\$7,000.0	\$35,000	\$11,700	33.43	69.5	134.4	0.19	\$101	60.00	R-315
40-11-402-007	2423 RASKOB ST	08/19/21	WD	\$5,400.0	\$27,000	\$8,500	31.48	50.0	100.0	0.12	\$108	50.00	R-315
40-11-407-047	2126 FLUSHING RD	12/20/21	LC	\$6,000.0	\$30,000	\$13,300	44.33	55.1	121.6	0.14	\$109	50.00	R-315
40-11-476-006	1917 SLOAN ST	07/09/21	WD	\$5,700.0	\$28,500	\$11,100	38.95	49.9	99.7	0.11	\$114	50.00	R-315
40-11-280-008	2021 MACKIN RD	09/03/21	WD	\$6,000.0	\$30,000	\$11,500	38.33	50.0	100.0	0.12	\$120	50.00	R-315
40-11-405-003	1202 N CHEVROLET AVE	05/11/21	MLC	\$11,000.0	\$55,000	\$28,400	51.64	80.6	102.5	0.19	\$136	79.67	R-315
40-11-429-037	1910 BERKLEY ST	12/21/22	WD	\$8,000.0	\$40,000	\$9,400	23.50	50.0	100.0	0.12	\$160	50.00	R-315
40-11-405-003	1202 N CHEVROLET AVE	09/24/21	WD	\$15,200.0	\$76,000	\$28,400	37.37	80.6	102.5	0.19	\$188	79.67	R-315
40-11-405-003	1202 N CHEVROLET AVE	10/26/22	WD	\$16,780.0	\$83,900	\$28,400	33.85	80.6	102.5	0.19	\$208	79.67	R-315
			<b>avg</b>	<b>\$6,164.0</b>							<b>\$103</b>		
			<b>med</b>	<b>\$4,700</b>									

Around \$5000  
\$85/FF

**Land Table 325**

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table	Rate Group 1
40-12-104-019	1629 SEMINOLE ST	05/31/22	WD	\$6,000.0	\$30,000	\$21,400	71.33	102.5	210.0	0.12	\$59	100.00	R-325	100 FT DEPTH
40-12-303-028	1322 PROSPECT ST	09/20/22	LC	\$6,000.0	\$30,000	\$15,500	51.67	40.0	100.0	0.09	\$150	40.00	R-325	100 FT DEPTH
40-12-304-008	1505 PROSPECT ST	11/04/22	QC	\$5,400.0	\$27,000	\$10,400	38.52	40.0	100.0	0.09	\$135	40.00	R-325	100 FT DEPTH
40-12-402-028	308 SEVENTH AVE	08/18/23	WD	\$8,400.0	\$42,000	\$12,000	28.57	65.0	66.0	0.12	\$129	80.00	R-325	100 FT DEPTH
			avg	\$6,450.0							\$118			
40-12-306-013	916 EIGHTH AVE	11/02/21	WD	\$5,000.0	\$5,000	\$1,800	36.00	38.2	126.0	0.11	\$131	38.00	R-325	125 FT DEPTH
40-12-352-009	1122 EIGHTH AVE	11/04/21	WD	\$4,800.0	\$24,000	\$13,300	55.42	37.9	117.1	0.11	\$127	39.13	R-325	125 FT DEPTH
			avg	\$4,900.0							\$129			
40-12-155-006	1521 BEGOLE ST	03/28/23	WD	\$6,750.0	\$33,750	\$53,300	157.93	196.2	454.0	0.16	\$34	191.54	R-325	132 DEPTH
40-12-106-030	1615 STONE ST	10/18/21	LC	\$9,000.0	\$45,000	\$23,800	52.89	58.6	140.9	0.18	\$154	56.67	R-325	132 DEPTH
40-12-126-030	112 WELCH BLVD	03/22/23	WD	\$7,000.0	\$35,000	\$11,300	32.29	54.0	133.4	0.16	\$130	53.67	R-325	132 DEPTH
40-12-128-023	1518 MASON ST	01/19/23	WD	\$4,800.0	\$24,000	\$10,000	41.67	42.1	132.5	0.13	\$114	42.00	R-325	132 DEPTH
40-12-156-032	1410 BEGOLE ST	06/01/21	WD	\$8,980.0	\$44,900	\$15,700	34.97	44.4	138.0	0.14	\$202	43.40	R-325	132 DEPTH
40-12-163-016	1230 CALDWELL AVE	04/06/23	WD	\$16,000.0	\$80,000	\$30,200	37.75	127.9	150.0	0.41	\$125	120.00	R-325	132 DEPTH
<b>Totals:</b>				<b>avg</b>	<b>\$8,755.0</b>						<b>\$145</b>			

Around \$7000  
 \$115/FF (100 ft)  
 \$125/FF (125 ft & 132 ft)

Outliers

40-12-101-030	552 WELCH BLVD	08/26/22	WD	\$3,000.0	\$15,000	\$17,700	118.00	50.8	140.0	0.16	#REF!	49.34	R-325	132 DEPTH
40-12-426-037	821 M L KING AVE	11/08/22	WD	\$32,200.0	\$161,000	\$59,600	37.02	160.5	132.0	0.49	#REF!	160.50	R-325	132 DEPTH
40-12-106-020	1659 N GRAND TRAVERSE	05/31/23	WD	\$21,980.0	\$109,900	\$21,500	19.56	52.6	146.0	0.17	\$418	50.00	R-325	132 DEPTH
40-12-107-010	1636 N GRAND TRAVERSE	11/21/22	WD	\$14,000.0	\$70,000	\$20,800	29.71	48.1	127.3	0.14	\$291	47.67	R-325	125 FT DEPTH

Land Table 335

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
40-01-477-028	441 E PATERSON ST	06/08/22	WD	\$2,790.0	\$13,950	\$8,100	58.06	39.7	130.0	0.12	\$70	40.00	R-335
40-12-277-029	1303 ROOT ST	07/01/21	WD	\$4,000.0	\$20,000	\$13,400	67.00	27.8	88.0	0.07	\$144	34.00	R-335
40-12-277-029	1303 ROOT ST	03/06/23	MLC	\$10,000.0	\$50,000	\$13,400	26.80	27.8	88.0	0.07	\$360	34.00	R-335
Smith Village													
40-12-277-040	1321 ROOT ST	12/15/21	WD	\$30,000.0	\$150,000	\$63,900	42.60	113.9	153.8	0.37	\$263	105.50	R-335
40-12-278-044	1217 CHIPPEWA ST	08/03/22	WD	\$29,400.0	\$147,000	\$74,100	50.41	222.3	130.1	0.67	\$132	224.00	R-335
40-12-282-067	1129 CHIPPEWA ST	11/03/21	WD	\$31,000.0	\$155,000	\$63,300	40.84	75.8	174.0	0.26	\$409	66.00	R-335

---

\$85/FF (Standard)      Around \$4000  
 \$275/FF (Smith Village)      Around \$30,000

### Land Table 345

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
41-07-286-004	1310 POPLAR ST	04/12/23	QC	\$3,000.0	\$15,000	\$11,200	74.67	77.4	165.0	0.25	\$39	66.00	R-345
41-08-153-017	1415 POPLAR ST	10/20/21	QC	\$2,800.0	\$14,000	\$12,000	85.71	50.0	120.0	0.14	\$56	50.00	R-345
41-07-282-052	1233 POPLAR ST	04/09/21	QC	\$5,000.0	\$25,000	\$16,200	64.80	86.3	106.8	0.23	\$58	91.66	R-345
41-07-284-008	1368 ROOSEVELT AVE	10/15/21	WD	\$4,980.0	\$24,900	\$13,000	52.21	50.0	120.0	0.14	\$100	50.00	R-345
<b>Avgt</b>				<b>\$3,945.0</b>								<b>\$63</b>	

---

	Around \$4000												
	\$75/FF												
Outlier													
41-07-276-026	1211 WILLOW ST	11/01/22	LC	\$9,240.0	\$46,200	\$13,800	29.87	137.6	89.4	0.33	\$67	160.00	R-345

Land Table 350

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
41-08-183-001	1702 NEBRASKA AVE	04/19/21	WD	\$4,400.0	\$22,000	\$14,800	67.27	120.0	315.0	0.10	\$37	120.00	R-350
41-08-181-003	1710 KENTUCKY AVE	10/05/22	WD	\$2,000.0	\$10,000	\$8,200	82.00	40.0	105.0	0.10	\$50	40.00	R-350
41-08-128-008	1622 INDIANA AVE	08/30/22	WD	\$4,900.0	\$24,500	\$10,700	43.67	80.0	210.0	0.10	\$61	80.00	R-350
41-08-185-010	1738 KANSAS AVE	06/09/23	LC	\$3,000.0	\$15,000	\$8,600	57.33	45.0	144.6	0.13	\$67	38.32	R-350
41-08-185-007	1726 KANSAS AVE	11/12/21	QC	\$3,180.0	\$15,900	\$7,800	49.06	46.6	142.6	0.13	\$68	40.00	R-350
41-08-138-009	1318 CRONK AVE	08/19/21	WD	\$3,250.0	\$16,250	\$8,100	49.85	46.9	105.0	0.11	\$69	46.90	R-350
41-08-137-013	1701 PENNSYLVANIA AVE	08/31/21	WD	\$2,400.0	\$12,000	\$7,200	60.00	32.7	70.0	0.06	\$73	40.00	R-350
41-08-106-006	1516 ILLINOIS AVE	07/19/21	QC	\$3,000.0	\$15,000	\$12,500	83.33	39.5	102.3	0.09	\$76	40.00	R-350
41-08-179-026	1727 KENTUCKY AVE	09/13/21	QC	\$3,100.0	\$15,500	\$7,700	49.68	40.0	105.0	0.10	\$78	40.00	R-350
41-08-131-004	1606 IOWA AVE	08/04/22	WD	\$3,560.0	\$17,800	\$9,300	52.25	43.6	80.0	0.09	\$82	50.00	R-350
41-08-104-021	1515 ILLINOIS AVE	11/09/22	WD	\$3,400.0	\$17,000	\$9,600	56.47	40.0	105.0	0.10	\$85	40.00	R-350
41-08-131-004	1606 IOWA AVE	12/28/22	WD	\$4,000.0	\$20,000	\$9,300	46.50	43.6	80.0	0.09	\$92	50.00	R-350
41-08-185-003	1710 KANSAS AVE	04/20/21	WD	\$4,980.0	\$24,900	\$13,400	53.82	45.8	137.5	0.13	\$109	40.00	R-350
41-08-135-007	1606 CRONK AVE	06/24/22	WD	\$7,200.0	\$36,000	\$14,200	39.44	60.0	105.0	0.15	\$120	60.00	R-350
41-08-180-001	1636 KENTUCKY AVE	02/10/22	WD	\$5,000.0	\$25,000	\$18,900	75.60	40.0	105.0	0.10	\$125	40.00	R-350
41-08-107-003	1518 WISCONSIN AVE	01/10/22	WD	\$4,900.0	\$24,500	\$11,900	48.57	38.4	61.8	0.07	\$128	50.00	R-350
41-08-128-014	1646 INDIANA AVE	08/03/22	WD	\$5,200.0	\$26,000	\$8,800	33.85	40.0	105.0	0.10	\$130	40.00	R-350
41-08-179-001	1220 MINNESOTA AVE	02/22/23	WD	\$9,000.0	\$45,000	\$17,900	39.78	62.8	160.0	0.07	\$143	72.00	R-350
41-08-179-002	1216 MINNESOTA AVE	02/22/23	WD	\$9,000.0	\$45,000	\$17,900	39.78	62.8	160.0	0.06	\$143	72.00	R-350
41-08-127-017	1721 INDIANA AVE	08/09/21	LC	\$6,160.0	\$30,800	\$14,600	47.40	40.0	105.0	0.10	\$154	40.00	R-350
41-08-185-003	1710 KANSAS AVE	03/19/23	WD	\$7,600.0	\$38,000	\$13,400	35.26	45.8	137.5	0.13	\$166	40.00	R-350
41-08-104-001	1502 INDIANA AVE	11/05/21	WD	\$7,500.0	\$37,500	\$8,100	21.60	40.0	105.0	0.10	\$188	40.00	R-350
41-08-104-015	1552 INDIANA AVE	09/09/21	WD	\$8,600.0	\$43,000	\$19,300	44.88	40.0	105.0	0.10	\$215	40.00	R-350
41-08-128-009	1626 INDIANA AVE	02/17/23	MLC	\$9,000.0	\$45,000	\$10,900	24.22	40.0	105.0	0.10	\$225	40.00	R-350
41-08-181-030	1813 NEBRASKA AVE	07/01/21	WD	\$9,000.0	\$45,000	\$9,600	21.33	40.0	105.0	0.10	\$225	40.00	R-350
41-08-105-018	1445 KEARSLEY PARK BLVD	04/11/23	WD	\$10,000.0	\$50,000	\$13,000	26.00	40.3	65.5	0.08	\$248	51.00	R-350
<b>Totals:</b>				<b>avg</b>	<b>\$5,512.7</b>						<b>\$121</b>		
				<b>med</b>	<b>\$4,940</b>								

Around \$5000  
\$100/FF

Part of Commerical Sale

41-08-130-019	N FRANKLIN AVE	05/28/21	WD	\$120,000.0	\$600,000	\$5,700	0.95	120.0	315.0	0.10		120.00	R-350
41-08-130-020	N FRANKLIN AVE	05/28/21	WD	\$120,000.0	\$600,000	\$5,700	0.95	120.0	315.0	0.10		120.00	R-350
41-08-130-021	N FRANKLIN AVE	05/28/21	WD	\$120,000.0	\$600,000	\$5,700	0.95	120.0	315.0	0.10		120.00	R-350

Land Table 355

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effic. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table	
41-08-238-010	2618 PENNSYLVANIA AVE	02/09/22	WD	\$2,400.0	\$12,000	\$8,000	66.67	40.0	105.0	0.10	\$60	40.00	R-355	
41-08-235-018	2429 PENNSYLVANIA AVE	01/07/22	WD	\$5,600.0	\$28,000	\$8,300	29.64	82.0	105.0	0.20	\$68	82.00	R-355	
41-08-282-001	2502 NEBRASKA AVE	03/03/22	WD	\$5,800.0	\$29,000	\$15,000	51.72	80.0	105.0	0.19	\$73	80.00	R-355	
41-08-232-004	2418 WISCONSIN AVE	08/06/21	WD	\$6,400.0	\$32,000	\$12,300	38.44	80.4	105.0	0.19	\$80	80.40	R-355	
41-08-207-033	1509 ARLINGTON AVE	10/08/21	WD	\$3,200.0	\$16,000	\$12,700	79.38	40.0	105.0	0.10	\$80	40.00	R-355	
41-08-254-003	2210 KENTUCKY AVE	06/08/21	WD	\$3,600.0	\$18,000	\$11,600	64.44	45.0	105.0	0.11	\$80	45.00	R-355	
41-08-251-033	2013 KENTUCKY AVE	06/17/21	WD	\$6,800.0	\$34,000	\$16,900	49.71	80.0	105.0	0.19	\$85	80.00	R-355	
41-08-237-018	2433 MISSOURI AVE	06/24/22	WD	\$7,000.0	\$35,000	\$16,300	46.57	82.0	105.0	0.20	\$85	82.00	R-355	
41-08-209-007	2306 ILLINOIS AVE	08/24/21	WD	\$4,000.0	\$20,000	\$14,200	71.00	45.9	105.0	0.11	\$87	45.85	R-355	
41-08-254-019	2305 NEBRASKA AVE	11/28/22	WD	\$4,200.0	\$21,000	\$11,000	52.38	45.0	105.0	0.11	\$93	45.00	R-355	
41-08-254-019	2305 NEBRASKA AVE	06/07/21	WD	\$4,400.0	\$22,000	\$11,000	50.00	45.0	105.0	0.11	\$98	45.00	R-355	
41-08-203-005	1806 ARLINGTON AVE	11/04/22	WD	\$4,000.0	\$20,000	\$11,600	58.00	40.7	108.4	0.10	\$98	40.00	R-355	
41-08-231-002	2506 ILLINOIS AVE	09/15/21	WD	\$7,900.0	\$39,500	\$15,900	40.25	80.0	105.0	0.19	\$99	80.00	R-355	
41-08-276-002	2408 MISSOURI AVE	09/09/21	WD	\$16,000.0	\$80,000	\$41,700	52.13	160.9	342.0	0.12	\$99	152.00	R-355	
41-08-211-019	1405 MAPLEWOOD AVE	10/13/22	QC	\$4,000.0	\$20,000	\$9,200	46.00	40.0	105.0	0.10	\$100	40.00	R-355	
41-08-211-024	1301 MAPLEWOOD AVE	06/23/22	QC	\$4,000.0	\$20,000	\$11,500	57.50	40.0	105.0	0.10	\$100	40.00	R-355	
41-08-231-012	2509 WISCONSIN AVE	11/01/21	WD	\$8,000.0	\$40,000	\$12,600	31.50	80.0	210.0	0.10	\$100	80.00	R-355	
41-08-203-010	1714 ARLINGTON AVE	06/17/22	WD	\$4,200.0	\$21,000	\$9,900	47.14	40.5	107.8	0.10	\$104	40.00	R-355	
41-08-215-007	2306 PENNSYLVANIA AVE	11/09/21	WD	\$4,400.0	\$22,000	\$11,700	53.18	41.7	105.0	0.10	\$106	41.70	R-355	
41-08-277-009	2618 MISSOURI AVE	04/26/22	WD	\$4,400.0	\$22,000	\$9,400	42.73	40.1	105.4	0.10	\$110	40.00	R-355	
41-08-209-019	2309 WISCONSIN AVE	01/04/23	WD	\$5,200.0	\$26,000	\$10,300	39.62	45.9	105.0	0.11	\$113	45.85	R-355	
41-08-235-006	2401 PENNSYLVANIA AVE	09/20/22	QC	\$5,000.0	\$25,000	\$13,700	54.80	43.7	113.5	0.11	\$114	42.00	R-355	
41-08-281-006	2428 NEBRASKA AVE	09/14/21	WD	\$6,400.0	\$32,000	\$14,500	45.31	51.0	105.0	0.12	\$125	51.00	R-355	
41-08-251-042	2123 KENTUCKY AVE	08/10/21	WD	\$6,080.0	\$30,400	\$14,100	46.38	45.0	105.0	0.11	\$135	45.00	R-355	
41-08-207-033	1509 ARLINGTON AVE	01/19/22	WD	\$6,000.0	\$30,000	\$12,700	42.33	40.0	105.0	0.10	\$150	40.00	R-355	
41-08-238-002	2506 PENNSYLVANIA AVE	07/19/21	WD	\$6,000.0	\$30,000	\$10,700	35.67	39.6	103.1	0.10	\$151	40.00	R-355	
41-08-210-009	2302 WISCONSIN AVE	07/26/21	WD	\$6,000.0	\$30,000	\$9,600	32.00	38.0	105.0	0.09	\$158	38.00	R-355	
41-08-276-011	2401 KENTUCKY AVE	11/12/21	WD	\$8,000.0	\$40,000	\$11,700	29.25	50.0	105.0	0.12	\$160	50.00	R-355	
41-08-238-002	2506 PENNSYLVANIA AVE	10/24/22	WD	\$6,500.0	\$32,500	\$10,700	32.92	39.6	103.1	0.10	\$164	40.00	R-355	
41-08-251-046	2110 MISSOURI AVE	12/10/21	WD	\$9,000.0	\$45,000	\$13,500	30.00	54.4	105.4	0.13	\$165	54.30	R-355	
41-08-238-014	2601 MISSOURI AVE	04/22/22	WD	\$7,000.0	\$35,000	\$12,100	34.57	40.0	105.0	0.10	\$175	40.00	R-355	
41-08-211-011	1306 N FRANKLIN AVE	07/29/22	LC	\$7,600.0	\$38,000	\$9,700	25.53	40.0	105.0	0.10	\$190	40.00	R-355	
41-08-253-005	1918 KENTUCKY AVE	07/15/21	WD	\$11,000.0	\$55,000	\$22,600	41.09	54.0	105.0	0.13	\$204	54.00	R-355	
				<b>Totals:</b>	<b>avg</b>	<b>\$6,063.0</b>						<b>\$115</b>		
					<b>med</b>	<b>\$6,000</b>								

Around \$6000  
\$100/FF



Land Table 360

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
41-09-231-046	1601 N CENTER RD	04/15/22	WD	\$10,980.0	\$54,900	\$24,700	44.99	145.0	100.0	0.33	\$76	145.00	R-360
41-09-230-029	1601 N VIRGINIA ST	07/01/21	WD	\$21,000.0	\$105,000	\$60,000	57.14	222.0	400.5	0.17	\$95	230.00	R-360
41-09-211-011	3440 BRENT AVE	10/12/22	WD	\$26,800.0	\$134,000	\$79,800	59.55	279.1	504.2	0.11	\$96	277.90	R-360
41-09-231-010	3842 IVANHOE AVE	12/10/21	LC	\$7,732.6	\$38,663	\$15,000	38.80	80.0	200.0	0.09	\$97	80.00	R-360
41-09-202-024	3601 MARMION AVE	05/30/23	QC	\$5,200.0	\$26,000	\$15,500	59.62	50.0	100.0	0.12	\$104	50.00	R-360
41-09-230-030	3712 IVANHOE AVE	08/31/22	WD	\$14,980.0	\$74,900	\$25,600	34.18	135.0	100.0	0.31	\$111	135.00	R-360
41-09-208-010	3401 BREWSTER AVE	09/15/21	WD	\$9,180.0	\$45,900	\$17,400	37.91	72.5	100.0	0.17	\$127	72.50	R-360
41-09-208-017	3410 PITKIN AVE	03/06/23	WD	\$8,600.0	\$43,000	\$18,000	41.86	67.5	100.0	0.16	\$127	67.50	R-360
41-09-233-003	3810 PITKIN AVE	10/01/21	WD	\$6,000.0	\$30,000	\$14,800	49.33	40.0	100.0	0.09	\$150	40.00	R-360
41-09-232-022	3723 LORRAINE AVE	11/30/21	WD	\$7,000.0	\$35,000	\$14,800	42.29	45.0	100.0	0.10	\$156	45.00	R-360
41-09-205-004	1730 DOROTHY DR	08/13/21	WD	\$8,200.0	\$41,000	\$16,200	39.51	50.2	100.0	0.12	\$163	50.23	R-360
41-09-228-021	3737 IVANHOE AVE	02/18/22	WD	\$7,400.0	\$37,000	\$16,000	43.24	45.0	100.0	0.10	\$164	45.00	R-360
41-09-227-014	3821 MARMION AVE	07/05/23	LC	\$7,000.0	\$35,000	\$14,000	40.00	40.0	100.0	0.09	\$175	40.00	R-360
41-09-232-022	3723 LORRAINE AVE	05/13/21	WD	\$8,000.0	\$40,000	\$14,800	37.00	45.0	100.0	0.10	\$178	45.00	R-360
41-09-231-010	3842 IVANHOE AVE	11/17/21	WD	\$7,600.0	\$38,000	\$13,000	34.21	40.0	100.0	0.09	\$190	40.00	R-360
41-09-204-006	1702 EARLMOOR BLVD	02/24/23	WD	\$12,200.0	\$61,000	\$17,500	28.69	56.4	111.9	0.14	\$216	53.33	R-360
41-09-230-006	3728 IVANHOE AVE	06/22/22	WD	\$10,600.0	\$53,000	\$16,200	30.57	45.0	100.0	0.10	\$236	45.00	R-360
41-09-234-015	1402 N DEXTER ST	02/14/22	WD	\$13,800.0	\$69,000	\$22,500	32.61	54.1	107.2	0.13	\$255	52.20	R-360
41-09-231-007	3826 IVANHOE AVE	04/01/22	WD	\$12,580.0	\$62,900	\$16,700	26.55	40.0	100.0	0.09	\$315	40.00	R-360
41-09-228-022	3741 IVANHOE AVE	07/15/22	WD	\$15,000.0	\$75,000	\$13,200	17.60	45.0	100.0	0.10	\$333	45.00	R-360
<b>Totals:</b>				<b>avg</b>	<b>\$10,992.6</b>						<b>\$168</b>		
				<b>med</b>	<b>\$8,890.00</b>								

Around \$7000  
\$115/FF

Land Table 365

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
40-11-351-102	2729 GOLFSIDE LN	06/23/21	WD	\$8,400.0	\$42,000	\$32,000	76.19	79.4	148.2	0.22	\$106	65.25	R-365
40-11-351-049	2713 GOLFSIDE LN	10/01/21	WD	\$16,000.0	\$80,000	\$38,500	48.13	118.3	139.3	0.32	\$135	100.33	R-365
40-11-376-001	2565 TIFFIN ST	11/17/22	WD	\$11,000.0	\$55,000	\$30,400	55.27	75.1	67.8	0.14	\$147	91.16	R-365
40-11-351-004	2818 GOLFSIDE LN	07/19/22	WD	\$10,200.0	\$51,000	\$30,500	59.80	66.3	98.5	0.15	\$154	66.76	R-365
40-11-351-057	2613 THOMAS ST	04/18/23	WD	\$17,400.0	\$87,000	\$46,500	53.45	108.6	276.3	0.41	\$160	65.34	R-365
40-11-303-019	2714 THOMAS ST	01/19/22	WD	\$9,000.0	\$45,000	\$25,000	55.56	56.0	100.0	0.13	\$161	56.00	R-365
40-11-353-019	2564 THOMAS ST	03/22/22	WD	\$8,620.0	\$43,100	\$28,200	65.43	51.2	101.3	0.12	\$168	50.86	R-365
40-11-302-020	2737 THOMAS ST	05/13/22	WD	\$10,400.0	\$52,000	\$31,500	60.58	56.0	100.0	0.13	\$186	56.00	R-365
40-11-303-016	2726 THOMAS ST	10/06/22	WD	\$11,980.0	\$59,900	\$26,200	43.74	56.0	100.0	0.13	\$214	56.00	R-365
40-11-304-037	707 FREMONT ST	04/26/23	WD	\$12,550.0	\$62,750	\$26,700	42.55	55.0	100.0	0.13	\$228	55.00	R-365
40-11-303-049	2617 NORBERT ST	04/05/22	WD	\$15,580.0	\$77,900	\$31,600	40.56	59.6	98.8	0.14	\$261	60.00	R-365
40-11-303-046	2705 NORBERT ST	10/21/22	WD	\$14,400.0	\$72,000	\$32,000	44.44	55.0	100.0	0.13	\$262	55.00	R-365
40-11-304-039	619 FREMONT ST	08/02/21	WD	\$16,200.0	\$81,000	\$29,700	36.67	60.0	100.0	0.14	\$270	60.00	R-365
40-11-303-042	2721 NORBERT ST	08/10/21	WD	\$17,580.0	\$87,900	\$35,600	40.50	58.0	100.0	0.13	\$303	58.00	R-365
40-11-304-004	2806 NORBERT ST	01/17/23	WD	\$18,400.0	\$92,000	\$28,400	30.87	55.0	100.0	0.13	\$335	55.00	R-365
40-11-329-061	2530 ORCHARD LN	02/21/23	WD	\$19,100.0	\$95,500	\$38,200	40.00	54.7	125.0	0.14	\$349	48.93	R-365
40-11-329-049	1002 FREMONT ST	10/07/22	WD	\$17,780.0	\$88,900	\$29,000	32.62	47.6	90.0	0.10	\$374	50.17	R-365
40-11-329-063	2534 ORCHARD LN	03/20/23	WD	\$18,000.0	\$90,000	\$28,400	31.56	27.6	125.0	0.07	\$653	24.67	R-365
40-11-329-066	2540 ORCHARD LN	04/26/23	WD	\$18,400.0	\$92,000	\$29,000	31.52	27.6	125.0	0.07	\$667	24.67	R-365
<b>Totals:</b>				<b>avg</b>	<b>\$14,262.6</b>						<b>\$270</b>		
				<b>med</b>	<b>\$15,580.00</b>								

Around \$14000  
\$225/FF

Land Table 370

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effic. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
40-11-378-014	2529 TYRONE ST	05/05/21	WD	\$4,800.0	\$24,000	\$15,000	62.50	50.0	100.0	0.12	\$96	50.00	R-370
40-14-203-022	2206 MONTEITH ST	07/23/21	WD	\$5,040.0	\$25,200	\$20,900	82.94	52.4	110.0	0.13	\$96	50.00	R-370
40-14-201-001	460 DOUGHERTY PL	05/18/21	WD	\$12,400.0	\$62,000	\$28,000	45.16	113.4	101.5	0.26	\$109	112.61	R-370
40-11-331-012	2531 BAGLEY ST	11/01/21	WD	\$5,300.0	\$26,500	\$20,100	75.85	48.0	100.0	0.11	\$110	48.00	R-370
40-14-228-030	1926 MONTEITH ST	05/02/23	WD	\$5,900.0	\$29,500	\$18,300	62.03	51.8	110.5	0.13	\$114	49.30	R-370
40-14-229-026	2070 CARTIER ST	02/23/23	WD	\$10,800.0	\$54,000	\$35,900	66.48	89.0	105.0	0.21	\$121	86.83	R-370
40-11-379-012	602 MARQUETTE ST	12/23/21	WD	\$17,000.0	\$85,000	\$55,100	64.82	133.9	100.7	0.31	\$127	133.52	R-370
40-11-329-024	2556 BAGLEY ST	04/15/22	WD	\$8,000.0	\$40,000	\$16,300	40.75	60.2	145.0	0.17	\$133	50.00	R-370
40-14-229-023	1813 MONTEITH ST	07/23/21	WD	\$7,000.0	\$35,000	\$26,700	76.29	50.2	103.7	0.12	\$139	49.30	R-370
40-14-229-046	1916 CARTIER ST	10/15/21	WD	\$7,600.0	\$38,000	\$20,500	53.95	52.8	114.8	0.13	\$144	49.30	R-370
40-11-376-014	2525 TIFFIN ST	01/25/22	WD	\$7,400.0	\$37,000	\$23,900	64.59	50.0	100.0	0.12	\$148	50.00	R-370
40-11-352-015	507 MARQUETTE ST	06/03/21	WD	\$9,400.0	\$47,000	\$22,300	47.45	62.2	110.0	0.15	\$151	59.27	R-370
40-14-253-048	725 DICKINSON ST	11/17/22	WD	\$8,000.0	\$40,000	\$17,300	43.25	50.0	100.0	0.12	\$160	50.00	R-370
40-14-229-015	1909 MONTEITH ST	05/14/21	WD	\$8,200.0	\$41,000	\$21,600	52.68	50.7	107.0	0.12	\$162	49.00	R-370
40-11-376-027	2534 PADUCAH ST	09/24/21	WD	\$8,060.0	\$40,300	\$21,200	52.61	49.0	100.0	0.11	\$164	49.00	R-370
40-11-378-020	2552 ALTOONA ST	10/20/21	WD	\$8,000.0	\$40,000	\$22,800	57.00	48.0	100.0	0.11	\$167	48.00	R-370
40-14-252-058	701 FRANK ST	04/02/21	WD	\$8,800.0	\$44,000	\$26,100	59.32	52.4	110.0	0.13	\$168	50.00	R-370
40-11-376-014	2525 TIFFIN ST	02/03/23	WD	\$8,400.0	\$42,000	\$23,900	56.90	50.0	100.0	0.12	\$168	50.00	R-370
40-14-253-011	814 FRANK ST	05/26/23	QC	\$8,690.2	\$43,451	\$24,200	55.69	50.7	108.8	0.12	\$171	48.60	R-370
40-11-331-029	2526 TIFFIN ST	03/25/22	WD	\$8,600.0	\$43,000	\$22,100	51.40	49.0	100.0	0.11	\$176	49.00	R-370
40-14-229-023	1813 MONTEITH ST	03/23/23	WD	\$9,000.0	\$45,000	\$26,700	59.33	50.2	103.7	0.12	\$179	49.30	R-370
40-14-253-001	854 FRANK ST	08/29/22	WD	\$16,580.0	\$82,900	\$35,600	42.94	92.4	141.1	0.25	\$179	77.77	R-370
40-11-377-028	2536 TYRONE ST	09/02/22	WD	\$9,000.0	\$45,000	\$22,600	50.22	50.0	100.0	0.12	\$180	50.00	R-370
40-14-276-009	718 DICKINSON ST	05/21/21	WD	\$10,000.0	\$50,000	\$23,100	46.20	55.3	122.2	0.14	\$181	50.00	R-370
40-11-331-027	2534 TIFFIN ST	12/09/22	WD	\$9,000.0	\$45,000	\$22,100	49.11	49.0	100.0	0.11	\$184	49.00	R-370
40-14-228-038	1826 MONTEITH ST	06/29/21	WD	\$9,500.0	\$47,500	\$23,700	49.89	51.4	108.7	0.12	\$185	49.30	R-370
40-11-377-015	2531 PADUCAH ST	05/31/23	WD	\$9,270.0	\$46,350	\$21,500	46.39	50.0	100.0	0.12	\$185	50.00	R-370
40-11-331-010	2539 BAGLEY ST	05/18/22	WD	\$9,000.0	\$45,000	\$21,700	48.22	48.0	100.0	0.11	\$188	48.00	R-370
40-14-201-018	501 PERRY ST	06/06/22	WD	\$11,000.0	\$55,000	\$32,700	59.45	57.5	91.9	0.13	\$191	60.00	R-370
40-11-380-012	726 DOUGHERTY PL	02/16/22	WD	\$12,000.0	\$60,000	\$30,500	50.83	59.5	113.9	0.15	\$202	55.76	R-370
40-11-377-020	2564 TYRONE ST	10/11/22	WD	\$16,400.0	\$82,000	\$33,900	41.34	81.1	100.9	0.19	\$202	80.79	R-370
40-11-376-025	2542 PADUCAH ST	06/08/21	WD	\$10,800.0	\$54,000	\$24,500	45.37	49.0	100.0	0.11	\$220	49.00	R-370
40-14-228-042	701 DUPONT ST	04/29/22	WD	\$14,800.0	\$74,000	\$33,500	45.27	66.8	67.9	0.13	\$222	81.03	R-370
40-14-201-014	402 DOUGHERTY PL	08/03/22	WD	\$22,200.0	\$111,000	\$38,800	34.95	99.6	106.1	0.24	\$223	96.67	R-370
40-11-380-019	618 DOUGHERTY PL	08/29/22	WD	\$19,000.0	\$95,000	\$40,400	42.53	84.8	117.3	0.21	\$224	78.33	R-370
40-11-331-030	2522 TIFFIN ST	11/28/22	WD	\$10,980.0	\$54,900	\$27,200	49.54	49.0	100.0	0.11	\$224	49.00	R-370
40-11-376-022	2550 PADUCAH ST	09/03/21	WD	\$11,000.0	\$55,000	\$23,800	43.27	49.0	100.0	0.11	\$224	49.00	R-370
40-11-380-005	814 MARQUETTE ST	05/24/22	WD	\$13,980.0	\$69,900	\$37,200	53.22	58.9	117.3	0.15	\$238	54.33	R-370
40-14-252-028	925 FRANK ST	08/30/21	WD	\$17,400.0	\$87,000	\$31,400	36.09	73.2	93.5	0.16	\$238	75.67	R-370
40-11-353-010	2539 NORBERT ST	04/07/23	OTH	\$11,200.2	\$56,001	\$23,000	41.07	47.0	100.0	0.11	\$238	47.00	R-370

Land Table 370

40-11-377-006	2559 PADUCAH ST	10/07/22	WD	\$12,400.0	\$62,000	\$28,600	46.13	50.0	100.0	0.12	\$248	50.00	R-370
40-14-229-020	1821 MONTEITH ST	11/18/21	WD	\$13,000.0	\$65,000	\$26,500	40.77	52.2	107.5	0.12	\$249	50.30	R-370
40-11-380-008	802 MARQUETTE ST	02/22/23	WD	\$15,000.0	\$75,000	\$33,200	44.27	59.7	127.0	0.16	\$251	53.00	R-370
40-11-376-028	2530 PADUCAH ST	08/30/21	WD	\$12,600.0	\$63,000	\$23,600	37.46	49.0	100.0	0.11	\$257	49.00	R-370
40-14-201-015	910 FRANK ST	04/02/21	WD	\$17,180.0	\$85,900	\$28,600	33.29	66.5	133.7	0.18	\$258	57.60	R-370
40-11-382-001	416 MARQUETTE ST	09/09/21	WD	\$19,000.0	\$95,000	\$41,900	44.11	72.0	113.5	0.18	\$264	67.60	R-370
40-14-201-024	2133 CARTIER ST	01/12/23	WD	\$16,200.0	\$81,000	\$24,500	30.25	58.5	120.4	0.15	\$277	53.30	R-370
40-11-377-011	2543 PADUCAH ST	07/27/21	WD	\$14,000.0	\$70,000	\$24,100	34.43	50.0	100.0	0.12	\$280	50.00	R-370
40-14-252-054	713 FRANK ST	07/28/22	WD	\$14,800.0	\$74,000	\$29,300	39.59	52.4	110.0	0.13	\$282	50.00	R-370
40-14-126-003	2467 THOMAS ST	07/15/22	WD	\$14,400.0	\$72,000	\$30,100	41.81	50.0	100.0	0.12	\$288	50.00	R-370
40-14-253-011	814 FRANK ST	02/10/22	WD	\$14,800.0	\$74,000	\$24,200	32.70	50.7	108.8	0.12	\$292	48.60	R-370
40-14-126-018	321 WELLER ST	06/29/22	WD	\$24,200.0	\$121,000	\$45,000	37.19	82.8	105.3	0.20	\$292	80.67	R-370
40-14-201-023	2201 CARTIER ST	02/22/22	WD	\$16,200.0	\$81,000	\$31,200	38.52	54.6	112.0	0.13	\$297	51.60	R-370
40-14-201-028	2121 CARTIER ST	06/25/21	WD	\$17,000.0	\$85,000	\$27,000	31.76	55.7	108.7	0.13	\$305	53.40	R-370
40-14-253-006	834 FRANK ST	10/25/21	WD	\$17,200.0	\$86,000	\$30,200	35.12	54.6	126.4	0.14	\$315	48.60	R-370
40-14-229-006	2019 MONTEITH ST	06/28/21	WD	\$17,000.0	\$85,000	\$27,600	32.47	52.4	110.0	0.13	\$324	50.00	R-370
40-14-276-041	2008 W UNIVERSITY AVE	10/13/22	WD	\$17,200.0	\$86,000	\$33,200	38.60	52.4	110.0	0.13	\$328	50.00	R-370
40-14-252-033	853 FRANK ST	07/22/22	WD	\$19,000.0	\$95,000	\$29,500	31.05	57.6	116.8	0.14	\$330	53.33	R-370
40-11-382-008	2453 NORBERT ST	06/02/23	WD	\$16,495.0	\$82,475	\$44,600	54.08	50.0	100.0	0.12	\$330	50.00	R-370
40-14-252-029	919 FRANK ST	04/22/21	WD	\$16,000.0	\$80,000	\$32,300	40.38	46.7	112.7	0.11	\$342	44.00	R-370
40-11-458-018	2308 MONTEITH ST	09/29/22	WD	\$18,500.0	\$92,500	\$25,300	27.35	53.5	110.0	0.13	\$346	51.00	R-370
40-11-353-014	2523 NORBERT ST	11/28/22	WD	\$16,400.0	\$82,000	\$38,300	46.71	47.0	100.0	0.11	\$349	47.00	R-370
40-14-252-035	845 FRANK ST	05/05/23	WD	\$19,180.0	\$95,900	\$33,500	34.93	54.8	120.1	0.14	\$350	50.00	R-370
40-14-252-034	849 FRANK ST	06/27/22	WD	\$20,200.0	\$101,000	\$35,900	35.54	54.7	119.6	0.14	\$369	50.00	R-370
40-11-352-026	2522 NORBERT ST	10/12/22	WD	\$18,600.0	\$93,000	\$38,400	41.29	50.0	100.0	0.12	\$372	50.00	R-370
40-11-379-003	624 MARQUETTE ST	10/31/22	WD	\$23,000.0	\$115,000	\$42,700	37.13	61.7	123.0	0.16	\$373	55.60	R-370
40-11-381-014	2432 NORBERT ST	07/30/21	WD	\$19,400.0	\$97,000	\$35,500	36.60	49.0	100.0	0.11	\$396	49.00	R-370
40-11-381-014	2432 NORBERT ST	03/27/23	WD	\$19,400.0	\$97,000	\$35,500	36.60	49.0	100.0	0.11	\$396	49.00	R-370
40-14-228-025	2026 MONTEITH ST	03/10/23	WD	\$22,000.0	\$110,000	\$33,300	30.27	53.9	116.1	0.13	\$408	50.00	R-370
40-14-228-027	2014 MONTEITH ST	03/10/23	WD	\$22,000.0	\$110,000	\$37,100	33.73	52.4	110.0	0.13	\$420	50.00	R-370
40-14-252-038	833 FRANK ST	03/31/23	WD	\$24,000.0	\$120,000	\$33,500	27.92	56.1	126.0	0.15	\$428	50.00	R-370
			<b>Avg</b>		<b>\$13,603.6</b>						<b>\$239</b>		
			<b>Med</b>		<b>\$13,980.00</b>								

Around \$12000  
\$200/FF

Land Table 375

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Adj. Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
40-11-478-014	1011 DUPONT ST	08/15/22	WD	\$6,400.0	\$32,000	\$19,200	60.00	58.4	122.9	0.18	\$110	62.37	R-375
40-11-455-021	971 WOODBRIDGE ST	11/23/21	WD	\$5,600.0	\$28,000	\$22,800	81.43	50.7	106.8	0.14	\$111	58.00	R-375
40-11-455-017	914 N CHEVROLET AVE	12/16/22	WD	\$6,000.0	\$30,000	\$21,400	71.33	53.4	131.9	0.17	\$112	55.00	R-375
40-11-456-002	912 BLAIR ST	07/20/21	WD	\$4,800.0	\$24,000	\$19,100	79.58	40.4	99.4	0.11	\$119	48.00	R-375
40-11-478-010	1810 BAGLEY ST	05/06/21	WD	\$5,000.0	\$25,000	\$18,800	75.20	41.4	95.9	0.11	\$121	50.00	R-375
40-11-480-013	1913 BAGLEY ST	12/06/21	WD	\$5,000.0	\$25,000	\$20,400	81.60	37.6	137.1	0.12	\$133	38.00	R-375
40-14-226-011	1819 CADILLAC ST	10/07/21	WD	\$5,500.0	\$27,500	\$19,600	71.27	40.3	142.0	0.13	\$137	40.00	R-375
40-14-227-024	2016 JOLIET ST	11/23/21	WD	\$5,600.0	\$28,000	\$20,900	74.64	40.3	142.0	0.13	\$139	40.00	R-375
40-11-451-017	2313 FLUSHING RD	05/20/21	WD	\$6,100.0	\$30,500	\$21,400	70.16	41.4	150.0	0.14	\$147	40.00	R-375
40-11-329-014	2527 FLUSHING RD	04/19/21	WD	\$5,980.0	\$29,900	\$16,500	55.18	40.3	142.0	0.13	\$148	40.00	R-375
40-11-329-044	1055 MARQUETTE ST	02/03/23	WD	\$6,800.0	\$34,000	\$18,800	55.29	45.2	114.4	0.13	\$150	50.00	R-375
40-14-226-021	804 N CHEVROLET AVE	06/23/21	WD	\$7,800.0	\$39,000	\$25,000	64.10	50.4	142.0	0.16	\$155	50.00	R-375
40-14-227-011	769 N CHEVROLET AVE	05/20/22	WD	\$7,980.0	\$39,900	\$22,200	55.64	50.4	142.0	0.16	\$158	50.00	R-375
40-11-329-044	1055 MARQUETTE ST	06/20/22	WD	\$8,000.0	\$40,000	\$18,800	47.00	45.2	114.4	0.13	\$177	50.00	R-375
40-14-227-022	2024 JOLIET ST	01/11/23	WD	\$7,700.0	\$38,500	\$14,900	38.70	40.3	142.0	0.13	\$191	40.00	R-375
40-11-457-010	2234 JOLIET ST	01/19/22	WD	\$8,000.0	\$40,000	\$18,400	46.00	41.4	150.0	0.14	\$193	40.00	R-375
40-11-480-014	1909 BAGLEY ST	04/21/23	WD	\$7,600.0	\$38,000	\$17,200	45.26	37.7	133.5	0.12	\$202	38.60	R-375
40-14-227-015	757 N CHEVROLET AVE	12/16/22	WD	\$9,980.0	\$49,900	\$23,700	47.49	48.7	132.8	0.15	\$205	50.00	R-375
40-14-230-029	721 CADILLAC ST	03/30/22	WD	\$10,000.0	\$50,000	\$34,900	69.80	46.3	120.0	0.14	\$216	50.00	R-375
40-11-458-007	2309 JOLIET ST	05/25/22	WD	\$8,840.0	\$44,200	\$18,100	40.95	40.3	142.0	0.13	\$219	40.00	R-375
40-14-230-035	639 CADILLAC ST	03/01/22	QC	\$10,600.0	\$53,000	\$21,400	40.38	46.3	120.0	0.14	\$229	50.00	R-375
40-14-226-023	772 N CHEVROLET AVE	12/21/21	WD	\$11,700.0	\$58,500	\$25,500	43.59	50.4	142.0	0.16	\$232	50.00	R-375
40-11-455-012	958 N CHEVROLET AVE	10/11/21	WD	\$12,000.0	\$60,000	\$23,500	39.17	49.8	114.6	0.15	\$241	55.00	R-375
40-11-456-006	902 BLAIR ST	02/11/22	WD	\$14,000.0	\$70,000	\$30,500	43.57	55.7	87.4	0.14	\$251	70.50	R-375
40-14-227-004	817 N CHEVROLET AVE	12/10/21	WD	\$13,600.0	\$68,000	\$35,200	51.76	50.4	142.0	0.16	\$270	50.00	R-375
40-14-205-016	861 N CHEVROLET AVE	11/21/22	WD	\$12,800.0	\$64,000	\$20,200	31.56	47.2	125.0	0.14	\$271	50.00	R-375
40-14-230-034	701 CADILLAC ST	05/26/22	LC	\$13,000.0	\$65,000	\$28,200	43.38	46.3	120.0	0.14	\$281	50.00	R-375
40-11-481-024	1812 CADILLAC ST	04/11/23	WD	\$11,400.0	\$57,000	\$20,100	35.26	37.6	124.0	0.11	\$303	40.00	R-375
40-11-480-008	1925 BAGLEY ST	03/07/23	MLC	\$11,980.0	\$59,900	\$18,900	31.55	38.3	140.4	0.12	\$312	38.30	R-375
40-14-226-030	815 DUPONT ST	02/17/23	WD	\$11,950.0	\$59,750	\$18,500	30.96	38.1	115.3	0.11	\$313	42.00	R-375
40-14-228-008	2017 JOLIET ST	12/14/21	WD	\$12,800.0	\$64,000	\$27,800	43.44	40.3	142.0	0.13	\$318	40.00	R-375
40-14-227-009	777 N CHEVROLET AVE	11/08/22	WD	\$16,300.0	\$81,500	\$27,800	34.11	50.4	142.0	0.16	\$324	50.00	R-375
40-14-230-018	638 N CHEVROLET AVE	05/05/23	MLC	\$18,200.0	\$91,000	\$33,900	37.25	54.8	168.0	0.19	\$332	50.00	R-375
40-14-227-039	1806 JOLIET ST	04/06/23	WD	\$15,000.0	\$75,000	\$26,500	35.33	42.6	94.4	0.11	\$352	51.87	R-375
40-14-230-012	714 N CHEVROLET AVE	08/10/22	WD	\$20,000.0	\$100,000	\$31,700	31.70	54.6	167.0	0.19	\$366	50.00	R-375
40-14-230-013	710 N CHEVROLET AVE	08/01/22	WD	\$20,000.0	\$100,000	\$28,100	28.10	54.6	167.0	0.19	\$366	50.00	R-375
40-14-230-016	650 N CHEVROLET AVE	09/20/21	WD	\$24,800.0	\$124,000	\$30,800	24.84	54.6	167.0	0.19	\$454	50.00	R-375
40-11-454-001	1102 BLAIR ST	03/24/22	WD	\$22,000.0	\$110,000	\$69,700	63.36	48.4	100.5	0.13	\$455	57.13	R-375
40-14-227-005	813 N CHEVROLET AVE	03/27/23	WD	\$23,600.0	\$118,000	\$47,700	40.42	50.4	142.0	0.16	\$469	50.00	R-375
			avg		\$11,138.7						\$238		
			med		\$10,000.00						\$219	med	

Around \$10,000      \$215/FF

Land Table 380

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Net Acres	Total Acres	20%/FF	Actual Front	Land Table
40-13-127-008	522 COTTAGE GROVE AVE	02/21/23	WD	\$5,000.0	\$5,000	\$2,200	44.00	29.1	100.0	0.08	0.08	\$172	32.50	R-380
40-13-128-012	504 FROST ST	06/14/22	WD	\$12,400.0	\$62,000	\$24,900	40.16	47.2	111.3	0.13	0.13	\$263	50.00	R-380
40-12-383-006	718 N STEVENSON ST	10/01/22	WD	\$11,200.0	\$56,000	\$20,400	36.43	40.2	126.0	0.12	0.12	\$279	40.00	R-380
40-13-104-013	1312 W UNIVERSITY AVE	11/14/22	WD	\$8,600.0	\$43,000	\$21,300	49.53	30.5	90.0	0.07	0.07	\$282	36.00	R-380
40-13-128-001	1219 W UNIVERSITY AVE	02/16/23	WD	\$23,000.0	\$115,000	\$21,700	18.87	72.2	134.8	0.18	0.06	\$319	89.00	R-380
40-13-128-002	1215 W UNIVERSITY AVE	02/16/23	WD	\$23,000.0	\$115,000	\$21,700	18.87	72.2	134.8	0.18	0.11	\$319	89.00	R-380
40-13-106-014	531 COTTAGE GROVE AVE	02/21/23	WD	\$14,000.0	\$70,000	\$19,600	28.00	42.7	91.3	0.11	0.11	\$328	50.00	R-380
40-13-104-001	626 COTTAGE GROVE AVE	12/20/21	WD	\$14,000.0	\$70,000	\$25,100	35.86	40.7	60.0	0.08	0.08	\$344	58.70	R-380
<b>Avg</b>				<b>\$13,900.0</b>								<b>\$288</b>		

Around \$10000  
\$180/FF

### Land Table 385

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
40-12-453-013	703 MASON ST	05/22/23	WD	\$30,000.0	\$150,000	\$46,200	30.80	85.5	132.0	0.26	\$351	85.50	R-385
40-12-460-006	428 W SECOND AVE	03/24/22	WD	\$20,000.0	\$100,000	\$30,100	30.10	66.3	132.2	0.20	\$302	66.20	R-385
40-12-477-004	522 MASON ST	11/22/21	WD	\$10,460.0	\$52,300	\$22,400	42.83	32.3	87.4	0.08	\$323	39.92	R-385
40-12-477-018	307 W UNIVERSITY AVE	01/21/22	WD	\$27,200.0	\$136,000	\$40,700	29.93	74.5	99.0	0.20	\$365	86.00	R-385

Around \$11000  
\$200/FF

Outlier

40-12-476-022	611 LYON PL	09/21/22	WD	\$23,000.0	\$115,000	\$32,600	28.35	35.7	86.9	0.09	\$644	44.00	R-385
---------------	-------------	----------	----	------------	-----------	----------	-------	------	------	------	-------	-------	-------

Land Table 390

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
41-08-329-006	217 S FRANKLIN AVE	03/22/23	WD	\$11,000.0	\$55,000	\$29,000	52.73	52.2	120.0	0.14	\$211	50.00	R-390
41-08-405-002	207 HASTINGS ST	03/18/22	WD	\$13,000.0	\$65,000	\$27,600	42.46	47.7	100.0	0.12	\$273	50.00	R-390
41-08-401-029	108 S VERNON AVE	02/18/22	LC	\$14,000.0	\$70,000	\$25,900	37.00	52.2	120.0	0.14	\$268	50.00	R-390
41-08-402-003	113 S VERNON AVE	10/06/22	WD	\$14,000.0	\$70,000	\$27,000	38.57	48.1	101.7	0.12	\$291	50.00	R-390
41-08-427-030	155 COMMONWEALTH AVE	03/09/23	WD	\$14,200.0	\$71,000	\$40,200	56.62	58.0	111.2	0.15	\$245	57.66	R-390
41-08-327-009	1825 TUSCOLA AVE	11/19/21	WD	\$15,180.0	\$75,900	\$39,500	52.04	82.2	110.0	0.24	\$185	58.22	R-390
41-08-429-035	206 COMMONWEALTH AVE	05/24/23	WD	\$17,000.0	\$85,000	\$33,700	39.65	63.5	133.5	0.18	\$268	57.67	R-390
41-08-329-001	201 S FRANKLIN AVE	09/20/21	WD	\$20,004.6	\$100,023	\$28,600	28.59	52.7	121.8	0.14	\$379	50.13	R-390
41-08-429-014	2430 GOLD AVE	10/14/21	WD	\$21,000.0	\$105,000	\$31,200	29.71	52.7	107.6	0.13	\$398	53.33	R-390
41-08-403-013	2023 GOLD AVE	12/10/21	WD	\$22,800.0	\$114,000	\$28,600	25.09	48.9	105.0	0.12	\$467	50.00	R-390
41-08-428-002	207 CHANDLER AVE	03/15/22	WD	\$23,880.0	\$119,400	\$26,600	22.28	50.0	110.0	0.13	\$478	50.00	R-390
41-08-429-019	218 S CUMBERLAND ST	01/27/23	WD	\$25,000.0	\$125,000	\$28,100	22.48	49.3	134.0	0.14	\$507	44.67	R-390
41-08-427-027	139 COMMONWEALTH AVE	05/24/22	WD	\$27,000.0	\$135,000	\$35,600	26.37	55.0	144.5	0.16	\$491	48.00	R-390
<b>Totals:</b>				<b>avg</b>	<b>\$18,312.7</b>						<b>\$343</b>		
				<b>Med</b>	<b>\$17,000.0</b>								

Around \$16000  
\$235/FF



Land Table 395

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effic. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
41-08-477-005	502 GREENFIELD AVE	04/16/21	WD	\$13,000.0	\$65,000	\$55,000	84.62	115.3	241.6	0.17	\$113	110.00	R-395
41-08-407-005	431 LAFAYETTE ST	06/29/21	WD	\$21,800.0	\$109,000	\$67,700	62.11	118.1	170.0	0.37	\$185	95.00	R-395
41-17-129-021	916 S FRANKLIN AVE	06/16/21	WD	\$12,000.0	\$60,000	\$44,600	74.33	58.4	150.0	0.17	\$206	50.00	R-395
41-08-431-013	420 GREENFIELD AVE	09/03/21	WD	\$19,980.0	\$99,900	\$54,500	54.55	90.0	110.0	0.23	\$222	90.00	R-395
41-17-226-008	2302 E COURT ST	03/31/22	WD	\$15,980.0	\$79,900	\$58,000	72.59	71.5	100.0	0.17	\$223	75.00	R-395
41-17-229-012	2614 PIERCE ST	07/19/21	WD	\$20,000.0	\$100,000	\$47,400	47.40	88.2	79.4	0.19	\$227	103.96	R-395
41-17-230-010	2410 HILLS ST	06/17/22	WD	\$21,000.0	\$105,000	\$57,600	54.86	88.7	101.1	0.22	\$237	92.50	R-395
41-08-481-022	2219 MOUNTAIN AVE	08/30/22	WD	\$11,400.0	\$57,000	\$36,700	64.39	47.7	100.0	0.12	\$239	50.00	R-395
41-17-230-007	2314 HILLS ST	05/17/23	WD	\$23,400.0	\$117,000	\$63,400	54.19	90.1	202.2	0.11	\$260	94.00	R-395
41-08-476-002	2316 E SECOND ST	05/25/22	WD	\$28,200.0	\$141,000	\$66,600	47.23	104.9	121.1	0.28	\$269	100.00	R-395
41-17-229-011	2515 HILLS ST	12/30/22	WD	\$18,000.0	\$90,000	\$46,400	51.56	65.2	147.5	0.21	\$276	45.00	R-395
41-08-452-007	2132 E SECOND ST	10/13/22	WD	\$17,720.0	\$88,600	\$48,200	54.40	62.6	115.0	0.16	\$283	61.24	R-395
41-08-432-021	434 CHALMERS ST	04/23/21	WD	\$28,800.0	\$144,000	\$67,400	46.81	100.5	118.0	0.26	\$287	97.00	R-395
41-17-203-010	2106 PIERCE ST	09/30/22	WD	\$14,400.0	\$72,000	\$46,100	64.03	47.7	100.0	0.12	\$302	50.00	R-395
41-08-380-010	512 LAFAYETTE ST	04/13/22	WD	\$15,400.0	\$77,000	\$51,100	66.36	50.0	110.0	0.13	\$308	50.00	R-395
41-17-230-014	2506 HILLS ST	04/07/22	WD	\$17,000.0	\$85,000	\$42,800	50.35	54.8	95.1	0.13	\$310	59.00	R-395
41-08-380-010	512 LAFAYETTE ST	09/16/22	WD	\$15,600.0	\$78,000	\$51,100	65.51	50.0	110.0	0.13	\$312	50.00	R-395
41-08-432-021	434 CHALMERS ST	11/28/22	WD	\$32,000.0	\$160,000	\$67,400	42.13	100.5	118.0	0.26	\$318	97.00	R-395
41-08-453-014	2101 MONTCLAIR AVE	03/29/23	WD	\$37,000.0	\$185,000	\$84,500	45.68	115.9	143.0	0.33	\$319	101.66	R-395
41-08-330-001	1814 GLENDALE AVE	03/10/23	WD	\$25,000.0	\$125,000	\$41,900	33.52	78.2	131.2	0.22	\$320	71.62	R-395
41-08-459-008	809 COMMONWEALTH AVE	06/08/21	WD	\$16,400.0	\$82,000	\$47,100	57.44	51.2	115.4	0.13	\$320	50.00	R-395
41-08-380-016	606 LAFAYETTE ST	05/24/22	WD	\$29,000.0	\$145,000	\$65,200	44.97	88.6	86.3	0.20	\$327	101.00	R-395
41-08-479-024	610 S MEADE ST	08/19/21	WD	\$16,604.6	\$83,023	\$41,500	49.99	48.1	125.8	0.13	\$345	45.00	R-395
41-08-478-017	522 CHALMERS ST	07/02/21	OTH	\$14,000.0	\$70,000	\$43,800	62.57	40.0	110.0	0.10	\$350	40.00	R-395
41-17-228-026	2313 HILLS ST	02/17/23	WD	\$16,780.0	\$83,900	\$39,300	46.84	47.7	100.0	0.12	\$352	50.00	R-395
41-08-452-001	2102 E SECOND ST	01/07/22	WD	\$27,600.0	\$138,000	\$66,900	48.48	77.5	117.0	0.20	\$356	75.15	R-395
41-08-458-012	2119 MOUNTAIN AVE	03/16/23	WD	\$17,000.0	\$85,000	\$45,000	52.94	47.7	100.0	0.12	\$357	50.00	R-395
41-08-479-004	502 S MEADE ST	04/06/23	WD	\$25,380.0	\$126,900	\$50,400	39.72	70.9	120.0	0.19	\$358	67.90	R-395
41-17-202-026	2113 PIERCE ST	09/08/21	WD	\$17,200.0	\$86,000	\$43,700	50.81	47.7	100.0	0.12	\$361	50.00	R-395
41-17-229-014	2615 BROOKSIDE DR	11/29/22	WD	\$21,980.0	\$109,900	\$48,400	44.04	59.4	109.1	0.15	\$370	59.66	R-395
41-17-201-012	1022 LAFAYETTE ST	07/22/22	WD	\$23,000.0	\$115,000	\$70,800	61.57	62.0	100.0	0.15	\$371	65.00	R-395
41-17-203-015	2126 PIERCE ST	04/10/23	WD	\$21,272.0	\$106,360	\$47,400	44.57	57.2	100.0	0.14	\$372	60.00	R-395
41-08-331-013	1901 E SECOND ST	11/23/21	WD	\$23,880.0	\$119,400	\$54,200	45.39	61.9	117.2	0.16	\$386	60.00	R-395
41-08-330-004	414 S FRANKLIN AVE	07/13/22	WD	\$27,400.0	\$137,000	\$49,500	36.13	70.4	151.6	0.21	\$389	60.00	R-395
41-17-226-024	2301 PIERCE ST	05/21/21	WD	\$19,000.0	\$95,000	\$38,500	40.53	47.7	100.0	0.12	\$399	50.00	R-395
41-17-206-013	2023 BROOKSIDE DR	08/20/21	WD	\$26,000.0	\$130,000	\$65,600	50.46	64.4	182.5	0.21	\$404	50.00	R-395
41-08-481-016	2201 MOUNTAIN AVE	11/30/22	WD	\$21,200.0	\$106,000	\$46,400	43.77	52.4	100.0	0.13	\$404	55.00	R-395
41-08-451-014	516 COMMONWEALTH AVE	03/14/23	WD	\$22,000.0	\$110,000	\$41,600	37.82	54.3	129.5	0.15	\$405	50.00	R-395
41-17-228-016	2414 PIERCE ST	06/15/21	WD	\$23,400.0	\$117,000	\$41,600	35.56	57.2	100.0	0.14	\$409	60.00	R-395
41-08-483-019	2209 E COURT ST	04/16/21	WD	\$19,800.0	\$99,000	\$42,100	42.53	47.7	100.0	0.12	\$415	50.00	R-395

Land Table 395

41-08-477-012	605 S LYNCH AVE	07/26/22	WD	\$21,200.0	\$106,000	\$42,300	39.91	50.0	110.0	0.13	\$424	50.00	R-395
41-08-459-005	2008 WINDEMERE AVE	06/18/21	WD	\$20,600.0	\$103,000	\$40,500	39.32	47.7	100.0	0.12	\$432	50.00	R-395
41-17-135-007	1125 S FRANKLIN AVE	12/09/21	WD	\$22,700.0	\$113,500	\$40,400	35.59	51.8	118.0	0.14	\$438	50.00	R-395
41-08-477-018	518 GREENFIELD AVE	09/23/21	WD	\$22,000.0	\$110,000	\$36,900	33.55	50.0	110.0	0.13	\$440	50.00	R-395
41-17-202-010	2108 E COURT ST	04/28/21	WD	\$21,000.0	\$105,000	\$44,600	42.48	47.7	100.0	0.12	\$440	50.00	R-395
41-17-202-020	2021 PIERCE ST	12/17/21	WD	\$21,000.0	\$105,000	\$54,200	51.62	47.7	100.0	0.12	\$440	50.00	R-395
41-08-478-010	535 GREENFIELD AVE	05/27/22	WD	\$26,600.0	\$133,000	\$42,800	32.18	60.0	110.0	0.15	\$443	60.00	R-395
41-08-481-001	2202 WINDEMERE AVE	12/02/21	WD	\$23,800.0	\$119,000	\$45,100	37.90	52.4	100.0	0.13	\$454	55.00	R-395
41-08-456-018	814 COMMONWEALTH AVE	10/07/21	WD	\$24,000.0	\$120,000	\$47,800	39.83	52.8	122.5	0.14	\$455	50.00	R-395
41-08-459-010	2212 MONTCLAIR AVE	10/01/21	WD	\$27,780.0	\$138,900	\$48,800	35.13	60.7	151.8	0.18	\$457	51.70	R-395
41-08-477-007	519 S LYNCH AVE	10/19/21	WD	\$22,980.0	\$114,900	\$38,500	33.51	50.0	110.0	0.13	\$460	50.00	R-395
41-17-129-024	928 S FRANKLIN AVE	04/26/23	WD	\$27,040.0	\$135,200	\$47,500	35.13	58.4	150.0	0.17	\$463	50.00	R-395
41-17-203-012	2114 PIERCE ST	06/21/21	WD	\$22,200.0	\$111,000	\$39,300	35.41	47.7	100.0	0.12	\$466	50.00	R-395
41-08-478-026	622 CHALMERS ST	01/09/23	WD	\$19,180.0	\$95,900	\$48,500	50.57	41.0	110.0	0.10	\$468	41.00	R-395
41-08-455-025	614 CHANDLER AVE	07/22/22	WD	\$23,400.0	\$117,000	\$59,500	50.85	50.0	110.0	0.13	\$468	50.00	R-395
41-17-226-001	2202 E COURT ST	10/26/22	WD	\$49,980.0	\$249,900	\$117,100	46.86	104.9	100.0	0.25	\$477	110.00	R-395
41-17-134-027	1134 S FRANKLIN AVE	10/28/22	WD	\$27,980.0	\$139,900	\$48,900	34.95	58.4	150.0	0.17	\$479	50.00	R-395
41-08-455-019	526 CHANDLER AVE	06/23/22	WD	\$24,000.0	\$120,000	\$54,500	45.42	50.0	110.0	0.13	\$480	50.00	R-395
41-17-205-003	1112 LAFAYETTE ST	12/17/21	WD	\$22,980.0	\$114,900	\$58,700	51.09	47.7	100.0	0.12	\$482	50.00	R-395
41-08-476-012	617 CHANDLER AVE	06/24/21	WD	\$23,000.0	\$115,000	\$41,500	36.09	47.7	100.0	0.12	\$482	50.00	R-395
41-08-331-003	1914 GLENDALE AVE	01/07/22	WD	\$25,600.0	\$128,000	\$46,100	36.02	52.4	100.0	0.13	\$488	55.00	R-395
41-08-455-010	601 S VERNON AVE	10/21/22	WD	\$24,980.0	\$124,900	\$40,000	32.03	50.0	110.0	0.13	\$500	50.00	R-395
41-08-451-010	525 LAFAYETTE ST	11/05/21	WD	\$26,980.0	\$134,900	\$51,100	37.88	53.9	105.7	0.13	\$501	55.00	R-395
41-08-456-005	1924 MONTCLAIR AVE	03/25/22	WD	\$28,600.0	\$143,000	\$44,200	30.91	57.1	118.5	0.15	\$501	55.00	R-395
41-17-231-017	2401 BROOKSIDE DR	01/21/22	WD	\$27,000.0	\$135,000	\$41,700	30.89	53.6	121.6	0.14	\$503	51.00	R-395
41-17-226-010	2314 E COURT ST	11/10/21	WD	\$24,300.0	\$121,500	\$46,700	38.44	47.7	100.0	0.12	\$510	50.00	R-395
41-08-430-008	412 S LYNCH AVE	06/24/22	WD	\$22,000.0	\$110,000	\$41,300	37.55	42.9	100.0	0.10	\$513	45.00	R-395
41-08-477-022	528 GREENFIELD AVE	01/25/22	WD	\$26,200.0	\$131,000	\$48,000	36.64	50.0	110.0	0.13	\$524	50.00	R-395
41-17-229-004	2512 PIERCE ST	12/23/21	WD	\$25,000.0	\$125,000	\$38,700	30.96	47.7	100.0	0.12	\$524	50.00	R-395
41-08-477-019	522 GREENFIELD AVE	10/07/22	WD	\$26,400.0	\$132,000	\$37,800	28.64	50.0	110.0	0.13	\$528	50.00	R-395
41-17-203-001	2002 PIERCE ST	04/28/23	WD	\$30,980.0	\$154,900	\$49,600	32.02	57.2	100.0	0.14	\$542	60.00	R-395
41-17-204-012	2001 CALUMET ST	09/26/22	WD	\$31,200.0	\$156,000	\$66,100	42.37	57.5	101.1	0.14	\$542	60.00	R-395
41-08-454-011	606 S VERNON AVE	07/07/21	WD	\$27,000.0	\$135,000	\$42,100	31.19	48.9	105.0	0.12	\$553	50.00	R-395
41-08-484-020	2517 E COURT ST	07/27/21	WD	\$21,500.0	\$107,500	\$43,900	40.84	38.1	100.0	0.09	\$564	40.00	R-395
41-17-202-018	2013 PIERCE ST	10/12/21	WD	\$27,000.0	\$135,000	\$78,700	58.30	47.7	100.0	0.12	\$566	50.00	R-395
41-08-380-017	1901 MONTCLAIR AVE	07/15/22	WD	\$35,980.0	\$179,900	\$80,400	44.69	62.5	119.4	0.16	\$576	60.00	R-395
41-17-204-004	2020 HILLS ST	07/01/22	WD	\$28,000.0	\$140,000	\$50,500	36.07	47.9	101.1	0.12	\$584	50.00	R-395
41-08-451-020	618 COMMONWEALTH AVE	07/09/21	WD	\$25,980.0	\$129,900	\$65,800	50.65	43.6	83.7	0.10	\$596	50.00	R-395

Land Table 395

													Totals:	avg	\$23,986.6						\$418			
													med	\$23,400.00						\$432				
													Around \$20000	Smaller SF										
													\$325/FF	from 400										
Outlier																								
41-17-226-002	2212 E COURT ST	10/12/22	WD	\$43,980.0	\$219,900	\$111,100	50.52	47.7	100.0	0.12	\$923	50.00	R-395											
41-17-202-002	2008 E COURT ST	10/05/22	WD	\$30,000.0	\$150,000	\$62,900	41.93	47.7	100.0	0.12	\$629	50.00	R-395											
41-17-202-021	2025 PIERCE ST	08/05/22	WD	\$31,000.0	\$155,000	\$49,300	31.81	47.7	100.0	0.12	\$650	50.00	R-395											
41-17-226-026	2309 PIERCE ST	02/11/22	WD	\$28,000.0	\$140,000	\$63,000	45.00	42.9	100.0	0.10	\$653	45.00	R-395											
41-08-432-020	426 CHALMERS ST	10/06/22	WD	\$32,200.0	\$161,000	\$49,300	30.62	48.9	122.5	0.13	\$659	46.33	R-395											
41-08-483-016	2201 E COURT ST	10/28/21	WD	\$35,000.0	\$175,000	\$59,900	34.23	51.5	100.0	0.12	\$680	54.00	R-395											

Land Table 395 400

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effic. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
41-08-407-020	462 COMMONWEALTH AVE	11/09/21	WD	\$17,922.0	\$89,610	\$33,300	37.16	55.9	137.5	0.16	\$321	50.00	R-400
41-08-409-004	420 S VERNON AVE	02/25/22	WD	\$14,092.0	\$70,460	\$29,500	41.87	44.5	87.4	0.10	\$317	50.00	R-400
41-08-410-010	416 CHANDLER AVE	06/30/21	WD	\$23,400.0	\$117,000	\$34,400	29.40	45.0	110.0	0.11	\$520	45.00	R-400
41-08-434-008	435 S MEADE ST	10/21/21	WD	\$15,000.0	\$75,000	\$35,000	46.67	51.2	120.0	0.14	\$293	49.00	R-400
41-08-476-011	613 CHANDLER AVE	04/27/23	WD	\$16,000.0	\$80,000	\$34,200	42.75	47.7	100.0	0.12	\$336	50.00	R-400
41-08-477-004	E SECOND ST	04/16/21	WD	\$13,000.0	\$65,000	\$55,000	84.62	115.3	241.6	0.14	\$113	110.00	R-400
41-08-477-025	610 GREENFIELD AVE	12/07/21	WD	\$18,780.0	\$93,900	\$37,200	39.62	50.0	110.0	0.13	\$376	50.00	R-400
41-08-479-007	523 CHALMERS ST	08/25/21	WD	\$20,200.0	\$101,000	\$39,600	39.21	52.2	120.0	0.14	\$387	50.00	R-400
41-08-479-015	615 CHALMERS ST	11/01/22	WD	\$17,980.0	\$89,900	\$30,700	34.15	52.2	120.0	0.14	\$344	50.00	R-400
41-08-481-002	2208 WINDEMERE AVE	07/23/21	WD	\$13,980.0	\$69,900	\$31,900	45.64	47.7	100.0	0.12	\$293	50.00	R-400
41-08-481-002	2208 WINDEMERE AVE	11/05/21	WD	\$21,000.0	\$105,000	\$31,900	30.38	47.7	100.0	0.12	\$440	50.00	R-400
41-08-481-010	2314 WINDEMERE AVE	05/14/21	WD	\$21,800.0	\$109,000	\$48,600	44.59	47.7	100.0	0.12	\$457	50.00	R-400
41-08-481-011	2318 WINDEMERE AVE	12/09/21	WD	\$21,000.0	\$105,000	\$30,500	29.05	47.7	100.0	0.12	\$440	50.00	R-400
41-08-481-026	2309 MOUNTAIN AVE	12/20/22	WD	\$12,000.0	\$60,000	\$35,600	59.33	47.7	100.0	0.12	\$252	50.00	R-400
41-08-482-008	2606 WINDEMERE AVE	02/01/22	WD	\$10,800.0	\$54,000	\$27,900	51.67	49.6	100.0	0.12	\$218	52.00	R-400
41-08-482-018	2601 MOUNTAIN AVE	09/10/21	WD	\$17,200.0	\$86,000	\$30,700	35.70	49.6	100.0	0.12	\$347	52.00	R-400
41-08-482-020	2611 MOUNTAIN AVE	10/04/21	WD	\$12,000.0	\$60,000	\$29,900	49.83	49.6	100.0	0.12	\$242	52.00	R-400
41-08-482-020	2611 MOUNTAIN AVE	04/27/22	WD	\$21,600.0	\$108,000	\$29,900	27.69	49.6	100.0	0.12	\$436	52.00	R-400
41-08-484-008	2526 MOUNTAIN AVE	05/18/21	WD	\$20,600.0	\$103,000	\$30,600	29.71	38.1	100.0	0.09	\$540	40.00	R-400
41-17-206-015	2027 BROOKSIDE DR	04/27/22	WD	\$18,000.0	\$90,000	\$40,700	45.22	63.3	176.4	0.20	\$284	50.00	R-400
41-17-226-028	2317 PIERCE ST	09/14/22	WD	\$21,000.0	\$105,000	\$36,300	34.57	47.7	100.0	0.12	\$440	50.00	R-400
41-17-227-002	2508 E COURT ST	02/15/22	WD	\$10,400.0	\$52,000	\$32,300	62.12	47.7	100.0	0.12	\$218	50.00	R-400
41-17-227-004	2516 E COURT ST	02/28/23	WD	\$14,200.0	\$71,000	\$29,500	41.55	47.7	100.0	0.12	\$298	50.00	R-400
41-17-227-007	2606 E COURT ST	10/07/22	WD	\$14,000.0	\$70,000	\$31,900	45.57	47.7	100.0	0.12	\$294	50.00	R-400
41-17-227-015	2511 PIERCE ST	07/23/21	WD	\$16,000.0	\$80,000	\$30,100	37.63	47.7	100.0	0.12	\$336	50.00	R-400
41-17-228-006	2224 PIERCE ST	03/28/23	WD	\$10,000.0	\$50,000	\$34,100	68.20	47.7	100.0	0.12	\$210	50.00	R-400
41-17-228-023	2301 HILLS ST	06/10/21	QC	\$22,980.0	\$114,900	\$35,500	30.90	47.7	100.0	0.12	\$482	50.00	R-400
41-17-228-033	2413 HILLS ST	09/21/21	WD	\$13,400.0	\$67,000	\$40,100	59.85	57.2	100.0	0.14	\$234	60.00	R-400
41-17-230-012	2422 HILLS ST	03/21/22	WD	\$14,700.0	\$73,500	\$35,000	47.62	68.1	101.1	0.17	\$216	71.00	R-400
41-17-230-021	2405 CALUMET ST	04/06/21	WD	\$14,980.0	\$74,900	\$33,600	44.86	44.5	101.7	0.11	\$336	46.30	R-400
		<b>Avq</b>			<b>\$16,600.5</b>						<b>\$334</b>		

Around \$16000  
\$325/FF



### Land Table 407

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Adj. Sale	Cur. Appraisal	Effec. Front	Depth	Total Acres	Land Table
40-14-177-057	346 SHEFFIELD AVE	07/21/22	WD	\$8,000.0	\$40,000	\$21,200	53.00	\$42,463	16.5	113.6	0.04	R-407
40-14-177-037	310 SHEFFIELD AVE	11/09/21	WD	\$8,680.0	\$43,400	\$20,700	47.70	\$41,416	16.5	109.9	0.04	R-407
40-14-177-039	314 SHEFFIELD AVE	06/03/22	WD	\$10,000.0	\$50,000	\$20,700	41.40	\$41,416	16.5	113.5	0.04	R-407
40-14-177-042	320 SHEFFIELD AVE	07/08/22	WD	\$10,500.0	\$52,500	\$20,700	39.43	\$41,416	16.5	119.0	0.05	R-407
40-14-177-043	322 SHEFFIELD AVE	07/28/22	WD	\$12,000.0	\$60,000	\$22,000	36.67	\$43,930	23.9	121.2	0.07	R-407
40-14-177-019	3306 PENCOMBE PL	10/12/22	WD	\$14,000.0	\$70,000	\$28,100	40.14	\$56,228	25.3	89.2	0.05	R-407
40-14-177-016	3316 PENCOMBE PL	02/15/23	WD	\$15,000.0	\$75,000	\$31,900	42.53	\$63,821	25.8	99.2	0.06	R-407
40-14-177-013	3328 PENCOMBE PL	08/05/22	WD	\$17,800.0	\$89,000	\$39,900	44.83	\$79,733	45.1	109.8	0.11	R-407
<b>Avg</b>				<b>\$11,997.5</b>								<b>0.47</b>

Around \$12000

Land Table 410

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
40-14-156-028	3620 BEECHER RD	03/09/23	WD	\$7,600.0	\$38,000	\$21,200	55.79	92.0	200.0	0.11	\$83	92.00	R-410
40-14-156-036	BEECHER RD	03/09/23	WD	\$7,600.0	\$38,000	\$21,200	55.79	92.0	200.0	0.11	\$83	92.00	R-410
40-14-305-003	711 HUBBARD AVE	10/18/21	WD	\$5,300.0	\$26,500	\$15,500	58.49	54.4	70.1	0.11	\$97	65.02	R-410
40-14-303-019	3406 GRATIOT AVE	05/23/23	CD	\$6,200.0	\$31,000	\$19,400	62.58	50.0	100.0	0.12	\$124	50.00	R-410
40-14-304-018	3406 BEECHER RD	04/02/21	WD	\$7,000.0	\$35,000	\$18,700	53.43	50.0	100.0	0.12	\$140	50.00	R-410
40-14-305-006	733 HUBBARD AVE	08/05/21	WD	\$9,400.0	\$47,000	\$25,700	54.68	66.6	93.6	0.15	\$141	68.87	R-410
40-14-306-012	716 MANN AVE	02/17/23	WD	\$7,200.0	\$36,000	\$18,400	51.11	50.0	100.0	0.12	\$144	50.00	R-410
40-14-156-023	3718 BEECHER RD	05/13/21	WD	\$12,000.0	\$60,000	\$33,000	55.00	70.0	100.0	0.16	\$171	70.00	R-410
40-14-327-027	3026 BEECHER RD	09/16/21	WD	\$9,000.0	\$45,000	\$16,000	35.56	43.0	100.0	0.10	\$209	43.00	R-410
40-14-158-009	3621 GRATIOT AVE	06/03/22	WD	\$10,200.0	\$51,000	\$14,400	28.24	45.0	100.0	0.10	\$227	45.00	R-410
40-14-303-009	3311 BEECHER RD	08/31/22	WD	\$15,600.0	\$78,000	\$23,800	30.51	65.0	100.0	0.15	\$240	65.00	R-410
40-14-156-020	3726 BEECHER RD	10/18/22	WD	\$22,000.0	\$110,000	\$33,200	30.18	90.0	100.0	0.21	\$244	90.00	R-410
40-14-327-030	3014 BEECHER RD	04/13/22	WD	\$14,000.0	\$70,000	\$17,600	25.14	55.0	100.0	0.13	\$255	55.00	R-410
40-14-302-009	3401 GRATIOT AVE	10/27/22	WD	\$17,200.0	\$86,000	\$23,100	26.86	65.0	100.0	0.15	\$265	65.00	R-410
40-14-307-014	701 MANN AVE	07/26/22	WD	\$15,464.0	\$77,320	\$16,800	21.73	45.0	100.0	0.10	\$344	45.00	R-410
40-14-302-006	3417 GRATIOT AVE	08/20/21	WD	\$16,400.0	\$82,000	\$18,300	22.32	45.0	100.0	0.10	\$364	45.00	R-410
				avg	\$11,385.3						\$212		
				med	\$11,100								

Around \$10000  
\$150/FF

Outlier

40-14-158-026	3606 VAN BUREN AVE	05/06/21	WD	\$4,100.0	\$20,500	\$13,900	67.80	45.0	100.0	0.10	\$91	45.00	R-410
40-14-304-020	3310 BEECHER RD	03/20/23	WD	\$21,000.0	\$105,000	\$22,400	21.33	50.0	100.0	0.12	\$420	50.00	R-410

Land Table 415

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
40-13-286-041	608 W COURT ST	08/25/21	WD	\$21,000.0	\$105,000	\$31,100	29.62	49.4	69.9	0.18	\$425	35.60	R-415
40-13-328-044	1636 W COURT ST	04/05/21	QC	\$5,000.0	\$5,000	\$2,700	54.00	47.1	140.5	0.15	\$106	45.67	R-415
41-18-308-003	409 W SIXTH ST	06/09/23	WD	\$24,100.0	\$120,500	\$36,200	30.04	137.2	219.2	0.23	\$176	157.75	R-415
41-18-308-014	1108 S GRAND TRAVERSE	05/31/23	WD	\$11,100.0	\$55,500	\$19,000	34.23	29.7	97.5	0.08	\$373	34.60	R-415
41-18-308-029	403 W SIXTH ST	11/28/22	WD	\$14,000.0	\$70,000	\$36,200	51.71	137.2	219.2	0.15	\$102	157.75	R-415
41-18-309-015	1106 CHURCH ST	08/24/22	WD	\$15,100.0	\$75,500	\$41,100	54.44	85.7	172.4	0.11	\$176	106.00	R-415
41-18-355-011	602 FAIRLANE ST	02/18/22	WD	\$10,200.0	\$51,000	\$31,000	60.78	86.7	64.5	0.18	\$118	124.00	R-415
Avg				\$14,357.1							\$211		

Around \$10000  
\$140/FF

outlier													
41-18-303-023	1034 STOCKTON ST	05/18/21	WD	\$5,520.0	\$27,600	\$20,200	73.19	42.5	71.1	0.10		58.00	R-415



**Land Table 420**

Parcel Number	Street Address	Sale Date	Instr.	20% allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table	Rate Group 1
41-18-202-007	620 E SECOND ST	12/29/21	WD	\$14,000	\$70,000	\$27,800	39.71	55.7	99.0	0.13	\$251	56.00	R-420	100 FT DEPTH
41-18-202-007	620 E SECOND ST	01/24/23	WD	\$15,000	\$75,000	\$27,800	37.07	55.7	99.0	0.13	\$269	56.00	R-420	100 FT DEPTH
41-18-202-010	607 EAST ST	10/12/21	WD	\$23,000	\$115,000	\$50,400	43.83	75.1	156.8	0.22	\$306	60.00	R-420	100 FT DEPTH
41-07-454-002	609 PIERSON ST	08/25/23	WD	\$13,000	\$65,000	\$33,400	51.38	39.2	68.2	0.07	\$332	47.50	R-420	100 FT DEPTH
41-07-476-013	913 YOUNG ST	08/27/21	WD	\$13,800	\$69,000	\$35,000	50.72	41.3	90.0	0.09	\$334	43.50	R-420	100 FT DEPTH
41-18-202-002	604 E SECOND ST	12/03/21	WD	\$22,560	\$112,800	\$56,600	50.18	64.0	58.0	0.11	\$353	84.00	R-420	100 FT DEPTH
41-07-453-047	913 E SECOND ST	04/13/23	WD	\$16,200	\$81,000	\$29,300	36.17	32.1	64.5	0.06	\$504	40.00	R-420	100 FT DEPTH
			avg	\$16,794						avg	\$336			
41-07-454-014	614 THOMSON ST	03/16/23	WD	\$11,800	\$59,000	\$34,900	59.15	66.0	132.0	0.20	\$179	66.00	R-420	132 FT DEPTH
41-07-451-017	615 E SECOND ST	07/09/21	WD	\$24,100	\$120,500	\$53,900	44.73	107.3	228.0	0.13	\$225	100.50	R-420	132 FT DEPTH
41-18-207-017	714 THOMSON ST	08/10/21	WD	\$15,000	\$75,000	\$33,900	45.20	66.0	132.0	0.20	\$227	66.00	R-420	132 FT DEPTH
41-07-453-020	424 CRAPO ST	04/28/23	WD	\$21,000	\$105,000	\$43,300	41.24	64.0	150.0	0.21	\$328	60.00	R-420	132 FT DEPTH
41-18-208-005	816 E THIRD ST	01/06/23	WD	\$11,400	\$57,000	\$21,400	37.54	33.0	132.0	0.10	\$345	33.00	R-420	132 FT DEPTH
41-07-477-014	915 EDDY ST	04/08/22	WD	\$17,800	\$89,000	\$36,300	40.79	48.7	125.0	0.14	\$366	50.00	R-420	132 FT DEPTH
41-18-206-021	722 PIERSON ST	06/23/22	WD	\$13,450	\$67,250	\$23,600	35.09	33.2	134.0	0.10	\$405	33.00	R-420	132 FT DEPTH
41-18-206-022	724 PIERSON ST	06/23/22	WD	\$13,450	\$67,250	\$26,100	38.81	33.2	134.0	0.10	\$405	33.00	R-420	132 FT DEPTH
41-07-451-052	436 THOMSON ST	12/09/21	WD	\$23,280	\$116,400	\$47,500	40.81	56.4	132.0	0.17	\$413	56.35	R-420	132 FT DEPTH
41-18-208-010	729 THOMSON ST	06/30/22	WD	\$19,000	\$95,000	\$36,600	38.53	44.0	132.0	0.13	\$432	44.00	R-420	132 FT DEPTH
41-18-208-009	725 THOMSON ST	06/30/22	WD	\$21,000	\$105,000	\$31,100	29.62	44.0	132.0	0.13	\$477	44.00	R-420	132 FT DEPTH
41-18-226-003	807 AVON ST	05/09/23	WD	\$18,000	\$90,000	\$31,300	34.78	37.3	115.0	0.11	\$482	40.00	R-420	132 FT DEPTH
41-07-451-053	504 THOMSON ST	05/31/22	WD	\$27,000	\$135,000	\$41,500	30.74	55.0	108.4	0.15	\$491	60.10	R-420	132 FT DEPTH
41-07-455-006	808 E SECOND ST	10/17/22	WD	\$19,000	\$95,000	\$33,600	35.37	33.0	132.0	0.10	\$576	33.00	R-420	132 FT DEPTH
<b>Totals:</b>				<b>avg</b>	<b>\$18,234</b>						<b>\$382</b>			

Around \$16000  
 \$250/FF (100 ft)  
 \$250/FF (132 ft)

Land Table 430

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
41-18-280-002	1305 LAPEER RD	10/15/21	WD	\$5,000	\$25,000	\$16,700	66.80	44.0	100.0	0.10	\$114	44.00	R-430
41-17-151-013	905 E WELLINGTON AVE	09/17/21	WD	\$6,400	\$32,000	\$17,300	54.06	50.0	100.0	0.12	\$128	50.00	R-430
41-18-280-030	801 E NINTH ST	04/23/21	WD	\$16,000	\$80,000	\$36,600	45.75	99.8	94.5	0.22	\$160	102.71	R-430
41-17-101-011	914 E NINTH ST	06/22/22	WD	\$10,000	\$50,000	\$21,200	42.40	47.3	118.3	0.12	\$212	43.47	R-430
41-18-280-022	821 E NINTH ST	12/13/21	WD	\$12,000	\$60,000	\$31,700	52.83	52.4	110.0	0.13	\$229	50.00	R-430
41-18-285-021	833 E WELLINGTON AVE	04/05/22	WD	\$11,800	\$59,000	\$27,000	45.76	50.0	100.0	0.12	\$236	50.00	R-430
41-18-284-018	817 BELMONT AVE	03/17/23	WD	\$20,000	\$100,000	\$21,600	21.60	75.0	200.0	0.12	\$267	75.00	R-430
41-18-276-010	722 E SIXTH ST	05/24/21	WD	\$14,000	\$70,000	\$24,600	35.14	47.9	112.6	0.12	\$292	45.16	R-430
41-18-276-032	841 E SEVENTH ST	07/30/21	WD	\$14,400	\$72,000	\$21,300	29.58	49.1	95.7	0.11	\$293	50.18	R-430
41-18-276-007	714 E SIXTH ST	02/03/23	WD	\$20,600	\$103,000	\$23,100	22.43	65.7	120.1	0.17	\$314	59.95	R-430
41-18-276-020	822 E SIXTH ST	06/18/21	WD	\$20,000	\$100,000	\$24,400	24.40	47.8	90.9	0.11	\$418	50.18	R-430
41-18-277-033	853 E EIGHTH ST	08/23/21	WD	\$22,000	\$110,000	\$29,000	26.36	52.4	110.0	0.13	\$420	50.00	R-430
				avg	\$14,350						\$257		
<p>Around \$11000 \$175/FF</p> <p>Outlier</p>													
41-18-276-020	822 E SIXTH ST	08/31/21	WD	\$20,400	\$102,000	\$24,400	23.92	47.8	90.9	0.11	\$427	50.18	R-430
41-18-280-028	841 E NINTH ST	09/13/22	WD	\$29,000	\$145,000	\$30,200	20.83	52.4	110.0	0.13	\$553	50.00	R-430
41-17-152-016	815 KENNELWORTH AVE	12/29/22	WD	\$5,300	\$26,500	\$18,600	70.19	58.9	139.0	0.16	\$90	50.00	R-430

Land Table 435

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effic. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
41-17-103-005	917 WOODSIDE DR	04/23/21	WD	\$30,000.0	\$150,000	\$96,900	64.60	131.5	240.3	0.18	\$228	131.84	R-435
41-17-179-005	1776 BROOKSIDE DR	05/25/23	WD	\$45,000.0	\$225,000	\$124,100	55.16	165.4	197.0	0.58	\$272	129.08	R-435
41-17-180-027	1626 S FRANKLIN AVE	06/13/22	WD	\$28,180.0	\$140,900	\$70,700	50.18	103.0	139.0	0.31	\$274	96.30	R-435
41-17-183-003	1760 BROOKSIDE DR	11/03/22	MLC	\$30,000.0	\$150,000	\$70,400	46.93	97.9	116.6	0.27	\$307	99.33	R-435
41-17-101-006	1301 RIVERDALE RD	12/23/21	WD	\$40,000.0	\$200,000	\$122,500	61.25	129.1	200.0	0.76	\$310	100.00	R-435
41-08-378-019	608 KENSINGTON AVE	01/13/22	WD	\$24,400.0	\$122,000	\$78,900	64.67	77.8	202.4	0.28	\$314	60.00	R-435
41-08-382-015	1609 E COURT ST	04/25/22	WD	\$19,800.0	\$99,000	\$69,800	70.51	62.4	130.0	0.18	\$317	60.00	R-435
41-08-384-029	1821 E COURT ST	05/18/23	WD	\$43,000.0	\$215,000	\$100,700	46.84	130.3	130.0	0.37	\$330	125.20	R-435
41-08-382-013	814 BLANCHARD AVE	09/15/21	WD	\$27,400.0	\$137,000	\$76,100	55.55	74.2	135.0	0.22	\$369	70.00	R-435
41-08-382-017	1621 E COURT ST	09/30/21	WD	\$29,000.0	\$145,000	\$72,700	50.14	78.1	130.0	0.22	\$371	75.00	R-435
41-17-177-022	1514 BROOKWOOD AVE	02/24/23	WD	\$37,980.0	\$189,900	\$107,100	56.40	102.1	125.0	0.29	\$372	100.00	R-435
41-08-383-017	728 KENSINGTON AVE	03/07/22	WD	\$26,000.0	\$130,000	\$57,500	44.23	69.0	120.0	0.19	\$377	69.00	R-435
41-17-180-026	1618 S FRANKLIN AVE	04/26/21	WD	\$29,000.0	\$145,000	\$62,000	42.76	74.9	150.0	0.23	\$387	67.00	R-435
41-17-127-029	1002 BLANCHARD AVE	07/14/22	WD	\$34,000.0	\$170,000	\$73,800	43.41	85.9	135.0	0.25	\$396	81.00	R-435
41-08-379-006	517 KENSINGTON AVE	01/05/22	WD	\$27,000.0	\$135,000	\$63,600	47.11	67.1	150.3	0.21	\$402	60.00	R-435
41-17-126-007	923 BEARD ST	06/23/21	WD	\$21,200.0	\$106,000	\$65,400	61.70	50.2	100.0	0.13	\$422	55.00	R-435
41-17-155-001	1614 WOODLAWN PARK DR	09/23/22	WD	\$56,000.0	\$280,000	\$116,800	41.71	129.1	200.0	0.88	\$434	100.00	R-435
41-08-384-009	723 KENSINGTON AVE	11/30/21	WD	\$25,000.0	\$125,000	\$57,300	45.84	55.9	150.3	0.17	\$447	50.00	R-435
41-17-180-016	1506 S FRANKLIN AVE	04/13/21	WD	\$25,000.0	\$125,000	\$45,100	36.08	55.9	150.0	0.17	\$447	50.00	R-435
41-17-102-003	902 WOODSIDE DR	08/22/22	WD	\$35,000.0	\$175,000	\$69,700	39.83	76.9	130.9	0.22	\$455	73.00	R-435
41-17-134-006	1117 KENSINGTON AVE	12/10/21	WD	\$26,000.0	\$130,000	\$46,000	35.38	55.9	150.0	0.17	\$465	50.00	R-435
41-17-132-002	1105 MAXINE ST	08/08/22	WD	\$25,000.0	\$125,000	\$60,400	48.32	53.0	135.0	0.16	\$471	50.00	R-435
41-17-176-005	1514 LINWOOD AVE	07/06/21	WD	\$37,980.0	\$189,900	\$87,400	46.02	79.1	125.0	0.22	\$480	77.50	R-435
41-08-379-019	1809 MONTCLAIR AVE	04/29/21	WD	\$23,800.0	\$119,000	\$50,000	42.02	48.0	110.0	0.13	\$496	50.10	R-435
41-17-129-019	1021 KENSINGTON AVE	12/02/21	WD	\$28,000.0	\$140,000	\$56,100	40.07	55.9	150.0	0.17	\$501	50.00	R-435
41-17-176-015	1417 BROOKWOOD AVE	09/10/21	WD	\$26,000.0	\$130,000	\$55,100	42.38	51.0	125.0	0.14	\$509	50.00	R-435
41-08-382-003	801 MAXINE ST	09/28/22	WD	\$33,980.0	\$169,900	\$73,600	43.32	63.6	135.0	0.19	\$534	60.00	R-435
41-17-129-018	1017 KENSINGTON AVE	05/11/21	WD	\$30,000.0	\$150,000	\$62,300	41.53	55.9	150.0	0.17	\$537	50.00	R-435
41-17-131-004	1119 BEARD ST	04/22/21	WD	\$32,000.0	\$160,000	\$83,200	52.00	59.3	100.0	0.15	\$539	65.00	R-435
41-08-384-011	805 KENSINGTON AVE	08/30/21	WD	\$30,400.0	\$152,000	\$68,700	45.20	55.9	150.3	0.17	\$543	50.00	R-435
41-17-106-020	1150 WOODSIDE DR	04/29/22	WD	\$30,200.0	\$151,000	\$52,600	34.83	55.4	102.3	0.14	\$545	60.00	R-435
41-17-133-023	1118 KENSINGTON AVE	05/12/22	WD	\$27,400.0	\$137,000	\$48,800	35.62	50.0	120.0	0.14	\$548	50.00	R-435
41-08-383-020	818 KENSINGTON AVE	04/30/21	WD	\$28,000.0	\$140,000	\$50,000	35.71	50.0	120.0	0.14	\$560	50.00	R-435
41-17-127-007	915 MAXINE ST	03/30/22	WD	\$45,200.0	\$226,000	\$113,000	50.00	79.5	135.0	0.23	\$568	75.00	R-435
41-17-106-025	1417 LINWOOD AVE	05/28/21	WD	\$67,000.0	\$335,000	\$203,600	60.78	117.4	125.0	0.33	\$571	115.00	R-435
41-17-106-006	1301 WOODLAWN PARK DR	03/17/23	WD	\$99,000.0	\$495,000	\$180,100	36.38	169.7	139.4	0.50	\$583	157.48	R-435
41-17-104-015	926 BEARD ST	06/07/23	WD	\$40,000.0	\$200,000	\$81,100	40.55	68.5	100.0	0.17	\$584	75.00	R-435
41-17-105-010	1202 BEARD ST	02/04/22	WD	\$30,800.0	\$154,000	\$72,200	46.88	52.4	91.8	0.13	\$588	59.91	R-435
41-17-177-018	1505 RIDGELAWN AVE	05/23/22	WD	\$30,000.0	\$150,000	\$53,200	35.47	51.0	125.0	0.14	\$588	50.00	R-435
41-08-378-024	1623 MONTCLAIR AVE	01/23/23	WD	\$45,000.0	\$225,000	\$107,500	47.78	76.3	169.0	0.25	\$589	64.33	R-435

Land Table 435

41-17-129-004	1810 E COURT ST	09/30/22	WD	\$30,000.0	\$150,000	\$63,700	42.47	50.2	121.0	0.14	\$598	50.00	R-435
41-08-384-011	805 KENSINGTON AVE	03/09/23	WD	\$33,980.0	\$169,900	\$68,700	40.44	55.9	150.3	0.17	\$607	50.00	R-435
41-08-382-016	1615 E COURT ST	04/29/22	WD	\$38,600.0	\$193,000	\$73,800	38.24	62.4	130.0	0.18	\$618	60.00	R-435
41-17-178-029	1416 RIDGELAWN AVE	04/12/23	WD	\$45,000.0	\$225,000	\$86,700	38.53	72.4	117.9	0.20	\$622	75.00	R-435
41-17-127-018	918 BLANCHARD AVE	12/21/22	WD	\$33,000.0	\$165,000	\$56,500	34.24	53.0	135.0	0.16	\$622	49.99	R-435
41-17-104-019	1014 BEARD ST	05/24/22	WD	\$41,000.0	\$205,000	\$78,700	38.39	65.8	109.6	0.17	\$623	68.87	R-435
41-17-127-019	922 BLANCHARD AVE	07/09/21	WD	\$28,000.0	\$140,000	\$61,200	43.71	44.9	135.0	0.13	\$623	42.34	R-435
41-17-127-009	927 MAXINE ST	09/16/22	WD	\$33,500.0	\$167,500	\$57,800	34.51	53.0	135.0	0.16	\$632	50.00	R-435
41-08-384-006	711 KENSINGTON AVE	04/15/22	WD	\$35,600.0	\$178,000	\$66,000	37.08	55.9	150.3	0.17	\$636	50.00	R-435
41-08-382-015	1609 E COURT ST	03/27/23	WD	\$39,860.0	\$199,300	\$69,800	35.02	62.4	130.0	0.18	\$638	60.00	R-435
41-17-104-012	912 BEARD ST	12/03/21	WD	\$29,200.0	\$146,000	\$59,400	40.68	45.6	100.0	0.12	\$640	50.00	R-435
41-17-133-008	1209 BLANCHARD AVE	04/15/22	WD	\$32,000.0	\$160,000	\$74,000	46.25	50.0	120.0	0.14	\$640	50.00	R-435
41-17-129-010	923 KENSINGTON AVE	06/14/21	WD	\$36,000.0	\$180,000	\$91,200	50.67	55.9	150.0	0.17	\$644	50.00	R-435
41-17-129-018	1017 KENSINGTON AVE	08/16/22	WD	\$36,200.0	\$181,000	\$62,300	34.42	55.9	150.0	0.17	\$648	50.00	R-435
41-17-127-001	1604 E COURT ST	07/29/22	WD	\$47,000.0	\$235,000	\$87,500	37.23	68.2	117.3	0.19	\$689	69.00	R-435
41-17-132-019	1202 BLANCHARD AVE	06/02/22	WD	\$37,000.0	\$185,000	\$72,400	39.14	53.0	135.0	0.16	\$698	50.00	R-435
41-17-106-019	1144 WOODSIDE DR	08/19/22	WD	\$35,000.0	\$175,000	\$65,000	37.14	49.2	90.7	0.12	\$711	56.60	R-435
41-17-127-012	1005 MAXINE ST	11/28/22	WD	\$38,800.0	\$194,000	\$68,200	35.15	53.0	135.0	0.16	\$732	50.00	R-435
41-17-106-029	1407 WOODLAWN PARK DR	04/28/21	WD	\$50,000.0	\$250,000	\$123,700	49.48	66.6	130.6	0.19	\$751	63.83	R-435
41-17-180-018	1514 S FRANKLIN AVE	06/10/22	WD	\$27,500.0	\$137,500	\$50,100	36.44	30.1	100.0	0.08	\$913	33.00	R-435
<b>Totals:</b>				<b>avg</b>	<b>\$34,932.7</b>						<b>\$522</b>		
				<b>Med</b>	<b>\$32,000</b>								

Around \$30000  
\$425/FF

Land Table 445

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
41-16-228-050	1113 WHITINGHAM DR	06/06/23	WD	\$8,000.0	\$40,000	\$26,900	67.25	54.4	130.0	0.15	\$147	50.00	R-445
41-16-203-036	3424 BRIMFIELD DR	05/26/23	WD	\$21,000.0	\$105,000	\$58,100	55.33	139.4	108.5	0.35	\$151	140.32	R-445
41-16-227-006	927 BURLINGTON DR	04/13/21	WD	\$10,000.0	\$50,000	\$37,900	75.80	59.0	110.0	0.15	\$169	59.00	R-445
41-16-202-010	3415 BRIMFIELD DR	06/02/21	WD	\$12,000.0	\$60,000	\$50,800	84.67	70.8	131.0	0.20	\$170	64.87	R-445
41-16-226-023	1026 BURLINGTON DR	11/03/21	WD	\$16,022.0	\$80,110	\$31,500	39.32	62.0	110.0	0.16	\$258	62.00	R-445
41-16-276-011	3508 EASTHAMPTON DR	07/05/22	WD	\$21,400.0	\$107,000	\$34,200	31.96	66.7	100.0	0.16	\$321	70.00	R-445
41-16-226-021	1018 BURLINGTON DR	12/21/22	WD	\$22,000.0	\$110,000	\$31,700	28.82	62.0	110.0	0.16	\$355	62.00	R-445
41-16-226-003	1013 BARRINGTON DR	04/28/23	WD	\$30,000.0	\$150,000	\$46,400	30.93	70.0	110.0	0.18	\$429	70.00	R-445
41-16-229-006	3626 EASTHAMPTON DR	02/03/23	WD	\$25,400.0	\$127,000	\$42,000	33.07	59.1	102.6	0.14	\$430	61.20	R-445
41-16-226-031	1126 BURLINGTON DR	05/23/22	WD	\$24,700.0	\$123,500	\$33,300	26.96	57.1	109.6	0.14	\$432	57.25	R-445
41-16-227-009	1009 BURLINGTON DR	08/10/21	WD	\$26,000.0	\$130,000	\$43,600	33.54	55.0	110.0	0.14	\$473	55.00	R-445
41-16-227-028	1006 SOMERSET LN	05/25/23	WD	\$26,400.0	\$132,000	\$43,800	33.18	55.0	110.0	0.14	\$480	55.00	R-445
41-16-226-032	1130 BURLINGTON DR	05/05/22	WD	\$29,600.0	\$148,000	\$45,700	30.88	57.1	111.3	0.15	\$518	56.79	R-445
<b>Totals: avg</b>				<b>\$20,963.2</b>							<b>\$333</b>		

Around \$20000  
\$250/FF

Land Table 450

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effic. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
40-15-485-004	1015 DARLING ST	08/30/21	WD	\$4,600	\$23,000	\$18,100	78.70	68.3	202.6	0.22	\$67	48.00	R-450
40-15-479-002	3615 W COURT ST	12/09/21	WD	\$6,000	\$30,000	\$25,800	86.00	80.0	100.0	0.18	\$75	80.00	R-450
40-15-432-043	3808 JOYNER ST	04/24/23	WD	\$8,000	\$40,000	\$27,200	68.00	98.9	100.4	0.23	\$81	98.65	R-450
40-15-458-006	4017 REYNOLDS ST	06/16/23	WD	\$3,600	\$18,000	\$14,900	82.78	43.6	113.0	0.11	\$83	41.00	R-450
40-15-453-023	914 TACKEN ST	09/30/21	WD	\$34,200	\$171,000	\$87,600	51.23	379.6	672.3	0.20	\$90	362.73	R-450
40-15-457-025	4014 REYNOLDS ST	09/07/21	WD	\$9,000	\$45,000	\$31,400	69.78	95.7	113.0	0.23	\$94	90.00	R-450
40-14-352-016	932 BARNEY AVE	10/15/21	WD	\$5,200	\$26,000	\$19,900	76.54	55.0	100.0	0.13	\$95	55.00	R-450
40-15-477-017	3934 MANNHALL AVE	10/18/22	WD	\$5,000	\$25,000	\$17,000	68.00	50.2	111.1	0.12	\$100	47.60	R-450
40-15-458-008	4009 REYNOLDS ST	05/13/22	WD	\$4,400	\$22,000	\$12,200	55.45	43.6	113.0	0.11	\$101	41.00	R-450
40-15-482-017	3906 BLACKINGTON AVE	05/13/22	WD	\$7,000	\$35,150	\$19,600	55.76	68.5	104.5	0.16	\$103	67.00	R-450
40-14-358-002	955 HUBBARD AVE	10/06/21	WD	\$4,200	\$21,000	\$18,400	87.62	40.0	100.0	0.09	\$105	40.00	R-450
40-15-477-031	3816 MANNHALL AVE	06/30/21	WD	\$5,200	\$26,000	\$16,700	64.23	47.2	110.0	0.11	\$110	45.00	R-450
40-14-357-012	991 S BALLENGER HWY	09/30/21	WD	\$28,500	\$142,500	\$72,700	51.02	256.4	532.0	0.09	\$111	250.00	R-450
40-15-432-005	3921 W KEARSLEY ST	11/24/21	WD	\$4,600	\$23,000	\$12,200	53.04	40.0	100.0	0.09	\$115	40.00	R-450
40-15-434-004	3921 JOYNER ST	04/29/21	WD	\$4,815	\$24,076	\$13,300	55.24	40.0	100.0	0.09	\$120	40.00	R-450
40-15-477-001	931 TACKEN ST	11/02/22	WD	\$9,800	\$49,000	\$21,900	44.69	79.7	51.1	0.13	\$123	111.47	R-450
40-14-358-024	992 BARNEY AVE	07/22/22	WD	\$5,000	\$25,000	\$14,200	56.80	40.0	100.0	0.09	\$125	40.00	R-450
40-15-481-016	968 SALISBURY AVE	05/20/21	WD	\$6,100	\$30,500	\$18,200	59.67	45.9	104.0	0.11	\$133	45.00	R-450
40-14-351-015	910 HUBBARD AVE	01/27/22	WD	\$8,000	\$40,000	\$18,800	47.00	60.0	100.0	0.14	\$133	60.00	R-450
40-15-432-040	3827 W KEARSLEY ST	07/30/21	MLC	\$11,000	\$55,000	\$21,400	38.91	80.0	100.0	0.18	\$138	80.00	R-450
40-15-477-028	3828 MANNHALL AVE	12/22/22	WD	\$6,500	\$32,500	\$16,200	49.85	47.2	110.0	0.11	\$138	45.00	R-450
40-15-487-007	983 JOHNSON AVE	09/22/21	WD	\$7,400	\$37,000	\$15,300	41.35	53.7	80.0	0.11	\$138	60.00	R-450
40-15-481-003	3821 MANNHALL AVE	05/04/23	WD	\$7,000	\$35,000	\$22,500	64.29	50.0	100.0	0.12	\$140	50.00	R-450
40-15-485-033	990 SALISBURY AVE	11/24/21	WD	\$7,000	\$35,000	\$19,300	55.14	50.0	100.0	0.12	\$140	50.00	R-450
40-15-487-019	996 S BALLENGER HWY	12/19/22	WD	\$7,600	\$38,000	\$19,200	50.53	53.7	80.0	0.11	\$142	60.00	R-450
40-15-427-008	3814 FRAZER ST	08/06/21	WD	\$9,600	\$48,000	\$29,200	60.83	65.6	162.3	0.19	\$146	51.50	R-450
40-15-477-031	3816 MANNHALL AVE	04/14/22	WD	\$7,000	\$35,000	\$16,700	47.71	47.2	110.0	0.11	\$148	45.00	R-450
40-14-351-017	920 HUBBARD AVE	11/15/22	WD	\$42,000	\$210,000	\$87,800	41.81	268.6	647.6	0.14	\$156	260.00	R-450
40-14-357-004	959 S BALLENGER HWY	11/15/22	WD	\$42,000	\$210,000	\$87,800	41.81	268.6	647.6	0.09	\$156	260.00	R-450
40-14-357-011	987 S BALLENGER HWY	11/15/22	WD	\$42,000	\$210,000	\$87,800	41.81	268.6	647.6	0.09	\$156	260.00	R-450
40-15-457-016	4022 REYNOLDS ST	04/13/21	WD	\$7,800	\$39,000	\$21,000	53.85	47.8	113.0	0.12	\$163	45.00	R-450
40-15-481-005	963 DARLING ST	04/29/22	WD	\$9,520	\$47,600	\$15,400	32.35	57.6	108.2	0.14	\$165	55.40	R-450
40-14-351-014	902 HUBBARD AVE	11/02/22	WD	\$10,000	\$50,000	\$20,400	40.80	60.0	100.0	0.14	\$167	60.00	R-450
40-15-486-019	980 JOHNSON AVE	08/02/21	WD	\$7,500	\$37,500	\$19,700	52.53	43.5	100.0	0.10	\$172	43.50	R-450
40-15-477-025	3906 MANNHALL AVE	11/03/22	QC	\$8,400	\$42,000	\$17,300	41.19	47.2	110.0	0.11	\$178	45.00	R-450
40-15-455-008	1034 MEIDA ST	12/07/21	WD	\$7,400	\$37,000	\$13,400	36.22	41.4	83.0	0.09	\$179	45.40	R-450
40-15-433-002	4019 JOYNER ST	04/02/21	QC	\$7,200	\$36,000	\$21,100	58.61	40.0	100.0	0.09	\$180	40.00	R-450
40-15-486-017	972 JOHNSON AVE	02/01/23	WD	\$8,000	\$40,000	\$19,100	47.75	43.5	100.0	0.10	\$184	43.50	R-450
40-15-435-010	3708 W COURT ST	03/10/22	WD	\$11,400	\$57,000	\$23,500	41.23	61.2	150.0	0.17	\$186	50.00	R-450
40-15-481-004	3817 MANNHALL AVE	10/01/21	WD	\$9,400	\$47,000	\$15,000	31.91	49.9	111.1	0.12	\$189	47.30	R-450

### Land Table 450

40-15-429-009	4014 W KEARSLEY ST	02/10/23	WD	\$7,600	\$38,000	\$17,600	46.32	40.0	100.0	0.09	\$190	40.00	R-450
40-15-486-002	955 SALISBURY AVE	04/06/21	WD	\$9,980	\$49,900	\$17,300	34.67	48.0	100.0	0.11	\$208	48.00	R-450
40-14-358-010	983 HUBBARD AVE	10/05/21	WD	\$8,600	\$43,000	\$17,500	40.70	40.0	100.0	0.09	\$215	40.00	R-450
40-15-434-008	3905 JOYNER ST	10/19/22	WD	\$8,800	\$44,000	\$20,800	47.27	40.0	100.0	0.09	\$220	40.00	R-450
40-14-358-008	975 HUBBARD AVE	01/03/22	WD	\$9,200	\$46,000	\$16,900	36.74	40.0	100.0	0.09	\$230	40.00	R-450
40-14-357-015	956 HUBBARD AVE	03/08/23	WD	\$11,000	\$55,000	\$19,600	35.64	40.0	100.0	0.09	\$275	40.00	R-450
40-15-429-007	4022 W KEARSLEY ST	01/06/22	WD	\$11,000	\$55,000	\$16,900	30.73	38.0	100.0	0.09	\$289	38.00	R-450
40-14-358-015	956 BARNEY AVE	08/19/22	WD	\$11,800	\$59,000	\$23,200	39.32	40.0	100.0	0.09	\$295	40.00	R-450
40-15-429-008	4018 W KEARSLEY ST	04/29/22	WD	\$11,980	\$59,900	\$18,700	31.22	40.0	100.0	0.09	\$300	40.00	R-450
40-15-455-007	1030 MEIDA ST	03/08/23	WD	\$12,000	\$60,000	\$17,700	29.50	38.7	72.6	0.08	\$310	45.40	R-450
40-14-358-005	967 HUBBARD AVE	10/12/21	WD	\$13,000	\$65,000	\$20,100	30.92	40.0	100.0	0.09	\$325	40.00	R-450
avg				\$10,861							\$160		

Around \$8000  
\$150/FF

Land Table 455

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
40-14-387-013	2826 REYNOLDS ST	03/25/22	WD	\$2,500.0	\$12,500	\$11,700	93.60	40.0	100.0	0.09	\$63	40.00	R-455
40-14-366-021	1009 BARNEY AVE	08/12/21	WD	\$6,000.0	\$30,000	\$23,300	77.67	86.9	100.0	0.20	\$69	86.93	R-455
40-14-427-031	2001 BECKWITH CT	11/18/21	WD	\$6,820.0	\$34,100	\$17,100	50.15	90.2	140.0	0.06	\$76	110.26	R-455
40-14-427-036	2005 BECKWITH CT	11/18/21	WD	\$6,820.0	\$34,100	\$17,100	50.15	90.2	140.0	0.11	\$76	110.26	R-455
40-14-353-019	932 MANN AVE	09/21/21	WD	\$3,500.0	\$17,500	\$10,900	62.29	40.0	100.0	0.09	\$88	40.00	R-455
40-14-356-021	932 HUGHES AVE	06/15/23	WD	\$3,600.0	\$18,000	\$11,400	63.33	40.0	100.0	0.09	\$90	40.00	R-455
40-14-382-012	2802 FIELDING ST	02/22/22	WD	\$3,600.0	\$18,000	\$11,100	61.67	39.9	99.7	0.09	\$90	40.00	R-455
40-14-361-008	956 STOCKER AVE	04/05/23	WD	\$4,400.0	\$22,000	\$11,700	53.18	40.0	100.0	0.09	\$110	40.00	R-455
40-13-355-007	1940 BECKER ST	09/28/21	WD	\$5,000.0	\$25,000	\$9,100	36.40	38.4	92.0	0.08	\$130	40.00	R-455
40-14-371-008	1008 KNAPP AVE	04/08/23	WD	\$5,300.0	\$26,500	\$10,000	37.74	40.0	100.0	0.09	\$133	40.00	R-455
40-14-381-006	915 BRADLEY AVE	11/23/21	WD	\$5,400.0	\$27,000	\$12,900	47.78	40.0	100.0	0.09	\$135	40.00	R-455
40-14-362-014	951 STOCKER AVE	06/24/21	WD	\$9,600.0	\$48,000	\$21,500	44.79	65.0	100.0	0.15	\$148	65.00	R-455
40-14-360-014	964 MANN AVE	06/10/22	WD	\$6,000.0	\$30,000	\$13,900	46.33	40.0	100.0	0.09	\$150	40.00	R-455
40-13-359-020	1018 CHRISTOPHER ST	07/02/22	WD	\$7,200.0	\$36,000	\$17,700	49.17	47.2	110.0	0.11	\$153	45.00	R-455
40-14-363-005	969 KNAPP AVE	12/21/21	WD	\$11,000.0	\$55,000	\$18,300	33.27	65.2	100.0	0.15	\$169	65.23	R-455
40-14-353-019	932 MANN AVE	10/29/21	WD	\$7,200.0	\$36,000	\$10,900	30.28	40.0	100.0	0.09	\$180	40.00	R-455
40-14-381-005	911 BRADLEY AVE	08/19/21	WD	\$8,980.0	\$44,900	\$16,100	35.86	40.0	100.0	0.09	\$225	40.00	R-455
40-14-382-014	2718 FIELDING ST	04/30/21	WD	\$11,800.0	\$59,000	\$19,100	32.37	39.9	99.7	0.09	\$295	40.00	R-455
40-14-453-013	2477 W COURT ST	03/17/23	WD	\$15,000.0	\$75,000	\$23,900	31.87	44.7	124.9	0.12	\$336	40.00	R-455
<b>Avgt</b>				<b>\$6,827.4</b>							<b>\$143</b>		

Around \$5000  
\$100/FF



Land Table 460

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effic. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
40-22-229-016	3708 BROWN ST	03/21/23	WD	\$6,400.0	\$32,000	\$17,100	53.44	80.0	120.0	0.22	\$80	80.00	R-460
40-22-279-006	3701 HERRICK ST	05/23/23	WD	\$3,200.0	\$16,000	\$12,900	80.63	40.0	120.0	0.11	\$80	40.00	R-460
40-22-278-003	3925 HERRICK ST	07/28/21	WD	\$4,000.0	\$20,000	\$13,500	67.50	40.0	120.0	0.11	\$100	40.00	R-460
40-22-231-024	3604 WHITNEY AVE	07/23/21	WD	\$4,580.0	\$22,900	\$12,600	55.02	45.0	120.0	0.12	\$102	45.00	R-460
40-22-284-002	3935 HOGARTH AVE	07/22/22	WD	\$7,400.0	\$37,000	\$30,400	82.16	70.7	166.5	0.23	\$105	60.00	R-460
40-22-277-026	3617 ARLENE AVE	09/24/21	WD	\$7,060.0	\$35,300	\$19,100	54.11	60.0	120.0	0.17	\$118	60.00	R-460
40-22-283-019	3622 HOGARTH AVE	12/10/21	WD	\$9,900.0	\$49,500	\$22,200	44.85	80.0	120.0	0.22	\$124	80.00	R-460
40-22-230-009	3905 BROWN ST	03/09/23	WD	\$5,000.0	\$25,000	\$15,400	61.60	40.0	120.0	0.11	\$125	40.00	R-460
40-22-231-018	3702 WHITNEY AVE	05/20/22	WD	\$5,000.0	\$25,000	\$13,900	55.60	40.0	120.0	0.11	\$125	40.00	R-460
40-22-278-020	3930 CLAIRMONT ST	08/09/21	WD	\$5,400.0	\$27,000	\$17,500	64.81	40.0	120.0	0.11	\$135	40.00	R-460
40-22-226-010	3922 AUGUSTA ST	10/29/21	WD	\$5,600.0	\$28,000	\$11,300	40.36	40.0	120.0	0.11	\$140	40.00	R-460
40-22-283-001	3721 LARCHMONT ST	05/09/22	WD	\$5,600.0	\$28,000	\$15,800	56.43	40.0	120.0	0.11	\$140	40.00	R-460
40-22-228-012	3817 AUGUSTA ST	03/31/23	WD	\$6,000.0	\$30,000	\$14,900	49.67	40.0	120.0	0.11	\$150	40.00	R-460
40-22-230-008	3909 BROWN ST	08/30/22	WD	\$6,330.0	\$31,650	\$15,100	47.71	40.0	120.0	0.11	\$158	40.00	R-460
40-22-282-015	3809 LARCHMONT ST	08/05/22	WD	\$6,420.0	\$32,100	\$16,500	51.40	40.0	120.0	0.11	\$161	40.00	R-460
40-22-226-008	3930 AUGUSTA ST	10/29/21	WD	\$9,000.0	\$45,000	\$16,500	36.67	56.0	120.0	0.15	\$161	55.96	R-460
40-22-228-011	3821 AUGUSTA ST	03/21/23	WD	\$6,500.0	\$32,500	\$10,200	31.38	40.0	120.0	0.11	\$163	40.00	R-460
40-22-277-014	3714 HERRICK ST	05/28/22	WD	\$6,500.0	\$32,500	\$13,700	42.15	40.0	120.0	0.11	\$163	40.00	R-460
40-22-282-014	3813 LARCHMONT ST	09/13/21	WD	\$8,400.0	\$42,000	\$21,000	50.00	50.0	120.0	0.14	\$168	50.00	R-460
40-22-285-002	3717 HOGARTH AVE	11/22/21	WD	\$7,700.0	\$38,500	\$13,500	35.06	44.7	150.2	0.14	\$172	40.00	R-460
40-22-280-008	3905 CLAIRMONT ST	06/16/21	QC	\$7,250.0	\$36,250	\$16,700	46.07	40.0	120.0	0.11	\$181	40.00	R-460
40-22-284-002	3935 HOGARTH AVE	01/20/23	WD	\$14,400.0	\$72,000	\$30,400	42.22	70.7	166.5	0.23	\$204	60.00	R-460
40-22-280-009	3901 CLAIRMONT ST	05/08/23	WD	\$8,400.0	\$42,000	\$14,300	34.05	40.0	120.0	0.11	\$210	40.00	R-460
40-22-232-031	3918 ARLENE AVE	10/28/22	WD	\$16,600.0	\$83,000	\$22,000	26.51	77.0	120.0	0.21	\$216	77.00	R-460
40-22-228-022	3906 BROWN ST	11/17/21	WD	\$10,050.0	\$50,250	\$18,900	37.61	40.0	120.0	0.11	\$251	40.00	R-460
40-22-280-007	3909 CLAIRMONT ST	03/10/22	WD	\$10,500.0	\$52,500	\$13,600	25.90	40.0	120.0	0.11	\$263	40.00	R-460
40-22-284-009	3905 HOGARTH AVE	05/04/21	WD	\$12,200.0	\$61,000	\$11,400	18.69	46.2	160.1	0.15	\$264	40.00	R-460
40-22-231-019	3626 WHITNEY AVE	04/30/21	WD	\$11,100.0	\$55,500	\$26,600	47.93	40.0	120.0	0.11	\$278	40.00	R-460
40-22-280-027	3826 LARCHMONT ST	08/26/21	WD	\$11,100.0	\$55,500	\$20,200	36.40	40.0	120.0	0.11	\$278	40.00	R-460
40-22-233-009	3613 WHITNEY AVE	06/28/22	WD	\$12,000.0	\$60,000	\$14,400	24.00	40.0	120.0	0.11	\$300	40.00	R-460
40-22-230-010	3901 BROWN ST	09/02/22	WD	\$13,000.0	\$65,000	\$16,900	26.00	40.0	120.0	0.11	\$325	40.00	R-460
40-22-231-013	3722 WHITNEY AVE	07/25/22	WD	\$13,980.0	\$69,900	\$15,400	22.03	40.0	120.0	0.11	\$350	40.00	R-460
40-22-280-021	3922 LARCHMONT ST	03/04/22	WD	\$13,980.0	\$69,900	\$18,100	25.89	40.0	120.0	0.11	\$350	40.00	R-460
40-22-228-006	3915 AUGUSTA ST	05/02/22	WD	\$14,000.0	\$70,000	\$21,800	31.14	40.0	120.0	0.11	\$350	40.00	R-460
40-22-231-002	3713 BROWN ST	03/15/23	WD	\$15,980.0	\$79,900	\$13,800	17.27	40.0	120.0	0.11	\$400	40.00	R-460

### Land Table 460

40-22-278-002	3929 HERRICK ST	06/06/23	WD	\$17,000.0	\$85,000	\$19,900	23.41	40.0	120.0	0.11	\$425	40.00	R-460
40-22-278-006	3913 HERRICK ST	07/01/22	WD	\$17,000.0	\$85,000	\$17,800	20.94	40.0	120.0	0.11	\$425	40.00	R-460
40-22-232-017	3930 ARLENE AVE	10/13/21	WD	\$19,500.0	\$97,500	\$20,900	21.44	40.0	120.0	0.11	\$488	40.00	R-460
40-22-279-009	3617 HERRICK ST	12/01/22	WD	\$20,000.0	\$100,000	\$21,300	21.30	40.0	120.0	0.11	\$500	40.00	R-460
40-22-278-020	3930 CLAIRMONT ST	04/26/22	WD	\$21,000.0	\$105,000	\$17,500	16.67	40.0	120.0	0.11	\$525	40.00	R-460
Around \$8000			<b>Avg</b>										
\$150/FF				<b>\$10,125.8</b>							<b>\$231</b>		

Land Table 465

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effic. Front	Depth	Net Acres	Total Acres	20%/FF	Actual Front	Land Table
40-23-158-016	3522 HOGARTH AVE	06/17/21	WD	\$8,000	\$40,000	\$22,900	57.25	131.5	120.0	0.33	0.33	\$61	120.00	R-465
40-23-107-029	3413 WHITNEY AVE	01/03/23	WD	\$6,000	\$30,000	\$22,400	74.67	87.6	120.0	0.22	0.22	\$68	80.00	R-465
40-23-152-008	3201 ARLENE AVE	03/08/22	WD	\$4,000	\$20,000	\$15,900	79.50	54.8	120.0	0.14	0.14	\$73	50.00	R-465
40-23-151-031	3417 ARLENE AVE	09/14/21	WD	\$7,000	\$35,000	\$24,000	68.57	87.6	120.0	0.22	0.22	\$80	80.00	R-465
40-23-159-014	3302 CHICAGO BLVD	07/08/21	WD	\$7,400	\$37,000	\$20,000	54.05	87.4	67.2	0.17	0.17	\$85	106.67	R-465
40-23-154-001	1601 BARNEY AVE	07/19/21	WD	\$9,800	\$49,000	\$23,300	47.55	113.8	90.0	0.25	0.25	\$86	120.00	R-465
40-23-126-006	1121 KNAPP AVE	05/07/23	LC	\$8,000	\$40,000	\$20,500	51.25	91.9	132.0	0.24	0.24	\$87	80.00	R-465
40-23-156-022	3210 LARCHMONT ST	09/30/21	WD	\$34,200	\$171,000	\$87,600	51.23	379.6	672.3	0.92	0.11	\$90	362.73	R-465
40-23-177-004	2928 CHICAGO BLVD	12/29/21	WD	\$10,000	\$50,000	\$25,400	50.80	108.6	56.1	0.19	0.19	\$92	144.93	R-465
40-23-107-005	3505 WHITNEY AVE	04/24/23	WD	\$9,000	\$45,000	\$17,500	38.89	87.6	120.0	0.22	0.22	\$103	80.00	R-465
40-23-152-016	3214 HERRICK ST	05/10/21	WD	\$4,580	\$22,900	\$14,400	62.88	43.8	120.0	0.11	0.11	\$105	40.00	R-465
40-23-176-007	1633 KNAPP AVE	09/30/21	WD	\$28,500	\$142,500	\$72,700	51.02	256.4	532.0	0.61	0.18	\$111	250.00	R-465
40-23-106-006	3505 BROWN ST	08/31/21	WD	\$9,980	\$49,900	\$21,500	43.09	87.6	120.0	0.22	0.22	\$114	80.00	R-465
40-23-156-021	3214 LARCHMONT ST	05/10/21	WD	\$5,080	\$25,400	\$13,200	51.97	43.8	120.0	0.11	0.11	\$116	40.00	R-465
40-23-154-018	3214 CLAIRMONT ST	09/13/22	WD	\$5,100	\$25,500	\$13,900	54.51	43.8	120.0	0.11	0.11	\$116	40.00	R-465
40-23-158-023	3410 HOGARTH AVE	04/28/21	WD	\$5,400	\$27,000	\$14,000	51.85	43.8	120.0	0.11	0.11	\$123	40.00	R-465
40-23-103-019	1214 MANN AVE	04/22/22	WD	\$5,000	\$25,000	\$17,100	68.40	40.0	100.0	0.09	0.09	\$125	40.00	R-465
40-23-152-005	3217 ARLENE AVE	09/13/22	WD	\$5,600	\$28,000	\$13,800	49.29	43.8	120.0	0.11	0.11	\$128	40.00	R-465
40-23-132-013	1413 HUGHES AVE	08/30/21	WD	\$6,000	\$30,000	\$14,900	49.67	46.0	132.0	0.12	0.12	\$131	40.00	R-465
40-23-128-007	1119 KNIGHT AVE	02/04/22	WD	\$10,600	\$53,000	\$22,100	41.70	80.0	100.0	0.18	0.18	\$133	80.00	R-465
40-23-153-021	3410 CLAIRMONT ST	11/19/21	WD	\$6,000	\$30,000	\$15,200	50.67	43.8	120.0	0.11	0.11	\$137	40.00	R-465
40-23-108-010	1409 BARNEY AVE	06/03/21	WD	\$13,980	\$69,900	\$23,200	33.19	100.0	200.0	0.23	0.12	\$140	100.00	R-465
40-23-108-011	1413 BARNEY AVE	06/03/21	WD	\$13,980	\$69,900	\$23,200	33.19	100.0	200.0	0.23	0.12	\$140	100.00	R-465
40-23-102-019	3422 BROWN ST	09/13/21	WD	\$6,200	\$31,000	\$14,900	48.06	43.8	120.0	0.11	0.11	\$141	40.00	R-465
40-23-156-010	3209 CLAIRMONT ST	12/20/21	WD	\$6,300	\$31,500	\$15,600	49.52	43.8	120.0	0.11	0.11	\$144	40.00	R-465
40-23-156-007	3301 CLAIRMONT ST	01/09/23	WD	\$6,800	\$34,000	\$13,800	40.59	43.8	120.0	0.11	0.11	\$155	40.00	R-465
40-23-151-017	3522 HERRICK ST	02/02/22	WD	\$7,200	\$36,000	\$14,400	40.00	43.8	120.0	0.11	0.11	\$164	40.00	R-465
40-23-132-034	1506 KNIGHT AVE	02/15/23	QC	\$7,800	\$39,000	\$16,600	42.56	46.0	132.0	0.12	0.12	\$170	40.00	R-465
40-23-158-005	3509 LARCHMONT ST	01/20/23	WD	\$7,600	\$38,000	\$12,700	33.42	43.8	120.0	0.11	0.11	\$173	40.00	R-465
40-23-159-007	3217 LARCHMONT ST	04/07/22	WD	\$9,000	\$45,000	\$16,700	37.11	51.1	129.0	0.13	0.13	\$176	45.00	R-465
40-23-126-021	1210 HUGHES AVE	09/16/22	WD	\$8,200	\$41,000	\$16,700	40.73	46.0	132.0	0.12	0.12	\$178	40.00	R-465
40-23-151-018	3518 HERRICK ST	02/09/23	WD	\$8,000	\$40,000	\$16,700	41.75	43.8	120.0	0.11	0.11	\$183	40.00	R-465
40-23-158-023	3410 HOGARTH AVE	10/25/22	WD	\$8,600	\$43,000	\$14,000	32.56	43.8	120.0	0.11	0.11	\$196	40.00	R-465
40-23-176-013	1618 HUGHES AVE	12/28/21	WD	\$9,200	\$46,000	\$17,600	38.26	46.0	132.0	0.12	0.12	\$200	40.00	R-465
40-23-158-012	3409 LARCHMONT ST	04/02/21	WD	\$8,800	\$44,000	\$17,300	39.32	43.8	120.0	0.11	0.11	\$201	40.00	R-465
40-23-158-008	3501 LARCHMONT ST	05/06/22	WD	\$9,000	\$45,000	\$12,800	28.44	43.8	120.0	0.11	0.11	\$205	40.00	R-465
40-23-106-023	3406 WHITNEY AVE	05/19/21	WD	\$7,980	\$39,900	\$12,400	31.08	37.7	87.1	0.08	0.08	\$212	40.42	R-465
40-23-151-019	3514 HERRICK ST	09/20/21	WD	\$9,400	\$47,000	\$12,600	26.81	43.8	120.0	0.11	0.11	\$215	40.00	R-465
40-23-157-017	1702 KNAPP AVE	01/19/22	WD	\$11,000	\$55,000	\$20,500	37.27	50.0	100.0	0.12	0.12	\$220	50.00	R-465
40-23-102-015	3518 BROWN ST	08/15/22	WD	\$10,000	\$50,000	\$15,800	31.60	43.8	120.0	0.11	0.11	\$228	40.00	R-465
40-23-127-011	1129 HUGHES AVE	04/04/23	LC	\$10,600	\$53,000	\$21,700	40.94	46.0	132.0	0.12	0.12	\$231	40.00	R-465
40-23-151-019	3514 HERRICK ST	05/08/23	WD	\$10,800	\$54,000	\$12,600	23.33	43.8	120.0	0.11	0.11	\$246	40.00	R-465

Land Table 465

40-23-126-005	1115 KNAPP AVE	04/05/22	WD	\$12,000	\$60,000	\$18,900	31.50	46.0	132.0	0.12	0.12	\$261	40.00	R-465
40-23-131-024	1310 HUGHES AVE	09/24/21	QC	\$12,000	\$60,000	\$19,200	32.00	46.0	132.0	0.12	0.12	\$261	40.00	R-465
40-23-103-018	1210 MANN AVE	06/02/21	LC	\$10,980	\$54,900	\$16,700	30.42	40.0	100.0	0.09	0.09	\$275	40.00	R-465
40-23-126-015	1120 HUGHES AVE	05/17/21	MLC	\$14,000	\$70,000	\$18,900	27.00	46.0	132.0	0.12	0.12	\$305	40.00	R-465
40-23-156-004	3313 CLAIRMONT ST	03/30/22	WD	\$13,400	\$67,000	\$18,100	27.01	43.8	120.0	0.11	0.11	\$306	40.00	R-465
40-23-102-020	3418 BROWN ST	08/09/22	WD	\$13,900	\$69,500	\$17,500	25.18	43.8	120.0	0.11	0.11	\$317	40.00	R-465
40-23-107-027	3402 ARLENE AVE	07/16/21	WD	\$14,000	\$70,000	\$16,400	23.43	43.8	120.0	0.11	0.11	\$320	40.00	R-465
40-23-110-010	1401 STOCKER AVE	05/18/22	WD	\$18,000	\$90,000	\$23,300	25.89	53.1	100.0	0.12	0.12	\$339	53.11	R-465
40-23-155-007	3501 CLAIRMONT ST	06/24/22	WD	\$15,200	\$76,000	\$19,300	25.39	43.8	120.0	0.11	0.11	\$347	40.00	R-465
40-23-109-008	1325 MANN AVE	03/21/23	WD	\$11,980	\$59,900	\$11,600	19.37	33.5	101.6	0.08	0.08	\$357	33.28	R-465
<b>avg</b>				<b>\$10,022</b>								<b>\$176</b>		

---

Around \$8000  
\$150/FF

Land Table 470

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Amnt.	Asd/Sale	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
40-14-390-005	1019 BRADLEY AVE	09/30/22	WD	\$4,000	\$20,000	\$16,200	81.00	80.0	100.0	0.18	\$50	80.00	R-470
40-14-480-016	2101 W COURT ST	10/14/21	WD	\$3,900	\$19,500	\$13,000	66.67	64.5	88.6	0.14	\$60	68.50	R-470
40-14-385-005	981 BRADLEY AVE	07/06/21	WD	\$5,300	\$26,500	\$16,900	63.77	80.0	100.0	0.18	\$66	80.00	R-470
40-23-205-015	1317 BRADLEY AVE	08/04/21	WD	\$4,000	\$20,000	\$14,500	72.50	54.0	81.1	0.11	\$74	60.00	R-470
40-14-459-021	2418 GIBSON ST	12/01/21	WD	\$3,100	\$15,500	\$13,300	85.81	38.5	92.5	0.09	\$81	40.00	R-470
40-14-459-010	2413 REID ST	04/07/21	WD	\$6,209	\$31,043	\$23,100	74.41	76.9	92.5	0.17	\$81	80.00	R-470
40-23-134-012	2741 BROWN ST	12/22/22	WD	\$4,060	\$20,300	\$10,200	50.25	49.5	152.9	0.14	\$82	40.00	R-470
40-14-455-007	983 GAINIEY AVE	11/05/21	WD	\$11,000	\$55,000	\$26,800	48.73	114.0	130.0	0.30	\$96	100.00	R-470
40-13-357-019	1118 BOSTON AVE	04/20/22	WD	\$4,000	\$20,000	\$16,200	81.00	37.9	132.0	0.10	\$106	33.00	R-470
40-13-358-009	1125 BOSTON AVE	09/07/22	WD	\$7,300	\$36,500	\$15,500	42.47	63.9	60.3	0.11	\$114	82.33	R-470
40-23-205-009	2617 BROWN ST	05/14/21	WD	\$5,400	\$27,000	\$15,000	55.56	47.1	138.5	0.13	\$115	40.00	R-470
40-23-134-021	2709 BROWN ST	03/21/23	WD	\$5,600	\$28,000	\$12,600	45.00	48.5	146.9	0.14	\$115	40.00	R-470
40-14-454-036	975 HAMMOND ST	04/07/21	WD	\$11,300	\$56,500	\$22,500	39.82	96.3	145.0	0.27	\$117	80.00	R-470
40-14-480-016	2101 W COURT ST	05/31/22	QC	\$7,600	\$38,000	\$13,000	34.21	64.5	88.6	0.14	\$118	68.50	R-470
40-14-456-024	914 DOWNEY ST	09/03/21	WD	\$9,100	\$45,500	\$19,000	41.76	76.9	92.5	0.17	\$118	80.00	R-470
40-14-463-011	2501 CORUNNA RD	05/17/23	WD	\$5,000	\$25,000	\$13,500	54.00	41.5	107.5	0.10	\$121	40.00	R-470
40-23-201-014	2626 SWAYZE ST	07/23/21	WD	\$4,850	\$24,250	\$12,800	52.78	40.0	100.0	0.09	\$121	40.00	R-470
40-14-385-012	980 HAMMOND ST	09/27/21	WD	\$5,000	\$25,000	\$14,800	59.20	40.0	100.0	0.09	\$125	40.00	R-470
40-23-128-023	1202 CLANCY AVE	06/18/21	WD	\$5,000	\$25,000	\$12,800	51.20	40.0	100.0	0.09	\$125	40.00	R-470
40-23-130-029	2706 BROWN ST	11/11/21	CD	\$5,000	\$25,000	\$14,600	58.40	40.0	100.0	0.09	\$125	40.00	R-470
40-23-202-003	2554 SWAYZE ST	07/25/22	WD	\$11,400	\$57,000	\$32,200	56.49	83.2	216.4	0.10	\$137	80.00	R-470
40-23-202-005	2546 SWAYZE ST	07/02/21	WD	\$5,700	\$28,500	\$13,200	46.32	41.3	106.4	0.10	\$138	40.00	R-470
40-23-203-002	2641 SWAYZE ST	03/24/23	QC	\$5,600	\$28,000	\$14,000	50.00	40.0	100.0	0.09	\$140	40.00	R-470
40-23-205-025	2608 CUMINGS AVE	11/04/21	CD	\$6,100	\$30,500	\$15,300	50.16	43.3	117.1	0.11	\$141	40.00	R-470
40-23-128-020	1118 CLANCY AVE	05/13/22	WD	\$5,700	\$28,500	\$14,000	49.12	40.0	100.0	0.09	\$143	40.00	R-470
40-23-205-001	2645 BROWN ST	03/01/23	WD	\$7,780	\$38,900	\$14,800	38.05	53.8	143.1	0.15	\$145	45.00	R-470
40-23-204-026	2502 BROWN ST	06/22/21	WD	\$5,600	\$28,000	\$13,700	48.93	38.5	92.5	0.09	\$146	40.00	R-470
40-23-130-023	2728 BROWN ST	03/21/23	WD	\$6,000	\$30,000	\$21,900	73.00	40.0	100.0	0.09	\$150	40.00	R-470
40-13-356-002	2005 BECKER ST	11/08/21	WD	\$6,000	\$30,000	\$14,400	48.00	39.8	99.0	0.09	\$151	40.00	R-470
40-23-128-028	1222 CLANCY AVE	06/26/21	WD	\$6,120	\$30,600	\$17,100	55.88	40.0	100.0	0.09	\$153	40.00	R-470
40-14-480-021	924 DURAND ST	04/29/21	WD	\$6,400	\$32,000	\$19,700	61.56	41.7	91.8	0.09	\$154	43.50	R-470
40-23-204-014	2554 BROWN ST	04/14/23	WD	\$6,000	\$30,000	\$20,300	67.67	38.4	92.0	0.08	\$156	40.00	R-470
40-14-486-001	2325 SWAYZE ST	10/07/21	WD	\$6,300	\$31,500	\$11,200	35.56	38.5	92.5	0.09	\$164	40.00	R-470
40-23-205-006	2629 BROWN ST	06/21/21	WD	\$15,980	\$79,900	\$21,700	26.19	95.0	282.3	0.13	\$168	80.00	R-470
40-23-226-018	2406 CUMINGS AVE	06/08/23	WD	\$7,500	\$37,500	\$11,100	29.60	42.8	114.7	0.11	\$175	40.00	R-470
40-23-205-023	2618 CUMINGS AVE	08/29/22	WD	\$15,000	\$75,000	\$21,200	28.27	83.5	117.6	0.21	\$180	77.00	R-470
40-23-206-004	2537 BROWN ST	07/22/22	WD	\$8,200	\$41,000	\$11,400	27.80	45.3	128.4	0.12	\$181	40.00	R-470
40-23-203-024	2602 BROWN ST	11/15/21	WD	\$7,640	\$38,200	\$11,900	31.15	40.7	100.0	0.09	\$188	40.65	R-470
40-23-205-014	1311 BRADLEY AVE	04/19/21	WD	\$9,980	\$49,900	\$15,200	30.46	52.9	80.0	0.11	\$189	59.10	R-470
40-14-480-036	909 VOSBURG ST	04/27/23	WD	\$14,840	\$74,200	\$21,900	29.51	77.2	95.0	0.17	\$192	79.17	R-470

Land Table 470

40-23-133-024	1306 CLANCY AVE	07/22/21	WD	\$8,000	\$40,000	\$22,100	55.25	40.0	100.0	0.09	\$200	40.00	R-470
40-14-487-006	1301 DURAND ST	05/17/21	WD	\$18,200	\$91,000	\$29,800	32.75	90.8	167.9	0.27	\$200	70.10	R-470
40-14-458-030	2446 REID ST	05/02/23	MLC	\$8,000	\$40,000	\$15,200	38.00	38.5	92.5	0.09	\$208	40.00	R-470
40-14-459-026	1002 DOWNEY ST	11/17/22	WD	\$8,000	\$40,000	\$17,100	42.75	38.0	80.0	0.08	\$210	42.50	R-470
40-14-457-006	2475 ZIMMERMAN ST	12/30/21	WD	\$8,480	\$42,400	\$11,000	25.94	39.7	95.1	0.09	\$214	40.70	R-470
40-14-478-001	1005 DOWNEY ST	08/19/22	WD	\$16,500	\$82,500	\$26,800	32.48	76.9	92.5	0.17	\$214	80.00	R-470
40-23-206-020	2534 CUMINGS AVE	05/04/23	WD	\$10,000	\$50,000	\$13,400	26.80	45.8	116.0	0.11	\$218	42.50	R-470
40-13-358-004	1104 PERSHING ST	09/07/22	WD	\$10,400	\$52,000	\$26,800	51.54	47.3	69.0	0.09	\$220	57.00	R-470
40-23-129-013	2734 SWAYZE ST	06/21/21	WD	\$18,000	\$90,000	\$17,800	19.78	76.8	114.6	0.19	\$234	71.80	R-470
40-14-454-027	2602 GIBSON ST	10/04/21	WD	\$10,600	\$53,000	\$12,600	23.77	45.0	100.0	0.10	\$236	45.00	R-470
40-14-484-034	2124 SWAYZE ST	08/23/21	WD	\$10,800	\$54,000	\$14,800	27.41	41.5	107.5	0.10	\$260	40.00	R-470
40-23-206-018	2542 CUMINGS AVE	07/27/22	WD	\$14,100	\$70,500	\$16,700	23.69	48.6	114.1	0.12	\$290	45.50	R-470
40-23-130-025	2722 BROWN ST	01/04/22	WD	\$12,000	\$60,000	\$16,400	27.33	40.0	100.0	0.09	\$300	40.00	R-470
40-14-486-016	2117 SWAYZE ST	05/25/22	WD	\$15,500	\$77,500	\$16,300	21.03	38.5	92.5	0.09	\$403	40.00	R-470
40-14-477-012	2209 ZIMMERMAN ST	06/30/22	WD	\$60,000	\$300,000	\$73,200	24.40	119.5	280.1	0.09	\$502	123.70	R-470
<b>Totals:</b>				<b>avg</b>	<b>\$9,257</b>						<b>\$166</b>		

Around \$8000  
\$150/FF

## Land Table 475

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Adj. Sale	Effec. Front	Depth	Net Acres	Total Acres	20%/SqFt	Actual Front	Land Table
40-13-377-004	1117 SOUTH DR	09/27/21	WD	\$70,000.0	\$350,000	\$137,100	39.17	138.5	148.0	0.47	0.47	\$3.41	138.50	R-475
40-13-377-008	1650 MILLER RD	06/28/21	WD	\$47,800.0	\$239,000	\$105,700	44.23	130.0	203.0	0.61	0.61	\$1.81	130.00	R-475
Avg				\$58,900.0								\$2.61		

Around \$21000  
n/a

SF	Ac				
	2,500	0.06	\$6,250.00		
	5,000	0.11	\$12,500.00		
	7,500	0.17	\$18,750.00		
	10,000	0.23	\$25,000.00		
	12,500	0.29	\$31,250.00		
	15,000	0.34	\$33,750.00		
	20,000	0.46	\$37,500.00	\$1.88	
	25,000	0.57	\$46,875.00		
	30,000	0.69	\$56,250.00		
	40,000	0.92	\$60,000.00		
	50,000	1.15	\$66,796.88		
	60,000	1.38			
	87,120	2.00			
	130,680	3.00			
	174,240	4.00			
	217,800	5.00			
	435,600	10.00			
	653,400	15.00			
	871,200	20.00			
	1,089,000	25.00			
Average Value	\$0	\$2.50			
		\$1.88	75%		
		\$1.41	75%		
		\$1.34	75%		
		\$1.00			

Land Table 485

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
41-17-356-005	2023 FERRIS AVE	10/11/21	WD	\$3,500	\$17,500	\$12,900	73.71	51.2	105.0	0.12	\$68	50.00	R-485
41-17-380-006	2017 BLADES AVE	09/13/22	WD	\$4,000	\$20,000	\$7,500	37.50	51.2	105.0	0.12	\$78	50.00	R-485
41-20-127-007	2113 AITKEN AVE	01/17/23	WD	\$4,000	\$20,000	\$11,500	57.50	51.2	105.0	0.12	\$78	50.00	R-485
41-18-438-007	518 E TWELFTH ST	09/09/21	WD	\$16,000	\$80,000	\$41,700	52.13	160.9	342.0	0.11	\$99	152.00	R-485
41-17-380-029	1305 LIPPINCOTT BLVD	05/20/22	WD	\$5,000	\$25,000	\$11,000	44.00	43.2	105.6	0.10	\$116	42.00	R-485
41-20-127-014	2122 WINANS AVE	11/04/21	QC	\$5,940	\$29,700	\$11,500	38.72	51.2	105.0	0.12	\$116	50.00	R-485
41-17-380-032	2026 MAYBURY AVE	07/28/21	WD	\$12,000	\$60,000	\$11,100	18.50	102.5	105.0	0.24	\$117	100.00	R-485
41-17-356-030	2050 DWIGHT AVE	11/15/21	WD	\$7,320	\$36,600	\$13,500	36.89	51.2	105.0	0.12	\$143	50.00	R-485
41-18-436-032	1613 BROAD CT	06/18/21	WD	\$11,200	\$56,000	\$20,700	36.96	64.3	141.8	0.18	\$174	54.00	R-485
41-17-378-004	2009 AITKEN AVE	12/21/21	WD	\$10,950	\$54,750	\$16,800	30.68	51.2	105.0	0.12	\$214	50.00	R-485
			avg	\$7,991							\$120	avg	

Around \$6000  
\$90/FF



Land Table 490

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
41-17-457-041	2037 SEYMOUR ST	04/15/21	WD	\$8,000.0	\$40,000	\$26,200	65.50	60.9	185.6	0.21	\$131	50.00	R-490
41-17-427-007	1815 WHITTLESEY ST	05/19/23	WD	\$8,500.0	\$42,500	\$23,300	54.82	50.0	125.0	0.14	\$170	50.00	R-490
41-17-403-025	1842 BARKS ST	01/25/22	WD	\$8,500.0	\$42,500	\$21,500	50.59	49.0	120.0	0.14	\$174	50.00	R-490
41-17-403-027	1850 BARKS ST	11/21/22	WD	\$9,400.0	\$47,000	\$20,500	43.62	49.0	120.0	0.14	\$192	50.00	R-490
41-17-402-012	1840 SEYMOUR ST	06/07/21	WD	\$10,000.0	\$50,000	\$35,100	70.20	50.6	110.0	0.14	\$198	55.00	R-490
41-17-478-011	1906 OWEN ST	08/06/21	WD	\$13,000.0	\$65,000	\$38,600	59.38	51.4	131.9	0.15	\$253	50.00	R-490
41-17-480-014	2057 CHELAN ST	06/28/21	WD	\$16,480.0	\$82,400	\$29,200	35.44	62.8	125.0	0.19	\$262	66.54	R-490
41-17-478-007	1929 MC PHAIL ST	12/17/21	WD	\$15,000.0	\$75,000	\$23,800	31.73	51.0	130.0	0.15	\$294	50.00	R-490
41-17-428-007	1819 CHELAN ST	09/20/22	WD	\$15,300.0	\$76,500	\$31,400	41.05	50.8	125.0	0.15	\$301	51.00	R-490
41-17-457-025	2030 BARKS ST	12/17/21	WD	\$17,580.0	\$87,900	\$35,900	40.84	50.4	97.3	0.13	\$349	59.00	R-490
41-17-404-024	1834 WHITTLESEY ST	05/30/23	WD	\$17,500.0	\$87,500	\$28,000	32.00	49.0	120.0	0.14	\$357	50.00	R-490
41-17-458-017	2010 WHITTLESEY ST	04/22/22	WD	\$19,680.0	\$98,400	\$36,500	37.09	49.0	100.0	0.13	\$402	56.00	R-490
41-17-477-001	2002 KENT ST	01/18/23	WD	\$21,600.0	\$108,000	\$38,700	35.83	50.0	125.0	0.14	\$432	50.00	R-490
<b>Totals:</b>				<b>avg</b>	<b>\$13,887.7</b>						<b>\$270</b>		
				<b>med</b>	<b>\$15,000</b>								

Around \$13000  
\$225/FF

Land Table 495

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
41-16-379-002	1909 TEBO ST	04/19/21	WD	\$3,400.0	\$17,000	\$15,200	89.41	51.2	105.0	0.12	\$66	50.00	R-495
41-16-331-034	1848 S AVERILL AVE	05/23/23	WD	\$4,000.0	\$20,000	\$14,700	73.50	55.6	110.0	0.13	\$72	53.00	R-495
41-16-455-036	3641 PROVIDENCE ST	08/20/21	WD	\$6,000.0	\$30,000	\$21,100	70.33	55.0	100.0	0.13	\$109	55.00	R-495
41-16-328-019	1828 GILMARTIN ST	11/04/22	WD	\$6,400.0	\$32,000	\$15,000	46.88	55.0	100.0	0.13	\$116	55.00	R-495
41-16-379-016	3416 KENT ST	11/30/21	WD	\$11,000.0	\$55,000	\$24,900	45.27	76.3	105.0	0.18	\$144	74.50	R-495
41-16-379-023	1930 HOSLER ST	08/30/21	WD	\$8,000.0	\$40,000	\$16,600	41.50	54.0	100.0	0.12	\$148	54.00	R-495
41-16-331-011	1853 HOSLER ST	01/03/23	WD	\$9,400.0	\$47,000	\$18,600	39.57	60.0	100.0	0.14	\$157	60.00	R-495
41-16-329-024	1828 TEBO ST	08/25/21	WD	\$12,400.0	\$62,000	\$17,600	28.39	60.0	100.0	0.14	\$207	60.00	R-495
41-16-456-030	3601 LIPPINCOTT BLVD	04/24/23	WD	\$13,000.0	\$65,000	\$18,400	28.31	54.0	100.0	0.12	\$241	54.00	R-495
41-16-456-027	3529 LIPPINCOTT BLVD	08/12/21	WD	\$13,180.0	\$65,900	\$18,400	27.92	54.0	100.0	0.12	\$244	54.00	R-495
41-16-454-033	3629 LYNN ST	02/28/22	WD	\$19,000.0	\$95,000	\$25,600	26.95	60.0	100.0	0.14	\$317	60.00	R-495
41-16-455-021	3515 PROVIDENCE ST	12/23/21	WD	\$19,400.0	\$97,000	\$21,400	22.06	60.0	100.0	0.14	\$323	60.00	R-495
41-16-455-014	3624 LYNN ST	07/09/21	WD	\$19,600.0	\$98,000	\$18,500	18.88	60.0	100.0	0.14	\$327	60.00	R-495
41-16-455-016	3630 LYNN ST	06/09/21	WD	\$20,000.0	\$100,000	\$27,800	27.80	60.0	100.0	0.14	\$333	60.00	R-495
41-16-451-019	2043 S AVERILL AVE	01/31/22	WD	\$36,000.0	\$180,000	\$52,100	28.94	100.0	100.0	0.23	\$360	100.00	R-495
41-16-456-016	3626 PROVIDENCE ST	05/24/23	WD	\$21,800.0	\$109,000	\$18,500	16.97	52.0	100.0	0.12	\$419	52.00	R-495
				avg	\$13,911.3						\$224		

Around \$10,000  
\$150/FF

Land Table 500

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
41-16-452-005	3516 KENT ST	07/08/21	WD	\$14,000.0	\$70,000	\$40,800	58.29	131.8	114.0	0.32	\$106	123.42	R-500
41-16-429-005	1819 ECKLEY AVE	02/22/23	WD	\$14,000.0	\$70,000	\$33,200	47.43	111.7	146.9	0.38	\$125	113.33	R-500
41-16-452-005	3516 KENT ST	04/29/22	WD	\$17,000.0	\$85,000	\$40,800	48.00	131.8	114.0	0.32	\$129	123.42	R-500
41-16-427-040	3710 WORCHESTER DR	11/08/21	WD	\$16,500.0	\$82,500	\$51,200	62.06	89.1	124.0	0.23	\$185	80.00	R-500
41-16-403-001	1857 S AVERILL AVE	11/24/21	WD	\$15,200.0	\$76,000	\$31,000	40.79	73.4	110.0	0.18	\$207	70.00	R-500
41-16-428-015	3725 KENT ST	05/02/23	WD	\$15,000.0	\$75,000	\$35,100	46.80	71.2	103.5	0.17	\$211	70.00	R-500
41-16-477-026	3737 EVERGREEN PKWY	08/03/21	WD	\$14,600.0	\$73,000	\$30,900	42.33	65.0	100.0	0.15	\$225	65.00	R-500
41-16-476-010	3802 KENT ST	05/20/22	WD	\$20,200.0	\$101,000	\$34,200	33.86	77.6	107.0	0.18	\$260	75.00	R-500
41-16-428-016	3731 KENT ST	09/15/21	WD	\$19,600.0	\$98,000	\$43,400	44.29	71.2	103.5	0.17	\$275	70.00	R-500
41-16-403-028	3539 KENT ST	06/30/21	WD	\$20,000.0	\$100,000	\$33,200	33.20	67.2	106.8	0.16	\$298	65.00	R-500
41-16-452-027	3650 EVERGREEN PKWY	06/01/22	WD	\$26,000.0	\$130,000	\$42,300	32.54	86.1	64.0	0.16	\$302	107.67	R-500
41-16-427-041	1858 SPRINGFIELD ST	01/23/23	WD	\$24,800.0	\$124,000	\$37,600	30.32	80.0	120.0	0.20	\$310	73.00	R-500
41-16-403-005	3502 EVERGREEN PKWY	08/13/21	WD	\$20,000.0	\$100,000	\$34,000	34.00	62.9	110.0	0.15	\$318	60.00	R-500
41-16-428-005	1849 SPRINGFIELD ST	05/06/22	WD	\$36,000.0	\$180,000	\$68,000	37.78	109.5	120.0	0.28	\$329	100.00	R-500
41-16-428-006	1841 SPRINGFIELD ST	04/12/23	WD	\$37,000.0	\$185,000	\$59,200	32.00	109.5	120.0	0.28	\$338	100.00	R-500
41-16-402-016	3457 EVERGREEN PKWY	04/17/23	WD	\$21,200.0	\$106,000	\$26,900	25.38	57.0	130.0	0.15	\$372	50.00	R-500
41-16-477-072	1940 ECKLEY AVE	10/14/22	WD	\$19,000.0	\$95,000	\$30,300	31.89	50.0	100.0	0.12	\$380	50.00	R-500
41-16-427-021	1880 SPRINGFIELD ST	07/23/21	WD	\$28,000.0	\$140,000	\$69,800	49.86	71.3	107.5	0.17	\$393	68.74	R-500
41-16-452-019	3535 GLOUCESTER ST	03/20/23	WD	\$28,000.0	\$140,000	\$32,100	22.93	70.0	100.0	0.16	\$400	70.00	R-500
41-16-454-008	3536 PINGREE AVE	03/22/23	WD	\$26,000.0	\$130,000	\$36,900	28.38	60.0	100.0	0.14	\$433	60.00	R-500
41-16-476-020	3717 GLOUCESTER ST	04/13/22	WD	\$26,000.0	\$130,000	\$41,100	31.62	60.0	100.0	0.14	\$433	60.00	R-500
41-16-402-033	3614 WORCHESTER DR	01/06/23	WD	\$36,000.0	\$180,000	\$56,300	31.28	79.2	128.0	0.21	\$455	70.00	R-500
41-16-427-026	1862 SPRINGFIELD ST	01/27/23	WD	\$33,300.0	\$166,500	\$52,600	31.59	62.4	120.0	0.16	\$533	57.00	R-500
					<b>\$22,930.4</b>						<b>\$305</b>		
					<b>\$20,200</b>								

Around \$20000  
\$240/FF

Outliers

41-16-476-010	3802 KENT ST	08/12/21	WD	\$8,000.0	\$40,000	\$34,200	85.50	77.6	107.0	0.18		75.00	R-500
41-16-477-043	3813 LYNN CT	06/21/21	WD	\$10,000.0	\$50,000	\$36,500	73.00	84.6	106.7	0.20		81.88	R-500

Land Table 505

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	ECF Area	Rate Group 1
40-23-301-033	3410 BRANDON ST	06/28/21	WD	\$9,000.0	\$45,000	\$26,200	58.22	100.0	100.0	0.23	\$90	100.00	505	100 DEPTH
40-23-210-014	2502 CHICAGO BLVD	02/17/23	WD	\$9,000.0	\$45,000	\$35,200	78.22	92.6	96.3	0.21	\$97	94.31	505	100 DEPTH
40-23-301-033	3410 BRANDON ST	11/02/22	WD	\$10,000.0	\$50,000	\$26,200	52.40	100.0	100.0	0.23	\$100	100.00	505	100 DEPTH
40-23-162-003	3313 BRANDON ST	09/25/23	WD	\$5,200.0	\$26,000	\$22,000	84.62	50.0	100.0	0.12	\$104	50.00	505	100 DEPTH
40-23-228-019	1430 BRABYN AVE	02/17/23	WD	\$9,000.0	\$45,000	\$28,500	63.33	83.9	110.0	0.20	\$107	80.00	505	100 DEPTH
40-23-231-023	1502 DOWNEY ST	09/27/21	WD	\$6,000.0	\$30,000	\$24,000	80.00	54.8	120.0	0.14	\$110	50.00	505	100 DEPTH
40-23-161-013	3117 CHICAGO BLVD	12/01/21	WD	\$5,600.0	\$28,000	\$21,800	77.86	50.0	100.0	0.12	\$112	50.00	505	100 DEPTH
40-23-179-020	3002 BRANDON ST	07/23/21	WD	\$5,690.0	\$28,450	\$20,200	71.00	50.0	100.0	0.12	\$114	50.00	505	100 DEPTH
40-23-228-019	1430 BRABYN AVE	04/16/21	WD	\$11,000.0	\$55,000	\$28,500	51.82	83.9	110.0	0.20	\$131	80.00	505	100 DEPTH
40-23-254-003	1533 BRADLEY AVE	07/28/21	WD	\$7,000.0	\$35,000	\$32,400	92.57	52.4	109.8	0.13	\$134	50.00	505	100 DEPTH
40-23-212-005	1523 MONTERAY AVE	04/27/21	WD	\$13,000.0	\$65,000	\$33,600	51.69	96.0	144.0	0.26	\$135	80.00	505	100 DEPTH
40-23-228-015	1412 BRABYN AVE	07/25/22	WD	\$11,400.0	\$57,000	\$32,200	56.49	83.2	216.4	0.10	\$137	80.00	505	100 DEPTH
40-23-302-012	3501 BRANDON ST	09/15/23	WD	\$7,000.0	\$35,000	\$22,700	64.86	50.0	100.0	0.12	\$140	50.00	505	100 DEPTH
40-23-231-007	1425 LINCOLN DR	04/30/21	WD	\$13,000.0	\$65,000	\$29,800	45.85	87.6	120.0	0.22	\$148	80.00	505	100 DEPTH
40-23-251-021	2730 BRANDON ST	12/09/22	WD	\$6,000.0	\$30,000	\$17,700	59.00	40.0	100.0	0.09	\$150	40.00	505	100 DEPTH
40-23-210-001	1401 GAINEY AVE	09/09/21	WD	\$14,400.0	\$72,000	\$33,700	46.81	92.3	94.3	0.21	\$156	95.07	505	100 DEPTH
40-23-302-016	3405 BRANDON ST	03/22/23	WD	\$8,000.0	\$40,000	\$23,100	57.75	50.0	100.0	0.12	\$160	50.00	505	100 DEPTH
40-23-252-009	2729 BRANDON ST	08/14/23	WD	\$6,500.0	\$32,500	\$22,400	68.92	40.0	99.9	0.09	\$163	40.00	505	100 DEPTH
40-23-228-005	1419 IRENE AVE	09/16/22	WD	\$7,000.0	\$35,000	\$22,200	63.43	42.0	110.0	0.10	\$167	40.00	505	100 DEPTH
40-13-376-002	1732 CRESCENT DR	02/15/22	WD	\$7,600.0	\$38,000	\$23,200	61.05	44.4	106.5	0.11	\$171	43.00	505	100 DEPTH
40-23-179-005	3013 CHICAGO BLVD	11/05/21	WD	\$9,180.0	\$45,900	\$24,600	53.59	50.0	100.0	0.12	\$184	50.00	505	100 DEPTH
40-23-181-010	2909 BRANDON ST	01/04/22	WD	\$9,200.0	\$46,000	\$22,000	47.83	50.0	100.0	0.12	\$184	50.00	505	100 DEPTH
40-23-207-007	1425 BEAVER AVE	05/06/21	WD	\$9,000.0	\$45,000	\$20,100	44.67	46.5	135.0	0.12	\$194	40.00	505	100 DEPTH
40-23-181-021	2922 YALE ST	08/04/21	WD	\$9,800.0	\$49,000	\$27,200	55.51	50.0	100.0	0.12	\$196	50.00	505	100 DEPTH
40-23-208-001	2645 CUMINGS AVE	09/30/22	WD	\$17,000.0	\$85,000	\$27,100	31.88	82.7	96.2	0.19	\$206	84.30	505	100 DEPTH
40-23-301-027	3406 BRANDON ST	12/06/22	WD	\$10,600.0	\$53,000	\$25,600	48.30	50.0	100.0	0.12	\$212	50.00	505	100 DEPTH
40-23-210-006	1431 GAINEY AVE	06/06/22	WD	\$19,800.0	\$99,000	\$40,100	40.51	88.8	96.3	0.20	\$223	90.45	505	100 DEPTH
40-23-211-001	2645 CHICAGO BLVD	06/26/23	WD	\$19,000.0	\$95,000	\$29,600	31.16	84.3	111.0	0.20	\$225	80.00	505	100 DEPTH
40-23-231-012	1501 LINCOLN DR	10/26/21	WD	\$13,900.0	\$69,500	\$25,600	36.83	61.5	120.2	0.16	\$226	56.06	505	100 DEPTH
40-23-162-015	3117 BRANDON ST	06/13/22	WD	\$11,600.0	\$58,000	\$17,900	30.86	50.0	100.0	0.12	\$232	50.00	505	100 DEPTH
40-23-184-007	2821 YALE ST	10/22/21	WD	\$11,980.0	\$59,900	\$27,400	45.74	50.0	100.0	0.12	\$240	50.00	505	100 DEPTH
40-23-182-010	2809 BRANDON ST	04/19/21	WD	\$12,000.0	\$60,000	\$23,600	39.33	50.0	100.0	0.12	\$240	50.00	505	100 DEPTH
40-23-251-010	2719 CHICAGO BLVD	01/26/23	WD	\$12,000.0	\$60,000	\$21,400	35.67	50.0	100.0	0.12	\$240	50.00	505	100 DEPTH
40-23-207-007	1425 BEAVER AVE	06/22/22	WD	\$11,400.0	\$57,000	\$20,100	35.26	46.5	135.0	0.12	\$245	40.00	505	100 DEPTH
40-23-231-014	1404 DOWNEY ST	02/04/22	WD	\$13,800.0	\$69,000	\$30,400	44.06	54.8	120.0	0.14	\$252	50.00	505	100 DEPTH
40-23-162-034	3114 YALE ST	05/31/22	WD	\$12,800.0	\$64,000	\$28,800	45.00	50.0	100.0	0.12	\$256	50.00	505	100 DEPTH
40-23-179-028	2902 BRANDON ST	10/14/22	WD	\$12,800.0	\$64,000	\$27,200	42.50	50.0	100.0	0.12	\$256	50.00	505	100 DEPTH
40-23-231-001	1401 LINCOLN DR	11/17/21	WD	\$13,400.0	\$67,000	\$24,200	36.12	51.6	120.0	0.13	\$260	47.10	505	100 DEPTH
40-24-103-001	1225 BOSTON AVE	05/26/23	WD	\$15,000.0	\$75,000	\$25,300	33.73	57.0	130.0	0.15	\$263	50.00	505	100 DEPTH
40-23-180-001	2845 CHICAGO BLVD	10/15/21	WD	\$13,200.0	\$66,000	\$27,700	41.97	50.0	100.0	0.12	\$264	50.00	505	100 DEPTH
40-23-207-001	1401 BEAVER AVE	06/01/21	LC	\$13,000.0	\$65,000	\$20,000	30.77	48.5	135.0	0.13	\$268	41.70	505	100 DEPTH
40-23-181-022	2918 YALE ST	04/08/22	WD	\$14,000.0	\$70,000	\$24,700	35.29	50.0	100.0	0.12	\$280	50.00	505	100 DEPTH
40-23-303-011	3509 YALE ST	09/29/21	WD	\$14,000.0	\$70,000	\$29,400	42.00	50.0	100.0	0.12	\$280	50.00	505	100 DEPTH
40-23-179-014	3022 BRANDON ST	07/14/23	WD	\$14,200.0	\$71,000	\$25,400	35.77	50.0	100.0	0.12	\$284	50.00	505	100 DEPTH
40-23-232-013	1402 WOODCROFT AVE	06/02/21	WD	\$16,200.0	\$81,000	\$27,400	33.83	56.9	132.3	0.15	\$285	49.48	505	100 DEPTH
40-23-253-004	2745 YALE ST	12/03/21	WD	\$17,600.0	\$88,000	\$27,900	31.70	60.0	100.0	0.14	\$293	60.00	505	100 DEPTH

Land Table 505

40-23-304-016	3109 YALE ST	10/25/21	WD	\$14,900.0	\$74,500	\$27,500	36.91	50.0	100.0	0.12	\$298	50.00	505	100 DEPTH
40-23-181-016	3014 YALE ST	03/21/23	WD	\$15,000.0	\$75,000	\$31,600	42.13	50.0	100.0	0.12	\$300	50.00	505	100 DEPTH
40-23-162-026	3302 YALE ST	03/18/22	WD	\$15,300.0	\$76,500	\$27,600	36.08	50.0	100.0	0.12	\$306	50.00	505	100 DEPTH
40-23-233-015	1420 DURAND ST	09/09/21	WD	\$17,600.0	\$88,000	\$45,600	51.82	55.9	125.0	0.14	\$315	50.00	505	100 DEPTH
40-23-254-009	1530 MONTERAY AVE	05/26/21	WD	\$20,000.0	\$100,000	\$43,500	43.50	62.9	110.0	0.15	\$318	60.00	505	100 DEPTH
40-23-182-019	2826 YALE ST	09/27/22	WD	\$15,919.8	\$79,599	\$29,100	36.56	50.0	100.0	0.12	\$318	50.00	505	100 DEPTH
40-23-252-023	2742 YALE ST	04/07/21	WD	\$13,200.0	\$66,000	\$24,200	36.67	40.0	100.0	0.09	\$330	40.00	505	100 DEPTH
40-23-162-009	3217 BRANDON ST	08/31/23	WD	\$16,800.0	\$84,000	\$28,900	34.40	50.0	100.0	0.12	\$336	50.00	505	100 DEPTH
40-23-162-031	3206 YALE ST	09/02/21	WD	\$17,000.0	\$85,000	\$36,700	43.18	50.0	100.0	0.12	\$340	50.00	505	100 DEPTH
40-23-181-019	3002 YALE ST	08/28/23	WD	\$17,000.0	\$85,000	\$26,900	31.65	50.0	100.0	0.12	\$340	50.00	505	100 DEPTH
40-23-302-017	3401 BRANDON ST	06/02/23	WD	\$17,000.0	\$85,000	\$27,000	31.76	50.0	100.0	0.12	\$340	50.00	505	100 DEPTH
40-23-232-006	1423 DOWNEY ST	07/16/21	WD	\$20,000.0	\$100,000	\$38,900	38.90	57.4	132.0	0.15	\$348	50.00	505	100 DEPTH
40-23-252-001	2769 BRANDON ST	05/22/23	WD	\$14,400.0	\$72,000	\$29,500	40.97	40.0	100.0	0.09	\$360	40.00	505	100 DEPTH
40-23-302-014	3413 BRANDON ST	08/24/23	WD	\$18,000.0	\$90,000	\$23,100	25.67	50.0	100.0	0.12	\$360	50.00	505	100 DEPTH
40-23-304-015	3113 YALE ST	11/22/22	WD	\$18,000.0	\$90,000	\$30,600	34.00	50.0	100.0	0.12	\$360	50.00	505	100 DEPTH
40-23-213-005	1527 GAINNEY AVE	08/20/21	LC	\$17,000.0	\$85,000	\$29,000	34.12	46.4	86.0	0.10	\$367	50.00	505	100 DEPTH
40-23-211-005	1502 MONTERAY AVE	10/31/22	WD	\$26,980.0	\$134,900	\$39,800	29.50	73.4	110.0	0.18	\$367	70.00	505	100 DEPTH
40-23-254-016	1563 BRADLEY AVE	12/02/21	WD	\$18,800.0	\$94,000	\$36,500	38.83	50.2	109.3	0.12	\$375	48.00	505	100 DEPTH
40-23-211-006	1510 MONTERAY AVE	12/13/21	WD	\$19,800.0	\$99,000	\$34,700	35.05	52.4	110.0	0.13	\$378	50.00	505	100 DEPTH
40-23-162-020	3322 YALE ST	03/31/23	WD	\$19,000.0	\$95,000	\$33,200	34.95	50.0	100.0	0.12	\$380	50.00	505	100 DEPTH
40-23-179-017	3010 BRANDON ST	07/31/23	WD	\$19,800.0	\$99,000	\$33,700	34.04	50.0	100.0	0.12	\$396	50.00	505	100 DEPTH
40-23-304-007	3301 YALE ST	05/06/22	WD	\$20,200.0	\$101,000	\$27,300	27.03	50.0	100.0	0.12	\$404	50.00	505	100 DEPTH
40-23-231-029	2306 MILLER RD	01/10/22	WD	\$31,000.0	\$155,000	\$58,300	37.61	76.2	159.6	0.22	\$407	60.33	505	100 DEPTH
40-23-253-027	2701 YALE ST	04/28/23	WD	\$16,800.0	\$84,000	\$21,500	25.60	40.0	100.0	0.09	\$420	40.00	505	100 DEPTH
40-23-303-006	3529 YALE ST	11/14/22	WD	\$21,100.0	\$105,500	\$34,000	32.23	50.0	100.0	0.12	\$422	50.00	505	100 DEPTH
40-23-252-031	2714 YALE ST	05/30/23	WD	\$17,200.0	\$86,000	\$21,300	24.77	40.0	100.0	0.09	\$430	40.00	505	100 DEPTH
40-23-254-003	1533 BRADLEY AVE	01/20/22	WD	\$23,000.0	\$115,000	\$32,400	28.17	52.4	109.8	0.13	\$439	50.00	505	100 DEPTH
40-13-364-005	1731 CRESCENT DR	02/24/22	WD	\$29,000.0	\$145,000	\$25,200	17.38	56.6	105.8	0.13	\$512	55.00	505	100 DEPTH
40-23-213-008	1502 IRENE AVE	09/06/22	WD	\$24,800.0	\$124,000	\$39,500	31.85	48.2	88.6	0.10	\$515	51.20	505	100 DEPTH
											avg	\$263		
											Med	\$260		
40-24-101-019	1402 IDA AVE	09/23/21	WD	\$17,000.0	\$85,000	\$47,400	55.76	52.9	156.0	0.18	\$321	50.15	505	140 DEPTH
40-23-212-001	1501 MONTERAY AVE	09/08/23	WD	\$26,000.0	\$130,000	\$0	0.00	75.8	155.1	0.26	\$343	72.06	505	140 DEPTH
40-24-102-003	1321 IDA AVE	02/08/22	WD	\$18,600.0	\$93,000	\$29,300	31.51	50.8	144.8	0.17	\$366	50.00	505	140 DEPTH
40-24-101-018	1324 IDA AVE	04/28/23	WD	\$25,400.0	\$127,000	\$60,300	47.48	46.1	159.0	0.16	\$550	43.30	505	140 DEPTH
											Avg	\$395		
40-23-305-009	3517 MILLER RD	06/01/23	WD	\$14,300.0	\$71,500	\$33,200	46.43	101.7	139.7	0.28	\$141	86.05	505	MILLER RD
40-24-102-011	1968 MILLER RD	10/10/22	WD	\$16,480.0	\$82,400	\$49,400	59.95	116.3	160.5	0.34	\$142	91.76	505	MILLER RD
40-23-305-077	3425 MILLER RD	03/16/23	WD	\$16,600.0	\$83,000	\$32,700	39.40	94.6	139.7	0.26	\$176	80.00	505	MILLER RD
40-23-305-019	3313 MILLER RD	05/20/22	WD	\$11,000.0	\$55,000	\$31,400	57.09	57.0	130.0	0.15	\$193	50.00	505	MILLER RD
40-23-305-016	3401 MILLER RD	07/13/23	WD	\$17,400.0	\$87,000	\$36,200	41.61	82.7	139.7	0.22	\$210	70.00	505	MILLER RD
40-23-305-009	3517 MILLER RD	09/15/23	WD	\$22,000.0	\$110,000	\$33,200	30.18	101.7	139.7	0.28	\$216	86.05	505	MILLER RD
40-23-183-014	3022 MILLER RD	03/11/22	WD	\$23,000.0	\$115,000	\$38,500	33.48	100.0	100.0	0.23	\$230	100.00	505	MILLER RD
40-23-304-023	3314 MILLER RD	12/20/22	WD	\$14,000.0	\$70,000	\$24,400	34.86	50.0	100.0	0.12	\$280	50.00	505	MILLER RD

**Land Table 505**

40-23-305-030	3023 MILLER RD	04/21/22	WD	\$23,000.0	\$115,000	\$35,600	30.96	70.1	120.0	0.18	\$328	64.00	505	MILLER RD
40-23-212-025	2602 MILLER RD	02/04/22	WD	\$23,000.0	\$115,000	\$34,400	29.91	56.8	140.0	0.15	\$405	48.00	505	MILLER RD
<b>Avg</b>											<b>\$232</b>			

Around \$15000  
 \$215/FF (100 ft)  
 \$300/FF (140 ft)  
 \$225/FF (Miller Rd)

40-23-305-083	MILLER RD	10/26/22	WD	\$5,000.0	\$5,000	\$11,800	236.00	118.3	140.0	0.32	\$42	100.00	505	MILLER RD
---------------	-----------	----------	----	-----------	---------	----------	--------	-------	-------	------	------	--------	-----	-----------



Land Table 510

Around \$45000

40-23-401-030 1860 HAMPDEN RD 08/12/21 WD \$17,000.0 \$85,000 \$99,500 117.06 118.3 175.9 0.89 0.96 \$0.44 118.33 510

SF	Ac		
2,500	0.06	\$6,875.00	
5,000	0.11	\$13,750.00	
7,500	0.17	\$20,625.00	
10,000	0.23	\$27,500.00	
12,500	0.29	\$34,375.00	
15,000	0.34	\$37,125.00	
20,000	0.46	\$35,750.00	\$1.79
25,000	0.57	\$44,687.50	
30,000	0.69	\$53,625.00	
40,000	0.92	\$48,262.50	
50,000	1.15	\$67,031.25	
60,000	1.38	\$76,415.63	
87,120	2.00	\$87,120.00	
130,680	3.00	\$130,680.00	
174,240	4.00	\$174,240.00	
217,800	5.00		
435,600	10.00		
653,400	15.00		
871,200	20.00		
1,089,000	25.00		
Average Value	50	\$2.75	
		\$1.79	75%
		\$1.34	75%
		\$1.27	75%
		\$1.00	



**Land Table 515**

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Net Acres	Total Acres	20%/SqFt	Actual Front	Land Table
40-24-106-008	2101 RADCLIFFE AVE	12/29/21	WD	\$22,400.0	\$112,000	\$60,100	53.66	97.6	122.6	0.28	0.28	\$1.87	97.55	R-515
40-24-152-002	1805 RAMSAY BLVD	04/03/23	WD	\$37,980.0	\$189,900	\$87,400	46.02	101.5	120.0	0.28	0.28	\$3.11	101.47	R-515
40-23-278-008	2307 RADCLIFFE AVE	06/15/22	WD	\$33,200.0	\$166,000	\$56,900	34.28	65.0	145.0	0.22	0.22	\$3.53	65.00	R-515
40-24-151-003	2211 COLFAX AVE	12/06/21	WD	\$39,000.0	\$195,000	\$102,000	52.31	72.7	130.8	0.22	0.22	\$4.11	72.67	R-515
40-24-104-003	2214 RADCLIFFE AVE	06/24/22	WD	\$56,000.0	\$280,000	\$99,800	35.64	65.0	145.0	0.22	0.22	\$5.95	65.00	R-515
												\$3.71		
40-24-153-003	1919 CAMBRIDGE AVE	05/13/21	WD	\$33,000.0	\$165,000	\$99,700	60.42	136.1	98.1	0.31	0.31	\$2.48	136.08	R-515
40-24-104-002	2101 MILLER RD	01/14/22	WD	\$34,000.0	\$170,000	\$120,700	71.00	90.0	150.0	0.31	0.31	\$2.52	90.00	R-515
40-24-105-001	2023 MILLER RD	08/08/22	WD	\$39,600.0	\$198,000	\$78,400	39.60	95.0	150.0	0.33	0.33	\$2.78	95.00	R-515
40-24-152-011	1910 CAMBRIDGE AVE	06/29/22	WD	\$36,275.0	\$181,375	\$86,900	47.91	70.0	186.1	0.30	0.30	\$2.79	70.00	R-515
40-24-106-011	2212 COLFAX AVE	09/09/22	WD	\$42,000.0	\$210,000	\$96,300	45.86	71.5	175.2	0.29	0.29	\$3.36	71.48	R-515
												\$2.78		
40-24-151-005	1910 RAMSAY BLVD	09/29/22	WD	\$59,000.0	\$295,000	\$113,800	38.58	136.1	142.1	0.44	0.44	\$3.05	136.10	R-515
			<b>avg</b>		<b>\$39,314.1</b>									

Around \$36000  
n/a

SF	Ac			
2,500	0.06	\$7,500.00		
5,000	0.11	\$15,000.00	\$1.60	75%
7,500	0.17	\$22,500.00	\$1.00	
10,000	0.23	\$30,000.00		
12,500	0.29	\$37,500.00		
15,000	0.34	\$40,500.00		
20,000	0.46	\$45,000.00	\$2.25	
25,000	0.57	\$56,250.00		
30,000	0.69	\$67,500.00		
40,000	0.92	\$72,000.00		
50,000	1.15	\$80,156.25		
60,000	1.38	\$96,187.50		
Average Value	\$0	\$3.00		
		\$2.25	75%	
		\$1.69	75%	

Land Table 525

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effic. Front	Depth	Net Acres	Total Acres	20%/FF	Actual Front	Land Table
41-19-433-020	3308 S SAGINAW ST	12/01/21	QC	\$2,000.0	\$10,000	\$6,600	66.00	40.3	97.8	0.09	0.09	\$50	40.73	R-525
41-19-276-026	131 E TOBIAS ST	05/27/22	LC	\$4,000.0	\$20,000	\$15,600	78.00	42.3	112.1	0.10	0.10	\$94	40.00	R-525
41-18-380-007	1437 OAK ST	11/16/22	WD	\$3,900.0	\$19,500	\$11,500	58.97	40.2	100.9	0.09	0.09	\$97	40.00	R-525
41-18-381-012	1511 TACOMA ST	05/13/21	WD	\$4,000.0	\$20,000	\$15,400	77.00	40.0	100.0	0.09	0.09	\$100	40.00	R-525
41-19-276-012	136 BRUCE ST	11/30/21	WD	\$4,400.0	\$22,000	\$15,600	70.91	42.3	112.1	0.10	0.10	\$104	40.00	R-525
41-18-382-016	1604 CHURCH ST	09/03/21	LC	\$19,000.0	\$95,000	\$30,500	32.11	176.2	354.2	0.51	0.34	\$108	139.66	R-525
41-19-254-041	213 W TOBIAS ST	04/08/22	WD	\$5,000.0	\$25,000	\$15,900	63.60	45.6	130.0	0.12	0.12	\$110	40.00	R-525
41-19-432-004	214 E BELVIDERE AVE	07/19/22	WD	\$4,400.0	\$22,000	\$12,800	58.18	40.0	100.0	0.09	0.09	\$110	40.00	R-525
41-19-434-012	136 MADISON AVE	06/25/21	WD	\$8,800.0	\$44,000	\$16,000	36.36	80.0	200.0	0.18	0.09	\$110	80.00	R-525
41-19-131-008	636 PARTRIDGE ST	12/27/22	WD	\$5,000.0	\$25,000	\$14,300	57.20	45.0	100.0	0.10	0.10	\$111	45.00	R-525
41-19-252-039	2500 S SAGINAW ST	02/09/22	WD	\$9,000.0	\$45,000	\$21,200	47.11	80.6	108.3	0.19	0.19	\$112	77.44	R-525
41-19-437-059	226 E LAKEVIEW AVE	03/29/22	WD	\$5,020.0	\$25,100	\$11,800	47.01	38.6	93.3	0.09	0.09	\$130	40.00	R-525
41-19-205-019	2034 CHURCH ST	12/07/21	WD	\$5,200.0	\$26,000	\$11,100	42.69	40.0	100.0	0.09	0.09	\$130	40.00	R-525
40-24-276-003	2108 BROOKS ST	08/09/22	WD	\$7,200.0	\$36,000	\$13,800	38.33	54.4	118.4	0.14	0.14	\$132	50.00	R-525
41-18-381-019	1613 TACOMA ST	08/11/22	WD	\$5,480.0	\$27,400	\$10,100	36.86	40.0	100.0	0.09	0.09	\$137	40.00	R-525
41-18-379-033	426 RASCH CT	02/28/22	WD	\$8,000.0	\$40,000	\$18,700	46.75	55.2	125.2	0.14	0.14	\$145	49.33	R-525
40-24-229-003	2021 BROOKS ST	01/06/23	WD	\$7,200.0	\$36,000	\$13,100	36.39	49.3	151.8	0.14	0.14	\$146	40.00	R-525
41-19-435-003	208 MADISON AVE	07/13/22	WD	\$6,000.0	\$30,000	\$10,000	33.33	40.0	100.0	0.09	0.09	\$150	40.00	R-525
41-19-429-018	213 E BELVIDERE AVE	12/03/21	WD	\$7,200.0	\$36,000	\$17,300	48.06	40.0	100.0	0.09	0.09	\$180	40.00	R-525
41-18-381-012	1511 TACOMA ST	03/31/23	WD	\$7,500.0	\$37,500	\$15,400	41.07	40.0	100.0	0.09	0.09	\$188	40.00	R-525
41-19-437-059	226 E LAKEVIEW AVE	04/12/22	WD	\$7,800.0	\$39,000	\$11,800	30.26	38.6	93.3	0.09	0.09	\$202	40.00	R-525
41-19-252-039	2500 S SAGINAW ST	12/14/22	WD	\$20,600.0	\$103,000	\$21,200	20.58	80.6	108.3	0.19	0.19	\$256	77.44	R-525
41-19-437-007	128 E LAKEVIEW AVE	05/19/22	WD	\$11,200.0	\$56,000	\$19,800	35.36	43.6	118.8	0.11	0.11	\$257	40.00	R-525
40-24-231-027	1022 BARLOW AVE	03/29/22	WD	\$21,000.0	\$105,000	\$30,000	28.57	57.4	132.0	0.68	0.68	\$366	50.00	R-525
			<b>Avg</b>		<b>\$7,870.8</b>						<b>Avg</b>	<b>\$147</b>		
			<b>Med</b>		<b>\$6,600</b>									

Around \$6000  
\$100/FF

Outlier

41-19-276-007	116 BRUCE ST	09/10/21	WD	\$2,400.0	\$12,000	\$12,000	100.00	42.3	112.1	0.10	0.10	#REF!	40.00	R-525
---------------	--------------	----------	----	-----------	----------	----------	--------	------	-------	------	------	-------	-------	-------

**Land Table 530**

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table	Rate Group 1
40-24-376-056	3109 BRIARWOOD DR	09/23/21	WD	\$15,000.0	\$75,000	\$39,700	52.93	119.0	136.4	0.32	\$126	101.92	R-530	100 DEPTH
40-24-378-035	1713 BAYBERRY LN	09/12/23	WD	\$8,320.0	\$41,600	\$30,800	74.04	61.2	104.2	0.14	\$136	60.00	R-530	100 DEPTH
40-24-378-012	1818 CARMANBROOK PKWY	04/30/21	WD	\$13,200.0	\$66,000	\$36,100	54.70	69.3	100.0	0.16	\$190	69.33	R-530	100 DEPTH
40-24-376-077	3619 BRIARWOOD DR	09/13/23	WD	\$12,500.0	\$62,500	\$30,100	48.16	60.0	100.0	0.14	\$208	60.00	R-530	100 DEPTH
40-24-378-043	3624 BRIARWOOD DR	07/13/23	WD	\$18,980.0	\$94,900	\$35,200	37.09	80.6	90.0	0.18	\$235	85.00	R-530	100 DEPTH
40-24-376-049	1724 BRIARWOOD DR	06/11/21	WD	\$16,400.0	\$82,000	\$34,900	42.56	68.2	110.0	0.16	\$241	65.00	R-530	100 DEPTH
40-24-376-046	1802 BRIARWOOD DR	12/13/22	WD	\$19,000.0	\$95,000	\$40,200	42.32	78.5	144.9	0.22	\$242	65.23	R-530	100 DEPTH
40-24-377-032	3112 BRIARWOOD DR	05/19/23	WD	\$18,580.0	\$92,900	\$37,400	40.26	71.6	131.8	0.19	\$260	62.33	R-530	100 DEPTH
40-24-377-003	1926 BAYBERRY LN	08/22/23	WD	\$21,800.0	\$109,000	\$32,500	29.82	77.5	149.8	0.22	\$281	63.36	R-530	100 DEPTH
40-24-378-004	1937 BAYBERRY LN	03/02/23	WD	\$18,980.0	\$94,900	\$38,500	40.57	66.1	100.8	0.15	\$287	65.82	R-530	100 DEPTH
40-24-378-012	1818 CARMANBROOK PKWY	04/21/23	WD	\$21,800.0	\$109,000	\$36,100	33.12	69.3	100.0	0.16	\$314	69.33	R-530	100 DEPTH
			avg	\$16,778.2						avg	\$229			
40-24-376-182	1729 CARMANBROOK PKWY	01/12/22	WD	\$17,080.0	\$85,400	\$40,400	47.31	100.2	358.9	0.58	\$170	70.00	R-530	150 DEPTH
40-24-376-186	1819 CARMANBROOK PKWY	04/22/22	WD	\$18,000.0	\$90,000	\$40,400	44.89	86.9	318.1	0.47	\$207	64.47	R-530	150 DEPTH
40-24-376-189	1919 CARMANBROOK PKWY	01/25/23	WD	\$21,000.0	\$105,000	\$51,000	48.57	97.6	296.1	0.51	\$215	75.00	R-530	150 DEPTH
40-24-376-179	1747 CARMANBROOK PKWY	07/07/23	WD	\$20,800.0	\$104,000	\$44,700	42.98	90.9	402.0	0.55	\$229	60.00	R-530	150 DEPTH
40-24-376-178	1825 CARMANBROOK PKWY	03/23/23	WD	\$22,000.0	\$110,000	\$46,800	42.55	87.2	271.3	0.44	\$252	70.00	R-530	150 DEPTH
40-24-376-039	1902 BRIARWOOD DR	09/15/22	WD	\$21,980.0	\$109,900	\$36,100	32.85	50.9	150.0	0.19	\$432	55.00	R-530	150 DEPTH
			avg	\$20,143.3							\$251			

Around \$20000  
 \$220/FF (100 ft)  
 \$220/FF (150 ft)

40-24-376-039	1902 BRIARWOOD DR	05/19/21	WD	\$9,000.0	\$45,000	\$36,100	80.22	50.9	150.0	0.19	\$177	55.00	R-530	150 DEPTH
---------------	-------------------	----------	----	-----------	----------	----------	-------	------	-------	------	-------	-------	-------	-----------

Land Table 535

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
40-24-478-009	1301 VERMILYA AVE	06/08/23	WD	\$2,400.0	\$12,000	\$11,900	99.17	40.0	100.0	0.09	\$60	40.00	R-535
40-24-478-036	1321 VERMILYA AVE	03/18/22	WD	\$5,200.0	\$26,000	\$17,100	65.77	80.0	100.0	0.18	\$65	80.00	R-535
40-24-481-043	1138 PETTIBONE AVE	10/27/21	WD	\$5,300.0	\$26,500	\$11,500	43.40	80.0	100.0	0.18	\$66	80.00	R-535
40-24-453-004	1633 LINCOLN AVE	05/28/23	QC	\$3,000.0	\$15,000	\$13,300	88.67	45.0	100.0	0.10	\$67	45.00	R-535
40-24-480-006	1309 LINCOLN AVE	12/23/21	WD	\$2,700.0	\$13,500	\$9,000	66.67	40.0	100.0	0.09	\$68	40.00	R-535
40-24-482-019	1322 WALDMAN AVE	07/05/22	QC	\$6,000.0	\$30,000	\$18,600	62.00	80.0	100.0	0.18	\$75	80.00	R-535
40-24-453-007	1625 LINCOLN AVE	12/02/21	WD	\$3,600.0	\$18,000	\$13,200	73.33	45.0	100.0	0.10	\$80	45.00	R-535
40-24-483-009	1105 PETTIBONE AVE	08/02/22	WD	\$3,300.0	\$16,500	\$13,100	79.39	40.0	100.0	0.09	\$83	40.00	R-535
40-24-453-042	1610 PETTIBONE AVE	02/15/23	WD	\$8,000.0	\$40,000	\$16,900	42.25	90.0	200.0	0.10	\$89	90.00	R-535
40-24-454-045	1524 WALDMAN AVE	11/04/22	WD	\$8,000.0	\$40,000	\$20,600	51.50	90.0	100.0	0.21	\$89	90.00	R-535
40-24-481-043	1138 PETTIBONE AVE	05/09/22	WD	\$7,200.0	\$36,000	\$11,500	31.94	80.0	100.0	0.18	\$90	80.00	R-535
40-24-476-027	1218 VERMILYA AVE	05/10/23	WD	\$3,800.0	\$19,000	\$9,900	52.11	40.0	100.0	0.09	\$95	40.00	R-535
40-24-480-034	1317 LINCOLN AVE	07/29/21	WD	\$7,800.0	\$39,000	\$19,300	49.49	80.0	100.0	0.18	\$98	80.00	R-535
40-24-428-016	1023 BARRIE AVE	08/06/21	WD	\$3,750.0	\$18,750	\$11,000	58.67	37.9	90.0	0.08	\$99	40.00	R-535
40-24-453-026	1425 LINCOLN AVE	04/05/22	WD	\$8,000.0	\$40,000	\$18,400	46.00	80.0	200.0	0.09	\$100	80.00	R-535
40-24-454-045	1524 WALDMAN AVE	01/26/23	WD	\$9,000.0	\$45,000	\$20,600	45.78	90.0	100.0	0.21	\$100	90.00	R-535
40-24-482-003	1321 PETTIBONE AVE	08/11/22	WD	\$6,000.0	\$30,000	\$15,100	50.33	60.0	100.0	0.14	\$100	60.00	R-535
40-24-476-009	1229 NEUBERT AVE	06/07/21	WD	\$4,200.0	\$21,000	\$10,000	47.62	40.0	100.1	0.09	\$105	40.00	R-535
40-24-482-019	1322 WALDMAN AVE	04/13/23	WD	\$8,400.0	\$42,000	\$18,600	44.29	80.0	100.0	0.18	\$105	80.00	R-535
40-24-480-027	1222 PETTIBONE AVE	11/08/21	WD	\$4,450.0	\$22,250	\$15,400	69.21	40.0	100.0	0.09	\$111	40.00	R-535
40-24-452-019	1418 LINCOLN AVE	04/20/22	WD	\$9,000.0	\$45,000	\$20,600	45.78	80.0	100.0	0.18	\$113	80.00	R-535
40-24-478-023	1306 LINCOLN AVE	10/06/21	WD	\$9,000.0	\$45,000	\$28,600	63.56	80.0	100.0	0.18	\$113	80.00	R-535
40-24-478-023	1306 LINCOLN AVE	09/07/22	WD	\$9,200.0	\$46,000	\$28,600	62.17	80.0	100.0	0.18	\$115	80.00	R-535
40-24-452-022	1406 LINCOLN AVE	04/13/23	WD	\$9,400.0	\$47,000	\$18,900	40.21	80.0	200.0	0.09	\$118	80.00	R-535
40-24-452-023	1402 LINCOLN AVE	04/13/23	WD	\$9,400.0	\$47,000	\$18,900	40.21	80.0	200.0	0.09	\$118	80.00	R-535
40-24-428-005	1121 BARRIE AVE	12/30/22	WD	\$5,000.0	\$25,000	\$17,300	69.20	37.9	90.0	0.08	\$132	40.00	R-535
40-24-455-046	1410 W ATHERTON RD	06/23/21	WD	\$10,600.0	\$53,000	\$31,200	58.87	80.0	100.0	0.18	\$133	80.00	R-535
40-24-431-011	1039 EDITH AVE	05/20/21	WD	\$11,000.0	\$55,000	\$37,300	67.82	82.5	213.1	0.09	\$133	80.00	R-535
40-24-278-035	2602 FENTON RD	04/06/22	WD	\$7,000.0	\$35,000	\$16,600	47.43	50.0	100.0	0.12	\$140	50.01	R-535
40-24-453-017	1525 LINCOLN AVE	05/06/21	WD	\$5,600.0	\$28,000	\$13,500	48.21	40.0	100.0	0.09	\$140	40.00	R-535
40-24-477-025	1102 VERMILYA AVE	01/05/22	WD	\$5,700.0	\$28,500	\$11,600	40.70	40.0	100.0	0.09	\$143	40.00	R-535
40-24-478-036	1321 VERMILYA AVE	08/09/22	WD	\$11,980.0	\$59,900	\$17,100	28.55	80.0	100.0	0.18	\$150	80.00	R-535
40-24-454-033	1634 WALDMAN AVE	04/28/23	WD	\$7,000.0	\$35,000	\$17,200	49.14	45.0	100.0	0.10	\$156	45.00	R-535
40-24-484-009	1221 WALDMAN AVE	06/24/21	WD	\$6,600.0	\$33,000	\$10,900	33.03	40.0	100.0	0.09	\$165	40.00	R-535
40-24-455-005	1625 WALDMAN AVE	07/16/21	WD	\$15,000.0	\$75,000	\$22,600	30.13	90.0	100.0	0.21	\$167	90.00	R-535
40-24-485-026	1032 W ATHERTON RD	03/23/23	WD	\$10,200.0	\$51,000	\$23,000	45.10	60.0	100.0	0.14	\$170	60.00	R-535
40-24-480-016	1201 LINCOLN AVE	12/28/22	WD	\$14,000.0	\$70,000	\$36,100	51.57	80.0	100.0	0.18	\$175	80.00	R-535
40-24-484-006	1309 WALDMAN AVE	04/14/23	WD	\$7,000.0	\$35,000	\$12,300	35.14	40.0	100.0	0.09	\$175	40.00	R-535
40-24-453-043	1606 PETTIBONE AVE	12/02/22	WD	\$8,000.0	\$40,000	\$17,700	44.25	45.0	100.0	0.10	\$178	45.00	R-535
40-24-485-025	1036 W ATHERTON RD	06/30/22	WD	\$7,200.0	\$36,000	\$16,000	44.44	40.0	100.0	0.09	\$180	40.00	R-535

**Land Table 535**

40-24-453-014	1537 LINCOLN AVE	08/06/21	WD	\$7,600.0	\$38,000	\$18,100	47.63	40.0	100.0	0.09	\$190	40.00	R-535
40-24-485-004	1129 WALDMAN AVE	04/07/22	WD	\$7,600.0	\$38,000	\$15,000	39.47	40.0	100.0	0.09	\$190	40.00	R-535
40-24-430-003	1141 VICTORIA AVE	02/15/23	WD	\$9,400.0	\$47,000	\$17,000	36.17	40.0	100.0	0.09	\$235	40.00	R-535
40-24-428-025	1118 SIMCOE AVE	07/27/22	WD	\$13,000.0	\$65,000	\$16,900	26.00	43.3	117.1	0.11	\$300	40.00	R-535
40-24-480-024	1302 PETTIBONE AVE	06/11/21	WD	\$12,400.0	\$62,000	\$23,400	37.74	40.0	100.0	0.09	\$310	40.00	R-535
40-24-480-001	1329 LINCOLN AVE	05/13/21	MLC	\$14,000.0	\$70,000	\$22,300	31.86	40.0	100.0	0.09	\$350	40.00	R-535
<b>Avg</b>				<b>\$7,651.7</b>							<b>\$135</b>		

---

Around \$6000  
\$125/FF

Land Table 540

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
41-19-335-016	648 FREEMAN AVE	04/12/21	WD	\$3,000.0	\$15,000	\$12,400	82.67	70.0	200.0	0.08	\$43	70.00	R-540
41-19-306-028	836 SIMCOE AVE	08/25/22	LC	\$4,000.0	\$20,000	\$15,200	76.00	83.9	86.9	0.18	\$48	90.00	R-540
41-19-333-038	632 VICTORIA AVE	12/17/21	WD	\$4,300.0	\$21,500	\$18,700	86.98	70.0	100.0	0.16	\$61	70.00	R-540
41-19-331-029	2902 S GRAND TRAVERSE	09/30/22	WD	\$2,200.0	\$11,000	\$5,100	46.36	33.4	100.0	0.08	\$66	33.40	R-540
41-19-378-033	736 LINCOLN AVE	06/30/22	WD	\$6,000.0	\$30,000	\$13,100	43.67	90.0	100.0	0.21	\$67	90.00	R-540
41-19-354-008	837 VERMILYA AVE	10/21/22	WD	\$6,000.0	\$30,000	\$21,700	72.33	87.5	100.0	0.20	\$69	87.50	R-540
41-19-306-004	839 BARRIE AVE	07/21/22	WD	\$6,000.0	\$30,000	\$19,000	63.33	85.4	90.0	0.19	\$70	90.00	R-540
41-19-335-024	626 FREEMAN AVE	11/17/21	WD	\$2,600.0	\$13,000	\$11,000	84.62	35.0	100.0	0.08	\$74	35.00	R-540
41-19-303-031	938 BARRIE AVE	10/10/22	WD	\$7,800.0	\$39,000	\$17,600	45.13	102.0	100.0	0.23	\$76	102.00	R-540
41-19-337-011	619 FREEMAN AVE	09/22/21	WD	\$2,700.0	\$13,500	\$8,200	60.74	35.0	100.0	0.08	\$77	35.00	R-540
41-19-354-018	846 LINCOLN AVE	06/13/22	WD	\$2,700.0	\$13,500	\$11,800	87.41	35.0	100.0	0.08	\$77	35.00	R-540
41-19-360-034	845 WALDMAN AVE	12/15/22	WD	\$6,000.0	\$30,000	\$11,000	36.67	70.0	100.0	0.16	\$86	70.00	R-540
41-19-358-025	825 PETTIBONE AVE	06/15/22	WD	\$9,600.0	\$48,000	\$24,100	50.21	105.0	100.0	0.24	\$91	105.00	R-540
41-19-301-008	924 BLOOR AVE	11/28/22	QC	\$4,000.0	\$20,000	\$15,600	78.00	41.6	85.6	0.09	\$96	45.00	R-540
41-19-336-004	745 FREEMAN AVE	07/26/22	WD	\$3,400.0	\$17,000	\$13,700	80.59	35.0	100.0	0.08	\$97	35.00	R-540
41-19-377-029	643 NEUBERT AVE	02/27/23	WD	\$5,600.0	\$28,000	\$14,000	50.00	55.0	149.5	0.15	\$102	45.00	R-540
41-19-330-019	716 SIMCOE AVE	10/04/21	WD	\$4,800.0	\$24,000	\$15,000	62.50	45.0	100.0	0.10	\$107	45.00	R-540
41-19-377-010	615 NEUBERT AVE	05/27/21	WD	\$8,000.0	\$40,000	\$15,700	39.25	74.4	153.4	0.08	\$107	85.00	R-540
41-19-377-011	NEUBERT AVE	05/27/21	WD	\$8,000.0	\$40,000	\$15,700	39.25	74.4	153.4	0.07	\$107	85.00	R-540
41-19-377-016	640 VERMILYA AVE	09/02/21	WD	\$4,200.0	\$21,000	\$11,500	54.76	38.6	73.5	0.08	\$109	45.00	R-540
41-19-379-023	620 LINCOLN AVE	05/25/21	OTH	\$4,900.0	\$24,500	\$12,700	51.84	45.0	100.0	0.10	\$109	45.00	R-540
41-19-304-009	815 BLOOR AVE	03/11/22	WD	\$4,800.0	\$24,000	\$12,800	53.33	43.2	102.4	0.10	\$111	42.70	R-540
41-19-330-002	758 SIMCOE AVE	05/11/22	WD	\$11,400.0	\$57,000	\$24,300	42.63	100.0	100.0	0.23	\$114	100.00	R-540
41-19-301-006	930 BLOOR AVE	04/06/21	WD	\$5,000.0	\$25,000	\$12,300	49.20	41.9	86.7	0.09	\$119	45.00	R-540
41-19-307-012	907 SIMCOE AVE	11/23/21	WD	\$5,600.0	\$28,000	\$15,600	55.71	45.4	68.1	0.09	\$123	55.00	R-540
41-19-376-005	743 NEUBERT AVE	11/19/21	WD	\$4,400.0	\$22,000	\$12,400	56.36	35.5	74.8	0.07	\$124	41.00	R-540
41-19-352-007	809 NEUBERT AVE	01/21/22	WD	\$5,400.0	\$27,000	\$9,800	36.30	42.8	73.2	0.08	\$126	50.00	R-540
41-19-337-012	615 FREEMAN AVE	09/09/21	WD	\$4,500.0	\$22,500	\$9,600	42.67	35.0	100.0	0.08	\$129	35.00	R-540
41-19-356-018	850 PETTIBONE AVE	08/11/21	WD	\$4,600.0	\$23,000	\$12,700	55.22	35.0	100.0	0.08	\$131	35.00	R-540
41-19-353-016	936 LINCOLN AVE	06/04/21	WD	\$5,980.0	\$29,900	\$16,800	56.19	45.0	100.0	0.10	\$133	45.00	R-540
41-19-304-015	840 BARRIE AVE	06/18/21	WD	\$6,000.0	\$30,000	\$13,200	44.00	45.0	100.0	0.10	\$133	45.00	R-540
41-19-304-016	836 BARRIE AVE	06/18/21	WD	\$6,000.0	\$30,000	\$15,100	50.33	45.0	100.0	0.10	\$133	45.00	R-540
41-19-337-022	632 NEUBERT AVE	12/15/22	WD	\$4,980.0	\$24,900	\$15,000	60.24	35.4	102.2	0.08	\$141	35.00	R-540
41-19-306-014	840 SIMCOE AVE	10/10/22	CD	\$5,940.0	\$29,700	\$15,100	50.84	42.0	87.2	0.09	\$141	45.00	R-540
41-19-159-022	918 OSSINGTON AVE	04/22/22	WD	\$5,000.0	\$25,000	\$14,300	57.20	35.3	102.0	0.08	\$141	35.00	R-540
41-19-379-015	644 LINCOLN AVE	03/16/22	WD	\$6,400.0	\$32,000	\$17,300	54.06	45.0	100.0	0.10	\$142	45.00	R-540
41-19-331-021	640 SIMCOE AVE	08/25/22	WD	\$5,200.0	\$26,000	\$9,300	35.77	35.0	100.0	0.08	\$149	35.00	R-540
41-19-306-013	844 SIMCOE AVE	11/08/21	WD	\$6,580.0	\$32,900	\$13,700	41.64	42.0	87.3	0.09	\$156	45.00	R-540
41-19-328-004	2819 CAMDEN AVE	12/15/21	WD	\$5,400.0	\$27,000	\$19,300	71.48	34.0	103.7	0.08	\$159	33.40	R-540
41-19-376-005	743 NEUBERT AVE	03/30/22	WD	\$5,800.0	\$29,000	\$12,400	42.76	35.5	74.8	0.07	\$164	41.00	R-540

Land Table 540

41-19-359-017	3710 BRUNSWICK AVE	04/26/22	WD	\$6,600.0	\$33,000	\$12,400	37.58	40.0	100.0	0.09	\$165	40.00	R-540
41-19-161-010	927 OSSINGTON AVE	01/27/23	WD	\$6,400.0	\$32,000	\$17,400	54.38	35.3	101.7	0.08	\$181	35.00	R-540
41-19-160-007	843 REMINGTON AVE	01/12/22	WD	\$8,200.0	\$41,000	\$17,900	43.66	44.4	102.0	0.10	\$185	44.00	R-540
41-19-353-011	919 VERMILYA AVE	11/30/21	LC	\$7,000.0	\$35,000	\$15,000	42.86	35.0	100.0	0.08	\$200	35.00	R-540
41-19-355-010	943 LINCOLN AVE	09/22/22	QC	\$7,000.0	\$35,000	\$14,500	41.43	35.0	100.0	0.08	\$200	35.00	R-540
41-19-331-022	636 SIMCOE AVE	04/26/21	WD	\$7,200.0	\$36,000	\$12,700	35.28	35.0	100.0	0.08	\$206	35.00	R-540
41-19-152-012	916 LEXINGTON AVE	07/15/22	WD	\$7,000.0	\$35,000	\$16,000	45.71	33.3	100.0	0.08	\$210	33.33	R-540
41-19-301-008	924 BLOOR AVE	03/22/23	WD	\$8,800.0	\$44,000	\$15,600	35.45	41.6	85.6	0.09	\$211	45.00	R-540
41-19-309-033	3106 CAMDEN AVE	09/28/22	WD	\$11,180.0	\$55,900	\$17,100	30.59	50.0	100.0	0.12	\$224	50.00	R-540
41-19-330-023	751 BARRIE AVE	08/09/21	WD	\$13,000.0	\$65,000	\$22,600	34.77	57.5	100.0	0.13	\$226	57.50	R-540
41-19-353-014	944 LINCOLN AVE	03/18/22	WD	\$10,400.0	\$52,000	\$17,800	34.23	45.0	100.0	0.10	\$231	45.00	R-540
41-19-354-019	842 LINCOLN AVE	05/19/22	WD	\$8,200.0	\$41,000	\$15,700	38.29	35.0	100.0	0.08	\$234	35.00	R-540
41-19-305-013	909 BARRIE AVE	11/10/22	WD	\$11,400.0	\$57,000	\$22,300	39.12	47.4	90.0	0.10	\$240	50.00	R-540
41-19-353-024	912 LINCOLN AVE	07/22/22	WD	\$12,000.0	\$60,000	\$23,300	38.83	49.3	93.7	0.11	\$243	51.00	R-540
41-19-336-021	718 NEUBERT AVE	04/26/21	WD	\$14,000.0	\$70,000	\$17,900	25.57	52.1	98.4	0.12	\$269	52.50	R-540
41-19-376-007	736 VERMILYA AVE	10/18/21	WD	\$15,926.0	\$79,630	\$18,700	23.48	54.9	148.7	0.15	\$290	45.00	R-540
41-19-379-024	616 LINCOLN AVE	03/22/22	WD	\$54,300.0	\$271,500	\$64,000	23.57	184.0	400.0	0.10	\$295	184.00	R-540
<b>Totals: Avg</b>				<b>\$7,427.8</b>							<b>\$142</b>		

Around \$6000  
\$120/FF

41-19-351-007	923 NEUBERT AVE	12/29/21	WD	\$4,000.0	\$20,000	\$40,400	202.00	117.9	143.3	0.08	#REF!	139.71	R-540
41-19-154-007	838 LEXINGTON AVE	06/02/22	WD	\$2,900.0	\$14,500	\$13,300	91.72	33.3	100.0	0.08	#REF!	33.33	R-540

Land Table 545

Parcel Number	Street Address	Sale Date	Instr.	Terms of Sale	Adj. Sale \$	Cur. Asmnt.	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Actual Front	Land Table	Rate Group 1	Type
41-20-277-027	2705 TERRACE DR	01/18/22	WD	\$38,800.0	\$194,000	\$95,000	48.97	\$209,469	\$43,870	\$39,791	132.6	249.0	0.37	0.19	\$293	127.49	R-545	115 AVG DEPTH	Standard
41-20-256-021	2606 TERRACE DR	09/10/21	WD	\$24,550.0	\$122,750	\$66,900	54.50	\$133,867	\$8,083	\$19,200	64.0	115.0	0.17	0.17	\$384	64.00	R-545	115 AVG DEPTH	Standard
41-20-277-032	1815 TERRACE CT	06/29/21	WD	\$26,000.0	\$130,000	\$66,100	50.85	\$132,136	\$17,446	\$19,582	65.3	136.4	0.19	0.19	\$398	59.93	R-545	115 AVG DEPTH	Standard
41-20-277-042	1826 TERRACE CT	07/19/22	WD	\$32,500.0	\$162,500	\$61,900	38.09	\$123,825	\$56,591	\$17,916	59.7	113.9	0.16	0.16	\$544	60.00	R-545	115 AVG DEPTH	Standard
41-20-277-034	1823 TERRACE CT	05/20/22	WD	\$36,400.0	\$182,000	\$63,800	35.05	\$127,502	\$73,477	\$18,979	63.3	127.8	0.18	0.18	\$575	60.00	R-545	115 AVG DEPTH	Standard
		avg													\$439				
41-20-277-030	2715 TERRACE DR	12/21/21	WD	\$29,000.0	\$145,000	\$76,300	52.62	\$152,636	\$16,062	\$23,698	118.5	175.7	0.44	0.44	\$245	109.47	R-545	150 AVG DEPTH	Standard
41-20-403-004	714 COUNTRY CLUB LN	05/21/21	WD	\$19,000.0	\$95,000	\$40,900	43.05	\$81,875	\$27,501	\$14,376	71.9	121.1	0.22	0.22	\$264	80.00	R-545	150 AVG DEPTH	Standard
41-20-177-007	2612 INDIAN BOW TR	10/25/22	WD	\$30,100.0	\$150,500	\$65,000	43.19	\$130,086	\$39,625	\$19,211	96.1	140.4	0.32	0.32	\$313	99.30	R-545	150 AVG DEPTH	Standard
41-20-254-007	2633 HILLCREST AVE	06/30/22	WD	\$32,080.0	\$160,400	\$66,700	41.58	\$133,387	\$45,919	\$18,906	94.5	173.1	0.35	0.35	\$339	88.00	R-545	150 AVG DEPTH	Standard
41-20-254-048	2710 TERRACE DR	11/19/21	WD	\$34,000.0	\$170,000	\$64,600	38.00	\$129,197	\$52,811	\$12,008	60.0	173.0	0.22	0.22	\$566	55.91	R-545	150 AVG DEPTH	Standard
41-20-178-011	2745 LAKEWOOD DR	04/21/21	WD	\$35,980.0	\$179,900	\$80,400	44.69	\$160,804	\$39,245	\$20,149	100.7	132.4	0.33	0.33	\$357	107.23	R-545	150 AVG DEPTH	water
41-20-178-012	2751 LAKEWOOD DR	05/05/23	WD	\$50,000.0	\$250,000	\$81,900	32.76	\$163,740	\$107,528	\$21,268	106.3	162.5	0.38	0.38	\$470	102.17	R-545	150 AVG DEPTH	water
		avg													\$365				
41-20-376-005	3720 CIRCLE DR	03/31/23	WD	\$28,980.0	\$144,900	\$73,100	50.45	\$146,268	\$24,232	\$25,600	102.4	200.0	0.47	0.47	\$283	102.40	R-545	200 AVG DEPTH	Golf Course
41-20-451-004	3402 CIRCLE DR	02/24/23	WD	\$30,000.0	\$150,000	\$51,200	34.13	\$102,388	\$75,112	\$27,500	110.0	200.0	0.51	0.51	\$273	110.00	R-545	200 AVG DEPTH	Golf Course
41-20-403-009	3123 CIRCLE DR	12/30/22	WD	\$24,000.0	\$120,000	\$50,200	41.83	\$100,360	\$42,356	\$22,716	90.9	165.2	0.38	0.38	\$264	99.97	R-545	200 AVG DEPTH	Standard
41-20-302-003	3412 LAKEWOOD DR	06/16/23	WD	\$32,400.0	\$162,000	\$92,500	57.10	\$185,039	\$17,406	\$40,445	150.0	200.0	2.24	2.24	\$216	150.00	R-545	200 AVG DEPTH	water
41-20-302-003	3412 LAKEWOOD DR	10/20/22	WD	\$34,000.0	\$170,000	\$92,500	54.41	\$185,039	\$25,406	\$40,445	150.0	200.0	2.24	2.24	\$227	150.00	R-545	200 AVG DEPTH	water
		avg		\$30,100.0											\$253				
<p>Around \$3200                  \$115/FF (115 ft)                  \$250/FF (200 ft)                  \$325/FF (150 ft)</p>																			
<p>Outlier</p>																			
41-20-451-004	3402 CIRCLE DR	10/07/22	WD	\$13,000.0	\$65,000	\$51,200	78.77	\$102,388	(\$9,888)	\$27,500	110.0	200.0	0.51	0.51	\$118	110.00	R-545	200 AVG DEPTH	Golf Course
41-20-252-005	1522 WOODSLEA DR	12/08/21	WD	\$13,400.0	\$67,000	\$51,800	77.31	\$103,609	(\$4,416)	\$32,193	128.8	210.0	0.61	0.61	\$104	125.67	R-545	200 AVG DEPTH	Standard



**Land Table 550**

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Net Acres	Total Acres	20%/FF	Actual Front	Land Table
41-20-377-003	3715 CIRCLE DR	12/07/21	WD	\$22,800.0	\$114,000	\$47,100	41.32	116.7	175.0	0.39	0.39	\$195	96.67	R-550
41-20-455-009	3701 OGEMA AVE	08/24/22	WD	\$25,800.0	\$129,000	\$46,500	36.05	129.2	185.1	0.44	0.44	\$200	104.00	R-550
41-20-404-001	2809 DEARBORN ST	11/19/21	WD	\$14,180.0	\$70,900	\$29,900	42.17	69.0	119.9	0.19	0.19	\$206	69.00	R-550
41-20-404-024	2902 COMANCHE AVE	08/22/23	WD	\$12,000.0	\$60,000	\$25,400	42.33	54.6	139.1	0.16	0.16	\$220	50.67	R-550
41-20-402-031	3107 COMANCHE AVE	04/02/21	WD	\$11,000.0	\$55,000	\$26,100	47.45	47.0	106.0	0.12	0.12	\$234	50.00	R-550
41-20-454-017	617 E ATHERTON RD	05/02/22	WD	\$17,400.0	\$87,000	\$34,400	39.54	68.9	227.9	0.26	0.26	\$253	50.00	R-550
41-20-402-034	3125 COMANCHE AVE	04/19/22	QC	\$12,500.0	\$62,500	\$32,300	51.68	47.0	106.0	0.12	0.12	\$266	50.00	R-550
41-20-404-023	2826 COMANCHE AVE	08/06/21	WD	\$14,000.0	\$70,000	\$39,000	55.71	52.4	131.9	0.15	0.15	\$267	50.00	R-550
41-20-402-025	3013 COMANCHE AVE	04/07/21	WD	\$12,980.0	\$64,900	\$26,600	40.99	47.0	106.0	0.12	0.12	\$276	50.00	R-550
41-20-402-033	3119 COMANCHE AVE	02/18/22	WD	\$15,600.0	\$78,000	\$28,700	36.79	47.0	106.0	0.12	0.12	\$332	50.00	R-550
41-20-404-040	3214 COMANCHE AVE	01/10/22	WD	\$15,600.0	\$78,000	\$37,100	47.56	46.4	103.4	0.12	0.12	\$336	50.00	R-550
41-20-452-012	707 ALGONQUIN AVE	11/08/22	WD	\$29,500.0	\$147,500	\$54,700	37.08	80.8	186.2	0.28	0.28	\$365	64.86	R-550
41-20-454-010	3622 OGEMA AVE	06/30/22	WD	\$27,400.0	\$137,000	\$41,900	30.58	74.0	128.1	0.21	0.21	\$370	71.67	R-550
41-20-404-035	3120 COMANCHE AVE	09/16/22	WD	\$17,200.0	\$86,000	\$30,300	35.23	46.4	103.4	0.12	0.12	\$371	50.00	R-550
41-20-402-034	3125 COMANCHE AVE	08/11/23	WD	\$17,600.0	\$88,000	\$32,300	36.70	47.0	106.0	0.12	0.12	\$375	50.00	R-550
41-20-402-035	3201 COMANCHE AVE	07/22/22	WD	\$17,980.0	\$89,900	\$32,700	36.37	47.0	106.0	0.12	0.12	\$383	50.00	R-550
41-20-404-030	3020 COMANCHE AVE	09/19/23	WD	\$19,000.0	\$95,000	\$22,600	23.79	47.8	109.8	0.13	0.13	\$397	50.00	R-550
41-20-402-017	2841 COMANCHE AVE	11/15/22	WD	\$27,200.0	\$136,000	\$37,700	27.72	64.0	113.0	0.17	0.17	\$425	65.93	R-550
41-20-404-004	2913 DEARBORN ST	02/15/23	WD	\$29,200.0	\$146,000	\$41,900	28.70	56.4	134.0	0.16	0.16	\$518	53.33	R-550
41-20-402-028	3025 COMANCHE AVE	04/14/23	WD	\$27,000.0	\$135,000	\$31,500	23.33	47.0	106.0	0.12	0.12	\$575	50.00	R-550
<b>avg</b>				<b>\$19,297.0</b>								<b>\$328</b>		

Around \$20000  
\$225/FF

Land Table 555

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Actual Front	Land Table
41-20-476-016	3517 CHEROKEE AVE	06/23/21	WD	\$8,200.0	\$41,000	\$23,200	56.59	73.0	100.0	0.17	0.17	\$112	73.00	R-555
41-20-457-040	3418 CHEROKEE AVE	11/15/21	WD	\$6,850.0	\$34,250	\$20,300	59.27	52.4	101.5	0.12	0.12	\$131	52.00	R-555
41-20-457-002	3305 COMANCHE AVE	05/19/23	WD	\$8,000.0	\$40,000	\$20,000	50.00	52.5	106.0	0.12	0.12	\$152	51.00	R-555
41-20-476-023	3701 CHEROKEE AVE	06/22/22	WD	\$8,200.0	\$41,000	\$18,300	44.63	52.0	100.0	0.12	0.12	\$158	52.00	R-555
41-20-427-023	2914 SHAWNEE AVE	02/15/23	WD	\$8,700.0	\$43,500	\$20,500	47.13	53.3	105.0	0.13	0.13	\$163	52.00	R-555
41-20-402-054	3110 CHEROKEE AVE	02/13/23	WD	\$8,600.0	\$43,000	\$23,900	55.58	52.7	102.5	0.12	0.12	\$163	52.00	R-555
41-20-456-004	3619 DEARBORN ST	03/30/23	WD	\$21,000.0	\$105,000	\$39,900	38.00	121.0	120.0	0.30	0.30	\$173	110.49	R-555
41-20-476-003	3305 CHEROKEE AVE	08/21/23	WD	\$9,200.0	\$46,000	\$18,600	40.43	53.0	100.0	0.12	0.12	\$174	53.00	R-555
41-20-430-002	2909 MENOMINEE AVE	12/22/22	WD	\$11,000.0	\$55,000	\$22,200	40.36	59.3	130.0	0.16	0.16	\$186	52.00	R-555
41-20-426-013	1205 MOHAWK AVE	09/09/22	WD	\$10,380.0	\$51,900	\$23,700	45.66	53.9	107.3	0.13	0.13	\$193	52.00	R-555
41-20-476-013	3509 CHEROKEE AVE	05/23/23	WD	\$10,200.0	\$51,000	\$21,200	41.57	52.0	100.0	0.12	0.12	\$196	52.00	R-555
41-20-455-015	3626 DEARBORN ST	09/05/23	WD	\$10,400.0	\$52,000	\$19,300	37.12	52.6	120.0	0.13	0.13	\$198	48.00	R-555
41-20-457-050	3610 CHEROKEE AVE	11/30/21	WD	\$10,400.0	\$52,000	\$21,900	42.12	52.2	100.9	0.12	0.12	\$199	52.00	R-555
41-20-476-003	3305 CHEROKEE AVE	04/05/23	WD	\$10,600.0	\$53,000	\$18,600	35.09	53.0	100.0	0.12	0.12	\$200	53.00	R-555
41-20-476-024	3705 CHEROKEE AVE	09/12/23	WD	\$10,400.0	\$52,000	\$18,800	36.15	51.0	100.0	0.12	0.12	\$204	51.00	R-555
41-20-402-043	2910 CHEROKEE AVE	08/31/21	WD	\$10,800.0	\$54,000	\$21,200	39.26	52.8	103.2	0.12	0.12	\$204	52.00	R-555
41-20-429-022	1210 MOHAWK AVE	10/31/22	WD	\$16,000.0	\$80,000	\$28,000	35.00	75.8	105.0	0.18	0.18	\$211	74.00	R-555
41-20-456-017	3622 COMANCHE AVE	12/10/21	WD	\$10,950.0	\$54,750	\$21,000	38.36	50.5	102.0	0.12	0.12	\$217	50.00	R-555
41-20-428-025	3006 CHEYENNE AVE	09/28/21	WD	\$12,400.0	\$62,000	\$23,400	37.74	53.3	105.0	0.13	0.13	\$233	52.00	R-555
41-20-456-016	3618 COMANCHE AVE	08/25/21	WD	\$12,100.0	\$60,500	\$25,800	42.64	50.5	102.0	0.12	0.12	\$240	50.00	R-555
41-20-457-001	3301 COMANCHE AVE	06/24/22	WD	\$16,400.0	\$82,000	\$25,500	31.10	67.7	106.0	0.16	0.16	\$242	65.77	R-555
41-20-452-029	3514 DEARBORN ST	04/08/22	WD	\$15,980.0	\$79,900	\$21,300	26.66	65.7	120.0	0.17	0.17	\$243	60.00	R-555
41-20-429-007	3005 CHEYENNE AVE	07/08/22	WD	\$13,000.0	\$65,000	\$20,200	31.08	53.3	105.0	0.13	0.13	\$244	52.00	R-555
41-20-402-046	2918 CHEROKEE AVE	04/11/22	WD	\$14,380.0	\$71,900	\$24,600	34.21	52.8	103.0	0.12	0.12	\$272	52.00	R-555
41-20-426-014	1209 MOHAWK AVE	08/06/21	WD	\$14,400.0	\$72,000	\$25,100	34.86	51.6	106.6	0.12	0.12	\$279	50.00	R-555
41-20-429-027	3006 MENOMINEE AVE	04/02/21	WD	\$15,000.0	\$75,000	\$22,600	30.13	53.3	105.0	0.13	0.13	\$282	52.00	R-555
41-20-452-022	3406 DEARBORN ST	04/06/22	WD	\$15,000.0	\$75,000	\$19,500	26.00	52.6	120.0	0.13	0.13	\$285	48.00	R-555
41-20-426-007	1101 MOHAWK AVE	01/25/23	WD	\$16,800.0	\$84,000	\$21,100	25.12	54.8	111.0	0.13	0.13	\$307	52.00	R-555
41-20-457-023	3621 COMANCHE AVE	07/01/21	WD	\$16,500.0	\$82,500	\$20,600	24.97	51.5	106.0	0.12	0.12	\$321	50.00	R-555
41-20-429-023	2910 MENOMINEE AVE	06/30/22	WD	\$21,000.0	\$105,000	\$22,000	20.95	53.3	105.0	0.13	0.13	\$394	52.00	R-555
41-20-453-008	3415 DEARBORN ST	08/05/22	WD	\$22,980.0	\$114,900	\$21,900	19.06	55.9	120.0	0.14	0.14	\$411	51.00	R-555
41-20-453-010	3421 DEARBORN ST	07/22/22	WD	\$24,000.0	\$120,000	\$27,400	22.83	55.9	120.0	0.14	0.14	\$430	51.00	R-555
41-20-457-012	3505 COMANCHE AVE	09/28/23	WD	\$22,660.0	\$113,300	\$23,300	20.56	52.5	106.0	0.12	0.12	\$432	51.00	R-555
				<b>avg</b>	<b>\$13,408.5</b>							<b>\$238</b>		

Around \$15000  
\$175/FF

outlier

41-20-457-011	3501 COMANCHE AVE	11/16/22	WD	\$4,200.0	\$21,000	\$19,500	92.86	52.5	106.0	0.12	0.12	#REF!	51.00	R-555
---------------	-------------------	----------	----	-----------	----------	----------	-------	------	-------	------	------	-------	-------	-------

Land Table 560

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Net Acres	Total Acres	20%/FF	Actual Front	Land Table
41-21-351-020	1547 E ATHERTON RD	10/14/21	WD	\$10,000.0	\$50,000	\$12,000	24.00	69.6	200.0	0.25	0.25	\$144	55.00	R-560
41-21-376-005	3325 CHAMBERS ST	09/24/21	WD	\$3,450.0	\$17,250	\$9,200	53.33	45.0	125.0	0.13	0.13	\$77	45.00	R-560
41-21-376-028	3211 CHAMBERS ST	01/30/23	WD	\$3,000.0	\$15,000	\$8,600	57.33	49.2	100.0	0.13	0.13	\$61	55.00	R-560
41-21-378-007	3525 CHAMBERS ST	07/27/22	WD	\$4,000.0	\$20,000	\$11,000	55.00	45.0	125.0	0.13	0.13	\$89	45.00	R-560
<b>avg</b>				<b>\$5,112.5</b>								<b>\$93</b>		

---

Around \$5000  
\$75/FF

Land Table 563

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effic. Front	Depth	Actual Front	Land Table
40-25-127-014	2024 STONEY BROOK CT	06/17/21	WD	\$10,800.0	\$54,000	\$40,700	75.37	24.7	103.0	24.67	R-563
40-25-101-076	3914 PARK FOREST DR	02/02/22	WD	\$12,000.0	\$60,000	\$33,400	55.67	24.7	156.5	24.66	R-563
40-25-101-095	4206 PARK FOREST DR	05/23/22	WD	\$12,400.0	\$62,000	\$32,100	51.77	17.2	135.2	17.21	R-563
40-24-380-022	3704 GREENBROOK LN	05/05/21	WD	\$12,580.0	\$62,900	\$39,200	62.32	25.9	95.9	25.93	R-563
40-25-127-051	2105 STONEY BROOK CT	06/16/21	WD	\$14,200.0	\$71,000	\$44,900	63.24	26.7	126.7	26.66	R-563
40-25-153-019	1829 LAUREL OAK DR	05/16/23	WD	\$14,400.0	\$72,000	\$36,600	50.83	24.7	137.6	24.67	R-563
40-25-153-053	1831 LAUREL OAK DR	03/18/22	WD	\$15,000.0	\$75,000	\$35,100	46.80	24.7	137.7	24.67	R-563
40-25-153-001	1965 LAUREL OAK DR	08/17/21	WD	\$16,000.0	\$80,000	\$38,700	48.38	48.5	113.2	48.51	R-563
40-25-126-030	2004 CRESTBROOK LN	04/14/22	WD	\$18,000.0	\$90,000	\$41,400	46.00	24.7	118.0	24.67	R-563
40-25-127-033	2015 CRESTBROOK LN	10/07/21	WD	\$18,000.0	\$90,000	\$45,800	50.89	37.1	108.0	37.09	R-563
40-25-101-091	4026 PARK FOREST DR	04/22/22	WD	\$18,300.0	\$91,500	\$34,000	37.16	24.7	143.5	24.67	R-563
40-24-380-014	1802 TIMBERLANE DR	12/01/21	WD	\$18,400.0	\$92,000	\$48,600	52.83	38.9	101.8	38.92	R-563
40-25-101-026	4006 PARK FOREST DR	04/13/23	WD	\$18,840.0	\$94,200	\$32,600	34.61	24.7	151.5	24.67	R-563
40-24-351-020	1827 WILLOW BROOK CIR	10/04/21	WD	\$19,000.0	\$95,000	\$42,900	45.16	24.7	100.0	24.67	R-563
40-25-153-059	1845 LAUREL OAK DR	10/29/21	WD	\$19,000.0	\$95,000	\$45,700	48.11	24.7	138.0	24.67	R-563
40-25-153-016	1855 LAUREL OAK DR	01/04/22	WD	\$19,800.0	\$99,000	\$39,700	40.10	33.8	138.3	33.80	R-563
40-25-127-063	2007 STONEY BROOK CT	01/20/23	WD	\$20,200.0	\$101,000	\$39,100	38.71	24.7	85.1	24.67	R-563
40-25-153-032	1933 LAUREL OAK DR	02/11/22	WD	\$20,200.0	\$101,000	\$38,800	38.42	30.7	186.8	30.71	R-563
40-25-153-048	1905 LAUREL OAK DR	04/25/22	WD	\$20,200.0	\$101,000	\$40,700	40.30	33.7	138.6	33.70	R-563
40-25-153-060	1847 LAUREL OAK DR	06/10/22	WD	\$20,200.0	\$101,000	\$37,100	36.73	24.7	138.1	24.67	R-563
40-24-351-032	1828 WILLOW BROOK CIR	10/25/21	WD	\$20,400.0	\$102,000	\$45,900	45.00	24.7	95.7	24.67	R-563
40-24-351-037	1840 WILLOW BROOK CIR	05/23/22	WD	\$23,000.0	\$115,000	\$45,800	39.83	26.7	98.0	26.66	R-563
<b>avg</b>				<b>\$17,314.5</b>							

Around \$17000

Land Table 565

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
40-25-104-013	1927 PENBROOK LN	03/18/22	WD	\$24,400.0	\$122,000	\$55,700	45.66	123.8	153.0	0.37	\$197	105.05	R-565
40-25-104-011	1935 PENBROOK LN	09/16/21	WD	\$17,000.0	\$85,000	\$47,000	55.29	84.3	92.1	0.20	\$202	92.15	R-565
40-25-103-001	1925 PARK FOREST DR	06/02/23	WD	\$19,000.0	\$95,000	\$45,600	48.00	87.2	121.7	0.23	\$218	82.88	R-565
40-25-102-001	1926 PARK FOREST DR	01/19/22	WD	\$20,000.0	\$100,000	\$41,500	41.50	91.3	130.0	0.25	\$219	84.00	R-565
40-25-152-019	1801 LYNBROOK DR	12/29/21	WD	\$25,000.0	\$125,000	\$81,300	65.04	112.8	112.7	0.29	\$222	111.46	R-565
40-25-102-002	1922 PARK FOREST DR	08/02/21	WD	\$16,250.0	\$81,250	\$39,300	48.37	71.7	130.0	0.20	\$226	66.00	R-565
40-25-102-014	1816 PARK FOREST DR	12/17/21	WD	\$15,878.8	\$79,394	\$34,300	43.20	66.3	130.0	0.18	\$239	61.00	R-565
40-25-151-010	1901 ROCKCREEK LN	06/10/21	WD	\$18,380.0	\$91,900	\$41,600	45.27	66.3	111.0	0.17	\$277	66.00	R-565
40-25-104-035	1820 WINDSOR LN	07/27/22	CD	\$23,000.0	\$115,000	\$41,300	35.91	73.6	111.1	0.19	\$312	73.24	R-565
40-25-105-031	1830 GREENBRIAR LN	07/21/22	WD	\$26,700.0	\$133,500	\$60,800	45.54	80.9	124.0	0.22	\$330	76.17	R-565
40-25-177-024	1702 LAUREL OAK DR	06/24/22	WD	\$30,000.0	\$150,000	\$84,000	56.00	89.0	109.3	0.22	\$337	89.33	R-565
40-25-106-003	1934 ROCKCREEK LN	01/04/22	WD	\$26,000.0	\$130,000	\$56,300	43.31	75.0	103.9	0.18	\$347	77.15	R-565
40-25-151-017	1813 ROCKCREEK LN	09/06/23	WD	\$25,000.0	\$125,000	\$50,000	40.00	72.0	110.0	0.18	\$347	72.00	R-565
40-25-104-025	1926 WINDSOR LN	11/19/21	WD	\$23,700.0	\$118,500	\$42,500	35.86	68.2	104.0	0.17	\$348	70.14	R-565
40-25-104-026	1922 WINDSOR LN	09/15/22	WD	\$26,000.0	\$130,000	\$53,300	41.00	73.2	111.7	0.19	\$355	72.67	R-565
40-25-106-022	1930 ROCKCREEK LN	01/04/23	WD	\$23,600.0	\$118,000	\$46,800	39.66	66.0	110.0	0.17	\$358	66.00	R-565
40-25-105-007	1917 WINDSOR LN	04/11/22	WD	\$23,800.0	\$119,000	\$43,700	36.72	66.0	110.0	0.17	\$361	66.00	R-565
40-25-104-023	1821 PENBROOK LN	06/16/23	WD	\$21,300.0	\$106,500	\$37,300	35.02	56.9	104.6	0.14	\$374	58.39	R-565
40-25-151-025	1926 LYNBROOK DR	12/02/21	WD	\$25,000.0	\$125,000	\$69,200	55.36	65.5	110.0	0.17	\$382	65.51	R-565
40-25-106-036	1814 ROCKCREEK LN	05/25/23	WD	\$31,000.0	\$155,000	\$64,300	41.48	79.8	110.0	0.20	\$388	79.81	R-565
40-25-104-008	4001 PARK FOREST DR	08/26/22	WD	\$26,500.0	\$132,500	\$50,900	38.42	66.9	106.5	0.17	\$396	68.00	R-565
40-25-178-064	4710 CRESTBROOK LN	09/20/22	WD	\$30,000.0	\$150,000	\$58,200	38.80	73.7	115.3	0.19	\$407	72.00	R-565
40-25-152-009	1901 LYNBROOK DR	06/11/21	WD	\$29,200.0	\$146,000	\$69,400	47.53	71.1	118.0	0.19	\$411	68.67	R-565
40-25-152-049	1858 LAUREL OAK DR	10/19/22	WD	\$32,000.0	\$160,000	\$77,100	48.19	76.1	130.0	0.21	\$421	70.00	R-565
40-25-152-049	1858 LAUREL OAK DR	02/21/23	WD	\$33,000.0	\$165,000	\$77,100	46.73	76.1	130.0	0.21	\$434	70.00	R-565
40-25-103-005	1905 PARK FOREST DR	06/15/23	WD	\$27,000.0	\$135,000	\$55,000	40.74	62.0	110.0	0.16	\$435	62.00	R-565
40-25-152-016	1809 LYNBROOK DR	06/08/22	WD	\$34,000.0	\$170,000	\$65,200	38.35	76.6	124.4	0.21	\$444	72.00	R-565
40-25-176-034	4501 LYNBROOK DR	11/18/22	WD	\$34,980.0	\$174,900	\$69,500	39.74	73.6	166.9	0.23	\$475	59.73	R-565
40-25-176-007	4406 GREENBROOK LN	08/19/22	WD	\$35,000.0	\$175,000	\$68,200	38.97	70.1	111.5	0.18	\$499	69.67	R-565
40-25-103-025	1810 PENBROOK LN	08/24/23	WD	\$32,000.0	\$160,000	\$37,300	23.31	60.0	110.0	0.15	\$533	60.00	R-565
40-25-127-004	4309 GREENBROOK LN	04/05/23	WD	\$45,750.0	\$228,750	\$61,500	26.89	83.4	124.5	0.22	\$548	78.43	R-565
40-25-151-030	1910 LYNBROOK DR	11/09/21	WD	\$40,000.0	\$200,000	\$61,700	30.85	64.9	109.5	0.16	\$617	65.00	R-565
				<b>avg</b>	<b>\$26,888.7</b>						<b>\$364</b>		

Around \$25000  
\$300/FF

Land Table 570

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Curr. Asmnt.	Asd/Sale	Effic. Front	Depth	Net Acres	Total Acres	20%/FF	Actual Front	Land Table
40-25-253-036	1621 GREENBROOK LN	12/07/22	WD	\$8,600.0	\$43,000	\$32,800	76.28	75.4	136.6	0.20	0.20	\$114	64.48	R-570
40-25-253-028	1627 BLACKBERRY LN	07/27/22	WD	\$10,700.0	\$53,500	\$27,400	51.21	71.9	126.1	0.23	0.23	\$149	78.15	R-570
40-25-252-009	1324 HURON ST	03/31/22	WD	\$12,200.0	\$61,000	\$25,500	41.80	81.8	92.1	0.18	0.18	\$149	85.29	R-570
40-25-253-006	4409 HUCKLEBERRY LN	06/23/21	WD	\$8,700.0	\$41,000	\$29,200	71.22	50.0	100.0	0.12	0.12	\$164	50.00	R-570
40-25-203-036	1402 BLUEBERRY LN	02/10/23	WD	\$11,600.0	\$58,000	\$26,800	46.21	70.4	101.0	0.16	0.16	\$165	70.00	R-570
40-25-254-005	4318 HUCKLEBERRY LN	09/16/21	WD	\$11,000.0	\$55,000	\$28,100	51.09	61.2	150.0	0.17	0.17	\$180	50.00	R-570
40-25-201-048	1410 BERRYWOOD LN	06/30/21	WD	\$10,000.0	\$50,000	\$27,100	54.20	53.5	104.5	0.13	0.13	\$187	52.33	R-570
40-25-254-015	4514 HUCKLEBERRY LN	09/07/22	WD	\$12,000.0	\$60,000	\$27,000	45.00	61.2	150.0	0.17	0.17	\$196	50.00	R-570
40-25-253-007	4413 HUCKLEBERRY LN	04/14/22	WD	\$9,980.0	\$49,900	\$29,700	59.52	50.0	100.0	0.12	0.12	\$200	50.00	R-570
40-25-253-041	1601 GREENBROOK LN	09/28/22	WD	\$12,760.0	\$63,800	\$24,000	37.62	63.2	102.7	0.15	0.15	\$202	62.38	R-570
40-25-253-013	4509 HUCKLEBERRY LN	12/29/21	WD	\$10,600.0	\$53,000	\$27,200	51.32	50.0	100.0	0.12	0.12	\$212	50.00	R-570
40-25-253-002	4313 HUCKLEBERRY LN	10/28/21	WD	\$14,160.0	\$70,800	\$29,300	41.38	66.4	85.0	0.14	0.14	\$214	72.05	R-570
40-25-203-017	1419 MULBERRY LN	10/14/21	WD	\$12,000.0	\$60,000	\$27,700	46.17	56.2	104.1	0.13	0.13	\$213	55.12	R-570
40-25-253-038	1613 GREENBROOK LN	12/09/21	WD	\$13,409.0	\$67,045	\$27,900	41.61	61.9	131.5	0.16	0.16	\$217	54.00	R-570
40-25-253-029	1621 BLACKBERRY LN	12/10/21	WD	\$17,000.0	\$85,000	\$30,600	36.00	77.6	102.4	0.18	0.18	\$219	76.72	R-570
40-25-202-038	1510 MULBERRY LN	07/29/21	WD	\$11,111.0	\$55,555	\$26,700	48.06	50.0	100.0	0.12	0.12	\$222	50.00	R-570
40-25-202-028	1626 MULBERRY LN	05/15/23	WD	\$17,400.0	\$87,000	\$28,200	32.41	72.0	77.7	0.15	0.15	\$242	81.67	R-570
40-25-202-027	1401 BERRYWOOD LN	11/04/22	WD	\$16,200.0	\$81,000	\$30,100	37.16	62.5	108.6	0.15	0.15	\$259	60.00	R-570
40-25-251-025	1906 GREENBROOK LN	12/07/21	WD	\$17,500.0	\$87,500	\$31,800	36.34	66.8	147.5	0.19	0.19	\$262	55.00	R-570
40-25-255-012	1602 GREENBROOK LN	09/24/21	WD	\$13,980.0	\$69,900	\$28,600	40.92	53.1	156.8	0.20	0.20	\$263	55.31	R-570
40-25-253-028	1627 BLACKBERRY LN	01/05/23	WD	\$19,600.0	\$98,000	\$27,400	27.96	71.9	126.1	0.23	0.23	\$273	78.15	R-570
40-25-204-002	1606 CRESTBROOK LN	05/25/22	WD	\$17,200.0	\$86,000	\$27,400	31.86	61.1	97.6	0.14	0.14	\$281	61.90	R-570
40-25-254-013	4510 HUCKLEBERRY LN	02/24/23	WD	\$17,400.0	\$87,000	\$25,900	29.77	61.2	150.0	0.17	0.17	\$284	50.00	R-570
40-25-201-049	1406 BERRYWOOD LN	03/11/22	WD	\$16,800.0	\$84,000	\$32,100	38.21	53.7	101.4	0.12	0.12	\$313	53.33	R-570
40-25-203-014	1501 MULBERRY LN	01/30/23	WD	\$17,000.0	\$85,000	\$29,500	34.71	50.0	100.0	0.12	0.12	\$340	50.00	R-570
40-25-253-007	4413 HUCKLEBERRY LN	12/08/22	WD	\$17,560.0	\$87,800	\$29,700	33.83	50.0	100.0	0.12	0.12	\$351	50.00	R-570
40-25-251-021	1601 CRESTBROOK LN	09/13/21	WD	\$24,575.0	\$122,875	\$34,900	28.40	61.4	163.0	0.24	0.24	\$400	62.68	R-570
		<b>Avg</b>			<b>\$14,093.9</b>							<b>\$232</b>		
			<b>Med</b>		<b>\$13,409</b>									

Around \$15000  
\$200/FF

Land Table 575

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effic. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
41-30-102-011	833 W ATHERTON RD	04/29/22	WD	\$6,200.0	\$31,000	\$18,100	58.39	106.5	205.6	0.17	\$58	105.00	R-575
40-25-232-018	1220 ALVORD AVE	11/09/22	WD	\$6,000.0	\$30,000	\$17,100	57.00	80.0	130.5	0.21	\$75	70.00	R-575
40-25-226-023	1201 W ATHERTON RD	05/24/22	WD	\$7,000.0	\$35,000	\$19,200	54.86	93.3	78.9	0.19	\$75	105.00	R-575
40-25-230-030	4022 TUXEDO AVE	01/04/22	WD	\$4,500.0	\$22,500	\$14,000	62.22	56.4	105.0	0.13	\$80	55.00	R-575
41-30-151-021	932 HURON ST	12/20/21	WD	\$3,000.0	\$15,000	\$11,100	74.00	35.0	100.0	0.08	\$86	35.00	R-575
41-30-104-011	829 CAMPBELL ST	09/21/21	WD	\$3,200.0	\$16,000	\$7,600	47.50	35.9	105.0	0.08	\$89	35.00	R-575
41-30-105-012	925 LELAND ST	09/29/22	WD	\$13,500.0	\$67,500	\$33,800	50.07	143.5	210.0	0.17	\$94	140.00	R-575
40-25-277-012	1035 ALVORD AVE	03/24/23	WD	\$8,000.0	\$40,000	\$15,000	37.50	70.4	101.1	0.16	\$114	70.00	R-575
41-30-157-024	924 MARKHAM ST	11/14/22	WD	\$7,000.0	\$35,000	\$16,100	46.00	61.5	105.2	0.15	\$114	60.00	R-575
41-30-109-032	944 CLINTON ST	06/24/21	WD	\$6,000.0	\$30,000	\$13,700	45.67	52.5	100.0	0.12	\$114	52.50	R-575
41-30-110-006	853 ALVORD AVE	12/05/22	WD	\$4,000.0	\$20,000	\$12,400	62.00	35.0	100.0	0.08	\$114	35.00	R-575
40-25-280-017	1201 INGLESIDE AVE	02/01/22	WD	\$4,000.0	\$20,000	\$12,300	61.50	34.0	100.0	0.08	\$118	34.00	R-575
41-30-106-025	830 CRAWFORD ST	07/22/21	WD	\$9,000.0	\$45,000	\$20,400	45.33	71.7	105.0	0.17	\$125	70.00	R-575
41-30-103-026	3902 BRUNSWICK AVE	01/03/22	WD	\$5,900.0	\$29,500	\$17,100	57.97	45.0	100.0	0.10	\$131	45.00	R-575
40-25-233-039	1039 CRAWFORD ST	06/28/22	WD	\$11,000.0	\$55,000	\$18,900	34.36	79.8	130.0	0.21	\$138	70.00	R-575
40-25-280-025	1238 PINEHURST AVE	06/01/23	WD	\$4,800.0	\$24,000	\$12,900	53.75	34.0	100.0	0.08	\$141	34.00	R-575
40-25-281-011	1031 INGLESIDE AVE	04/20/21	WD	\$9,000.0	\$45,000	\$19,000	42.22	60.0	100.0	0.14	\$150	60.00	R-575
41-30-106-026	822 CRAWFORD ST	05/06/21	WD	\$7,400.0	\$37,000	\$15,800	42.70	47.1	105.0	0.11	\$157	46.00	R-575
41-30-101-006	953 W ATHERTON RD	07/22/22	WD	\$6,000.0	\$30,000	\$12,900	43.00	36.9	111.4	0.09	\$162	35.00	R-575
41-30-101-007	949 W ATHERTON RD	01/18/23	WD	\$6,000.0	\$30,000	\$11,500	38.33	36.9	111.1	0.09	\$163	35.00	R-575
41-30-108-030	802 ALVORD AVE	11/02/22	WD	\$5,780.0	\$28,900	\$12,300	42.56	35.0	100.0	0.08	\$165	35.00	R-575
40-25-228-018	1236 LELAND ST	03/22/22	WD	\$54,300.0	\$271,500	\$82,500	30.39	323.1	611.1	0.09	\$168	321.00	R-575
40-25-278-004	1305 HURON ST	03/22/22	WD	\$54,300.0	\$271,500	\$82,500	30.39	323.1	611.1	0.12	\$168	321.00	R-575
41-30-106-001	4001 BRUNSWICK AVE	08/04/21	WD	\$7,400.0	\$37,000	\$10,900	29.46	44.0	100.0	0.10	\$168	44.00	R-575
40-25-277-045	1102 HURON ST	12/28/21	WD	\$12,000.0	\$60,000	\$17,800	29.67	70.4	101.1	0.16	\$170	70.00	R-575
40-25-231-013	1027 LELAND ST	08/25/21	WD	\$7,000.0	\$35,000	\$12,200	34.86	36.7	110.0	0.09	\$191	35.00	R-575
41-30-106-029	802 CRAWFORD ST	11/04/21	WD	\$15,200.0	\$76,000	\$24,100	31.71	71.7	105.0	0.17	\$212	70.00	R-575
41-30-102-006	3817 BRUNSWICK AVE	06/07/21	WD	\$10,100.0	\$50,500	\$16,200	32.08	45.0	100.0	0.10	\$224	45.00	R-575
40-25-283-006	1105 PINEHURST AVE	03/22/22	WD	\$54,300.0	\$271,500	\$64,000	23.57	184.0	400.0	0.08	\$295	184.00	R-575
41-30-106-020	850 CRAWFORD ST	08/19/22	WD	\$13,356.0	\$66,780	\$21,200	31.75	35.9	105.0	0.08	\$372	35.00	R-575
41-30-103-026	3902 BRUNSWICK AVE	06/15/23	WD	\$19,800.0	\$99,000	\$17,100	17.27	45.0	100.0	0.10	\$440	45.00	R-575
<b>Totals:</b>				<b>\$12,420.5</b>	<b>\$1,925,180</b>	<b>\$679,700</b>		<b>2,429.3</b>		<b>3.78</b>	<b>\$157</b>		

Around \$3000  
\$115/FF

Land Table 580

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Net Acres	Dollars/FF	Actual Front	Land Table
41-30-128-020	718 LELAND ST	07/07/21	WD		\$4,900.0	\$24,500	\$16,900	68.98	69.2	105.0	0.16	\$71	67.50 R-580
41-30-129-003	643 CAMPBELL ST	10/16/21	WD		\$7,000.0	\$35,000	\$21,700	62.00	87.1	105.0	0.21	\$80	85.00 R-580
41-30-128-026	709 CAMPBELL ST	03/04/22	WD		\$7,800.0	\$39,000	\$26,000	66.67	92.2	105.0	0.22	\$85	90.00 R-580
41-30-206-028	4205 CUTHBERTSON ST	10/27/21	WD		\$4,800.0	\$24,000	\$14,900	62.08	49.3	120.0	0.12	\$97	45.00 R-580
41-30-206-040	4405 CUTHBERTSON ST	11/30/22	WD		\$5,600.0	\$28,000	\$13,500	48.21	49.3	120.0	0.12	\$114	45.00 R-580
41-30-158-007	841 MAJOR ST	06/03/22	WD		\$4,000.0	\$20,000	\$12,300	61.50	35.0	100.0	0.08	\$114	35.00 R-580
41-30-178-020	734 INGLESIDE AVE	03/29/23	WD		\$5,200.0	\$26,000	\$15,900	61.15	45.0	100.0	0.10	\$116	45.00 R-580
41-30-134-020	726 CLINTON ST	07/30/21	WD		\$6,400.0	\$32,000	\$19,700	61.56	55.0	100.0	0.13	\$116	55.00 R-580
41-30-202-014	515 CAMPBELL ST	07/21/22	WD		\$6,000.0	\$30,000	\$15,900	53.00	46.1	105.0	0.11	\$130	45.00 R-580
41-30-133-004	639 CRAWFORD ST	10/29/21	WD		\$6,000.0	\$30,000	\$15,800	52.67	45.0	100.0	0.10	\$133	45.00 R-580
41-30-130-012	705 LELAND ST	12/02/21	WD		\$6,200.0	\$31,000	\$15,000	48.39	46.1	105.0	0.11	\$134	45.00 R-580
41-30-178-012	711 HURON ST	08/26/21	WD		\$6,100.0	\$30,500	\$20,900	68.52	45.0	100.0	0.10	\$136	45.00 R-580
41-30-203-025	4012 CUTHBERTSON ST	05/31/22	WD		\$7,571.4	\$37,857	\$21,500	56.79	52.7	111.0	0.13	\$144	50.00 R-580
41-30-132-016	750 ALVORD AVE	01/23/23	WD		\$7,500.0	\$37,500	\$17,100	45.60	50.0	100.0	0.12	\$150	50.00 R-580
41-30-159-042	830 W HEMPHILL RD	11/30/21	WD		\$8,000.0	\$40,000	\$16,700	41.75	53.3	113.5	0.13	\$150	50.00 R-580
41-30-159-047	814 W HEMPHILL RD	02/03/22	WD		\$8,000.0	\$40,000	\$19,400	48.50	52.9	112.1	0.13	\$151	50.00 R-580
41-30-126-006	731 W ATHERTON RD	03/10/23	WD		\$6,800.0	\$34,000	\$19,100	56.18	45.0	100.0	0.10	\$151	45.00 R-580
41-19-382-015	752 WALDMAN AVE	07/01/21	WD		\$9,980.0	\$49,900	\$23,900	47.90	65.6	100.0	0.15	\$152	65.57 R-580
41-30-127-022	616 CAMPBELL ST	05/16/22	WD		\$6,800.0	\$34,000	\$16,100	47.35	44.5	98.0	0.10	\$153	45.00 R-580
41-30-206-013	3921 CUTHBERTSON ST	04/26/21	WD		\$8,000.0	\$40,000	\$19,400	48.50	49.3	120.0	0.12	\$162	45.00 R-580
41-30-179-002	647 HURON ST	02/17/22	WD		\$7,400.0	\$37,000	\$17,400	47.03	45.0	100.0	0.10	\$164	45.00 R-580
41-30-135-012	652 CLINTON ST	05/20/21	WD		\$8,400.0	\$42,000	\$18,300	43.57	50.0	100.0	0.12	\$168	50.00 R-580
41-30-205-013	515 ALVORD AVE	03/22/22	WD		\$54,300.0	\$271,500	\$82,500	30.39	323.1	611.1	0.75	\$168	321.00 R-580
41-19-380-011	719 LINCOLN AVE	03/15/22	WD		\$7,600.0	\$38,000	\$15,800	41.58	45.0	100.0	0.10	\$169	45.00 R-580
41-30-127-022	616 CAMPBELL ST	11/23/22	WD		\$8,000.0	\$40,000	\$16,100	40.25	44.5	98.0	0.10	\$180	45.00 R-580
41-30-130-008	721 LELAND ST	02/16/22	WD		\$17,100.0	\$85,500	\$27,100	31.70	92.2	105.0	0.22	\$185	90.00 R-580
41-19-381-025	3512 S GRAND TRAVERSE	11/02/22	WD		\$8,400.0	\$42,000	\$18,200	43.33	44.3	97.0	0.10	\$190	45.00 R-580
41-30-159-022	841 MARKHAM ST	04/20/21	WD		\$9,000.0	\$45,000	\$19,200	42.67	47.2	110.0	0.11	\$191	45.00 R-580
41-19-380-011	719 LINCOLN AVE	05/24/22	WD		\$8,600.0	\$43,000	\$15,800	36.74	45.0	100.0	0.10	\$191	45.00 R-580
41-30-127-022	616 CAMPBELL ST	01/26/23	WD		\$8,800.0	\$44,000	\$16,100	36.59	44.5	98.0	0.10	\$198	45.00 R-580
41-30-133-005	635 CRAWFORD ST	10/29/21	WD		\$9,000.0	\$45,000	\$16,700	37.11	45.0	100.0	0.10	\$200	45.00 R-580
41-19-384-009	723 WALDMAN AVE	12/30/22	WD		\$8,780.0	\$43,900	\$17,700	40.32	43.4	93.0	0.10	\$202	45.00 R-580
41-30-135-006	635 ALVORD AVE	08/20/21	WD		\$9,600.0	\$48,000	\$21,500	44.79	45.0	100.0	0.10	\$213	45.00 R-580
41-30-131-001	653 LELAND ST	07/30/21	WD		\$11,000.0	\$55,000	\$26,200	47.64	51.2	105.0	0.12	\$215	50.00 R-580
41-30-159-025	825 MARKHAM ST	12/14/22	WD		\$10,200.0	\$51,000	\$22,500	44.12	47.2	110.0	0.11	\$216	45.00 R-580
41-30-128-010	717 CAMPBELL ST	09/26/22	WD		\$10,000.0	\$50,000	\$19,300	38.60	46.1	105.0	0.11	\$217	45.00 R-580
41-30-134-012	701 ALVORD AVE	08/09/21	WD		\$11,000.0	\$55,000	\$19,000	34.55	50.0	100.0	0.12	\$220	50.00 R-580
41-30-126-006	731 W ATHERTON RD	06/11/21	WD		\$10,000.0	\$50,000	\$19,100	38.20	45.0	100.0	0.10	\$222	45.00 R-580
41-30-154-004	858 INGLESIDE AVE	08/26/22	WD		\$12,300.0	\$61,500	\$21,400	34.80	54.8	120.0	0.14	\$225	50.00 R-580
41-19-384-001	751 WALDMAN AVE	06/25/21	WD		\$14,380.0	\$71,900	\$19,600	27.26	60.7	93.0	0.13	\$237	62.99 R-580



Land Table 580

41-30-202-015	511 CAMPBELL ST	08/26/22	WD	\$12,580.0	\$62,900	\$19,100	30.37	51.2	105.0	0.12	\$246	50.00	R-580
41-30-134-017	740 CLINTON ST	05/04/22	WD	\$10,400.0	\$52,000	\$15,400	29.62	42.0	100.0	0.10	\$248	42.00	R-580
41-30-132-020	734 ALVORD AVE	06/15/22	WD	\$11,600.0	\$58,000	\$17,000	29.31	45.0	100.0	0.10	\$258	45.00	R-580
41-30-129-007	621 CAMPBELL ST	12/16/21	WD	\$15,000.0	\$75,000	\$23,600	31.47	56.4	105.0	0.13	\$266	55.00	R-580
41-30-135-016	634 CLINTON ST	05/22/23	WD	\$12,200.0	\$61,000	\$18,100	29.67	45.0	100.0	0.10	\$271	45.00	R-580
41-30-154-011	833 HURON ST	03/03/22	WD	\$13,600.0	\$68,000	\$21,900	32.21	50.0	100.0	0.12	\$272	50.00	R-580
41-30-129-005	631 CAMPBELL ST	01/19/23	WD	\$15,980.0	\$79,900	\$24,000	30.04	56.4	105.0	0.13	\$284	55.00	R-580
41-30-206-030	4213 CUTHBERTSON ST	05/25/22	WD	\$14,000.0	\$70,000	\$18,900	27.00	49.3	120.0	0.12	\$284	45.00	R-580
41-30-126-007	727 W ATHERTON RD	07/27/22	WD	\$13,000.0	\$65,000	\$21,200	32.62	45.0	100.0	0.10	\$289	45.00	R-580
41-19-385-017	630 W ATHERTON RD	02/09/23	WD	\$13,200.0	\$66,000	\$17,100	25.91	45.0	100.0	0.10	\$293	45.00	R-580
41-30-135-032	619 ALVORD AVE	01/26/22	WD	\$14,400.0	\$72,000	\$18,700	25.97	47.0	100.0	0.11	\$306	47.00	R-580
41-30-128-002	745 CAMPBELL ST	07/12/21	WD	\$14,400.0	\$72,000	\$23,300	32.36	46.1	105.0	0.11	\$312	45.00	R-580
41-30-133-020	624 ALVORD AVE	12/17/21	WD	\$14,200.0	\$71,000	\$20,900	29.44	45.0	100.0	0.10	\$316	45.00	R-580
41-30-134-024	710 CLINTON ST	07/29/21	WD	\$14,200.0	\$71,000	\$15,800	22.25	45.0	100.0	0.10	\$316	45.00	R-580
41-19-452-015	501 PETTIBONE AVE	09/19/22	WD	\$30,000.0	\$150,000	\$39,400	26.27	95.0	100.0	0.22	\$316	95.00	R-580
41-30-178-015	750 INGLESIDE AVE	12/03/21	WD	\$15,980.0	\$79,900	\$26,100	32.67	50.0	100.0	0.12	\$320	50.00	R-580
41-19-381-022	612 PETTIBONE AVE	08/05/21	WD	\$14,400.0	\$72,000	\$22,500	31.25	45.0	100.0	0.10	\$320	45.00	R-580
41-30-177-017	636 HURON ST	01/24/22	WD	\$14,400.0	\$72,000	\$17,300	24.03	45.0	100.0	0.10	\$320	45.00	R-580
41-30-204-011	519 CRAWFORD ST	05/06/22	WD	\$15,000.0	\$75,000	\$19,200	25.60	45.0	100.0	0.10	\$333	45.00	R-580
<b>avg</b>				<b>\$11,102.6</b>							<b>\$205</b>		

Around \$9,000  
\$175/FF

Land Table 585

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Adj. Sale	Effec. Front	Depth	Net Acres	Dollars/FF	Actual Front	Land Table
41-29-157-024	4537 KEATS ST	10/25/22	WD	\$6,200.0	\$31,000	\$15,700	50.65	62.6	102.9	0.15	\$99	61.67	R-585
41-29-152-031	4621 MILTON DR	05/03/21	WD	\$6,000.0	\$30,000	\$20,900	69.67	53.9	141.6	0.15	\$111	45.33	R-585
41-29-180-015	421 E HEMPHILL RD	05/05/22	WD	\$10,000.0	\$50,000	\$25,100	50.20	87.7	190.0	0.20	\$114	90.00	R-585
41-29-180-013	413 E HEMPHILL RD	05/22/23	WD	\$8,500.0	\$42,500	\$24,200	56.94	65.8	95.0	0.15	\$129	67.50	R-585
41-29-158-003	4516 KEATS ST	10/31/22	WD	\$12,400.0	\$62,000	\$28,500	45.97	92.1	175.3	0.20	\$135	99.18	R-585
41-29-158-013	KEATS ST	10/31/22	WD	\$12,400.0	\$62,000	\$28,500	45.97	92.1	175.3	0.20	\$135	99.18	R-585
41-29-153-019	225 BROWNING AVE	09/08/22	WD	\$14,500.0	\$72,500	\$26,500	36.55	94.9	90.0	0.21	\$153	100.00	R-585
41-29-152-044	4114 PENGELLY RD	02/25/22	WD	\$15,300.0	\$76,500	\$23,600	30.85	87.2	130.0	0.23	\$175	76.50	R-585
41-29-156-031	317 BEDE ST	11/01/21	WD	\$10,580.0	\$52,900	\$15,200	28.73	54.1	117.0	0.13	\$196	50.00	R-585
41-29-156-005	354 BROWNING AVE	05/19/23	WD	\$16,000.0	\$80,000	\$26,000	32.50	79.4	90.3	0.17	\$201	83.60	R-585
41-29-157-012	4514 PENGELLY RD	06/14/22	WD	\$9,200.0	\$46,000	\$24,000	52.17	45.0	100.0	0.10	\$204	45.00	R-585
41-29-156-008	338 BROWNING AVE	09/24/21	WD	\$9,900.0	\$49,500	\$23,100	46.67	44.1	88.0	0.10	\$225	47.00	R-585
41-29-151-044	4421 PENGELLY RD	11/11/22	WD	\$10,980.0	\$54,900	\$23,100	42.08	45.0	100.0	0.10	\$244	45.00	R-585
41-29-152-034	4609 MILTON DR	05/12/23	WD	\$14,320.0	\$71,600	\$23,000	32.12	57.5	163.5	0.17	\$249	45.00	R-585
41-29-156-013	326 BROWNING AVE	04/23/21	WD	\$12,980.0	\$64,900	\$25,200	38.83	52.1	106.0	0.12	\$249	50.60	R-585
41-29-151-027	4213 PENGELLY RD	02/11/22	WD	\$13,000.0	\$65,000	\$20,100	30.92	45.0	100.0	0.10	\$289	45.00	R-585
41-29-156-011	330 BROWNING AVE	02/16/23	WD	\$19,800.0	\$99,000	\$21,800	22.02	49.3	103.0	0.12	\$401	48.60	R-585
<b>avg</b>					<b>\$11,885.9</b>						<b>\$195</b>		

Around \$4500  
\$160/FF

Land Table 590

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Effec. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
41-29-178-030	456 LETA AVE	04/24/23	QC	\$3,000.0	\$15,000	\$31,700	211.33	62.0	128.1	0.17	\$48	58.76	R-590
41-29-102-018	3917 RED ARROW RD	05/30/23	SD	\$4,930.6	\$24,653	\$24,400	98.97	59.5	91.7	0.14	\$83	66.67	R-590
41-29-253-001	4301 CIRCLE DR	10/14/21	WD	\$10,600.0	\$53,000	\$37,500	70.75	111.5	86.0	0.25	\$95	128.88	R-590
41-29-102-003	312 BUCKINGHAM AVE	10/28/21	WD	\$10,000.0	\$50,000	\$33,100	66.20	68.1	85.3	0.16	\$147	79.12	R-590
41-29-126-027	3814 CIRCLE DR	09/09/21	WD	\$8,000.0	\$40,000	\$27,800	69.50	49.4	120.2	0.13	\$162	48.33	R-590
41-29-101-027	361 BUCKINGHAM AVE	05/19/23	WD	\$9,000.0	\$45,000	\$33,300	74.00	50.0	115.0	0.13	\$180	50.00	R-590
41-29-127-001	402 BUCKINGHAM AVE	05/27/21	WD	\$14,000.0	\$70,000	\$36,600	52.29	75.0	115.0	0.20	\$187	75.00	R-590
41-29-176-030	322 LETA AVE	11/24/21	WD	\$8,400.0	\$42,000	\$29,300	69.76	44.4	95.8	0.11	\$189	48.60	R-590
41-29-257-006	526 MC KEIGHAN AVE	11/30/21	WD	\$8,500.0	\$42,500	\$27,300	64.24	44.0	110.0	0.11	\$193	45.00	R-590
41-29-104-026	4030 RED ARROW RD	10/15/21	WD	\$10,000.0	\$50,000	\$30,000	60.00	50.0	115.0	0.13	\$200	50.00	R-590
41-29-127-023	3902 CIRCLE DR	11/23/21	WD	\$13,500.0	\$67,500	\$35,800	53.04	66.4	120.0	0.18	\$203	65.00	R-590
41-29-126-030	438 EATHERTON RD	02/11/22	WD	\$22,200.0	\$111,000	\$58,200	52.43	108.9	128.7	0.30	\$204	103.00	R-590
41-29-251-015	617 LOCHHEAD AVE	08/18/21	WD	\$18,500.0	\$92,500	\$53,100	57.41	90.0	115.0	0.24	\$206	90.00	R-590
41-29-177-002	4117 CUSTER AVE	11/30/21	WD	\$10,000.0	\$50,000	\$23,800	47.60	48.5	90.8	0.11	\$206	54.63	R-590
41-29-251-016	621 LOCHHEAD AVE	01/27/23	WD	\$9,400.0	\$47,000	\$26,200	55.74	45.0	115.0	0.12	\$209	45.00	R-590
41-29-179-047	601 MC KEIGHAN AVE	04/29/22	WD	\$9,600.0	\$48,000	\$15,800	32.92	45.0	115.0	0.12	\$213	45.00	R-590
41-29-101-015	313 BUCKINGHAM AVE	02/24/23	WD	\$10,000.0	\$50,000	\$32,800	65.60	46.7	115.1	0.12	\$214	46.67	R-590
41-29-102-017	368 BUCKINGHAM AVE	05/04/23	WD	\$16,320.0	\$81,600	\$36,300	44.49	75.0	115.0	0.20	\$218	75.00	R-590
41-29-201-021	3817 CIRCLE DR	08/05/22	WD	\$16,000.0	\$80,000	\$34,000	42.50	71.5	120.0	0.19	\$224	70.00	R-590
41-29-201-020	3813 CIRCLE DR	06/21/22	WD	\$11,060.0	\$55,300	\$32,900	59.49	49.4	120.2	0.13	\$224	48.33	R-590
41-29-177-041	4140 MENTON AVE	07/02/21	WD	\$14,900.0	\$74,500	\$31,600	42.42	66.0	220.0	0.11	\$226	67.50	R-590
41-29-257-040	617 MACDONALD AVE	09/16/22	WD	\$15,000.0	\$75,000	\$36,300	48.40	66.0	220.0	0.11	\$227	67.50	R-590
41-29-203-021	626 BURROUGHS AVE	08/22/22	WD	\$11,400.0	\$57,000	\$28,700	50.35	50.0	115.0	0.13	\$228	50.00	R-590
41-29-128-021	431 LETA AVE	10/28/22	WD	\$12,000.0	\$60,000	\$28,000	46.67	50.0	115.0	0.13	\$240	50.00	R-590
41-29-254-002	4307 OGEMA AVE	06/15/22	WD	\$12,400.0	\$62,000	\$27,700	44.68	50.6	118.0	0.14	\$245	50.00	R-590
41-29-102-028	337 BURROUGHS AVE	04/14/22	WD	\$12,300.0	\$61,500	\$27,400	44.55	48.9	110.0	0.13	\$252	50.00	R-590
41-29-127-012	401 BURROUGHS AVE	03/09/22	WD	\$19,000.0	\$95,000	\$40,900	43.05	73.4	110.0	0.19	\$259	75.00	R-590
41-29-128-003	410 BURROUGHS AVE	09/16/22	WD	\$13,980.0	\$69,900	\$34,200	48.93	53.3	115.0	0.14	\$262	53.33	R-590
41-29-102-030	341 BURROUGHS AVE	02/02/23	WD	\$13,000.0	\$65,000	\$25,200	38.77	48.9	110.0	0.13	\$266	50.00	R-590
41-29-103-017	329 LETA AVE	01/20/23	WD	\$21,200.0	\$106,000	\$43,500	41.04	77.8	126.1	0.22	\$273	74.28	R-590
41-29-203-004	4017 CIRCLE DR	09/30/22	WD	\$22,300.0	\$111,500	\$41,800	37.49	79.5	112.5	0.21	\$281	80.34	R-590
41-29-178-048	4310 CIRCLE DR	03/02/23	WD	\$14,400.0	\$72,000	\$31,700	44.03	51.2	76.4	0.11	\$281	62.82	R-590
41-29-128-018	419 LETA AVE	06/22/21	WD	\$15,000.0	\$75,000	\$36,400	48.53	50.0	115.0	0.13	\$300	50.00	R-590
41-29-202-043	3908 OGEMA AVE	02/18/22	WD	\$15,000.0	\$75,000	\$43,300	57.73	49.7	125.7	0.14	\$302	47.50	R-590
41-29-254-006	710 LOCHHEAD AVE	01/12/23	WD	\$15,380.0	\$76,900	\$27,800	36.15	50.0	115.0	0.13	\$308	50.00	R-590
41-29-104-014	3918 RED ARROW RD	03/13/23	WD	\$16,000.0	\$80,000	\$36,500	45.63	50.5	117.1	0.13	\$317	50.00	R-590
41-29-178-006	4139 MENTON AVE	11/12/21	WD	\$14,000.0	\$70,000	\$30,800	44.00	44.0	110.0	0.11	\$318	45.00	R-590
41-29-101-024	353 BUCKINGHAM AVE	05/16/23	WD	\$16,000.0	\$80,000	\$27,800	34.75	50.0	115.0	0.13	\$320	50.00	R-590
41-29-203-017	610 BURROUGHS AVE	03/31/22	WD	\$16,200.0	\$81,000	\$35,700	44.07	50.0	115.0	0.13	\$324	50.00	R-590
41-29-206-006	714 BUCKINGHAM AVE	08/12/22	WD	\$16,580.0	\$82,900	\$30,800	37.15	49.5	112.5	0.13	\$335	50.00	R-590

Land Table 590

41-29-177-004	4127 CUSTER AVE	12/15/21	WD	\$14,800.0	\$74,000	\$42,600	57.57	43.7	107.5	0.11	\$338	45.23	R-590
41-29-202-043	3908 OGEMA AVE	02/21/22	LC	\$16,900.0	\$84,500	\$43,300	51.24	49.7	125.7	0.14	\$340	47.50	R-590
41-29-258-004	530 MACDONALD AVE	04/10/23	WD	\$15,980.0	\$79,900	\$27,700	34.67	46.0	120.0	0.12	\$348	45.00	R-590
41-29-202-023	630 BUCKINGHAM AVE	06/20/23	WD	\$17,500.0	\$87,500	\$25,200	28.80	50.0	115.0	0.13	\$350	50.00	R-590
41-29-177-050	4302 MENTON AVE	06/07/23	WD	\$16,000.0	\$80,000	\$26,300	32.88	43.4	100.2	0.11	\$368	46.52	R-590
41-29-254-004	4319 OGEMA AVE	01/30/23	WD	\$26,000.0	\$130,000	\$42,400	32.62	65.8	118.0	0.18	\$395	65.00	R-590
41-29-176-030	322 LETA AVE	08/02/22	WD	\$19,000.0	\$95,000	\$29,300	30.84	44.4	95.8	0.11	\$428	48.60	R-590
41-29-104-020	4010 RED ARROW RD	05/27/22	WD	\$23,400.0	\$117,000	\$36,000	30.77	50.2	116.0	0.13	\$466	50.00	R-590
41-29-127-020	437 BURROUGHS AVE	08/25/22	WD	\$23,000.0	\$115,000	\$57,000	49.57	48.9	110.0	0.13	\$470	50.00	R-590
41-29-102-031	345 BURROUGHS AVE	10/25/22	WD	\$25,360.0	\$126,800	\$41,900	33.04	48.9	110.0	0.13	\$519	50.00	R-590
Avg				\$14,539.8							\$264		

Around \$6500  
\$225/FF

Land Table 595

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Adj. Sale	Effic. Front	Depth	Total Acres	20%/FF	Actual Front	Land Table
41-29-276-009	818 MC KEIGHAN AVE	06/01/23	WD	\$6,254.2	\$31,271	\$30,000	95.94	48.9	110.0	0.13	\$128	50.00	R-595
41-29-228-001	916 BUCKINGHAM AVE	11/18/21	WD	\$11,600.0	\$58,000	\$35,600	61.38	77.4	60.0	0.15	\$150	107.17	R-595
41-29-276-039	1118 LOCHHEAD AVE	02/23/23	WD	\$13,000.0	\$65,000	\$37,000	56.92	82.1	86.9	0.19	\$158	94.69	R-595
41-29-256-015	902 DELL AVE	10/13/21	WD	\$8,400.0	\$42,000	\$29,300	69.76	51.4	112.5	0.13	\$163	52.00	R-595
41-29-256-036	913 MC KEIGHAN AVE	08/31/22	WD	\$9,000.0	\$45,000	\$25,300	56.22	49.5	112.5	0.13	\$182	50.00	R-595
41-29-256-017	910 DELL AVE	04/23/21	WD	\$10,000.0	\$50,000	\$29,300	58.60	51.4	112.5	0.13	\$194	52.00	R-595
41-29-252-022	711 LOCHHEAD AVE	02/07/22	WD	\$10,000.0	\$50,000	\$29,600	59.20	49.9	114.5	0.13	\$200	50.00	R-595
41-29-276-051	4428 CHEYENNE AVE	10/15/21	WD	\$10,500.0	\$52,500	\$24,000	45.71	46.6	100.0	0.12	\$225	50.00	R-595
41-29-276-034	4307 SHAWNEE AVE	02/10/22	WD	\$16,300.0	\$81,500	\$32,000	39.26	68.0	100.3	0.17	\$240	72.90	R-595
41-29-278-048	1005 E HEMPHILL RD	04/13/21	WD	\$12,000.0	\$60,000	\$27,800	46.33	50.0	115.0	0.13	\$240	50.00	R-595
41-29-276-080	1005 MACDONALD AVE	12/10/21	WD	\$12,000.0	\$60,000	\$31,000	51.67	47.5	103.9	0.12	\$253	50.00	R-595
41-29-252-005	710 MC KINLEY AVE	07/08/22	WD	\$14,000.0	\$70,000	\$27,200	38.86	55.0	115.0	0.15	\$255	55.00	R-595
41-29-256-039	1005 MC KEIGHAN AVE	10/05/21	WD	\$13,200.0	\$66,000	\$28,900	43.79	51.8	108.4	0.13	\$255	53.33	R-595
41-29-252-024	719 LOCHHEAD AVE	06/11/21	WD	\$13,000.0	\$65,000	\$30,400	46.77	50.7	109.2	0.13	\$257	52.00	R-595
41-29-277-022	4419 CHEYENNE AVE	10/13/22	WD	\$15,000.0	\$75,000	\$32,600	43.47	55.3	130.0	0.16	\$271	52.00	R-595
41-29-228-025	3905 CHEYENNE AVE	09/07/22	WD	\$13,980.0	\$69,900	\$31,400	44.92	51.0	115.0	0.14	\$274	51.00	R-595
41-29-256-032	817 MC KEIGHAN AVE	04/27/22	WD	\$14,000.0	\$70,000	\$34,500	49.29	49.5	112.5	0.13	\$283	50.00	R-595
41-29-256-008	722 DELL AVE	01/13/23	WD	\$15,000.0	\$75,000	\$25,200	33.60	51.4	112.5	0.13	\$292	52.00	R-595
41-29-205-020	721 BUCKINGHAM AVE	09/29/22	WD	\$15,000.0	\$75,000	\$34,300	45.73	50.9	115.0	0.13	\$295	50.86	R-595
41-29-256-007	718 DELL AVE	03/17/22	WD	\$15,200.0	\$76,000	\$25,900	34.08	51.4	112.5	0.13	\$296	52.00	R-595
41-29-254-012	810 LOCHHEAD AVE	01/10/23	WD	\$15,000.0	\$75,000	\$31,700	42.27	49.5	112.5	0.13	\$303	50.00	R-595
41-29-254-031	723 DELL AVE	11/05/21	WD	\$16,000.0	\$80,000	\$31,600	39.50	51.4	112.5	0.13	\$311	52.00	R-595
41-29-278-012	814 MACDONALD AVE	02/25/22	WD	\$16,000.0	\$80,000	\$34,000	42.50	50.2	115.8	0.13	\$319	50.00	R-595
41-29-278-049	1009 E HEMPHILL RD	06/01/23	WD	\$16,800.0	\$84,000	\$30,000	35.71	52.0	115.0	0.14	\$323	52.00	R-595
41-29-256-041	1015 MC KEIGHAN AVE	09/23/22	WD	\$17,520.0	\$87,600	\$34,400	39.27	53.7	103.1	0.13	\$326	56.67	R-595
41-29-254-033	805 DELL AVE	07/15/22	WD	\$17,000.0	\$85,000	\$34,700	40.82	51.4	112.5	0.13	\$331	52.00	R-595
41-29-256-013	818 DELL AVE	11/22/21	WD	\$17,000.0	\$85,000	\$34,500	40.59	51.4	112.5	0.13	\$331	52.00	R-595
41-29-276-051	4428 CHEYENNE AVE	04/11/22	WD	\$16,000.0	\$80,000	\$24,000	30.00	46.6	100.0	0.12	\$343	50.00	R-595
41-29-278-009	802 MACDONALD AVE	08/25/22	WD	\$18,000.0	\$90,000	\$30,500	33.89	50.3	116.6	0.13	\$358	50.00	R-595
41-29-278-015	902 MACDONALD AVE	11/17/22	WD	\$18,000.0	\$90,000	\$35,300	39.22	50.0	115.2	0.13	\$360	50.00	R-595
41-29-252-018	918 MC KINLEY AVE	05/19/23	WD	\$19,400.0	\$97,000	\$30,000	30.93	52.8	107.9	0.14	\$367	54.50	R-595
41-29-252-012	818 MC KINLEY AVE	06/03/22	WD	\$19,100.0	\$95,500	\$42,900	44.92	51.1	111.0	0.13	\$374	52.00	R-595
41-29-226-016	1005 SOUTHLAWN AVE	07/13/22	WD	\$19,000.0	\$95,000	\$29,000	30.53	46.6	100.0	0.12	\$408	50.00	R-595
41-29-278-022	1010 MACDONALD AVE	06/24/22	WD	\$23,100.0	\$115,500	\$39,300	34.03	49.6	113.3	0.13	\$465	50.00	R-595
		Avg		\$14,569.2							\$280		

Around \$7000  
\$240/FF

## Land Table 600

Parcel Number	Street Address	Sale Date	Instr.	20% Allocation	Sale \$	Cur. Asmnt.	Asd/Sale	Cur. Appraisal	Land Table
41-18-226-031	915 E COURT ST	05/05/22	WD	\$10,000.0	\$50,000	\$32,900	65.80	\$65,898	R-600
41-18-226-034	915 E COURT ST	08/12/21	WD	\$13,200.0	\$66,000	\$33,100	50.15	\$66,287	R-600
41-18-226-040	915 E COURT ST	10/01/21	WD	\$12,000.0	\$60,000	\$31,900	53.17	\$63,876	R-600
41-18-226-040	915 E COURT ST	06/17/22	WD	\$15,980.0	\$79,900	\$31,900	39.92	\$63,876	R-600
41-18-226-043	915 E COURT ST	02/27/23	WD	\$14,500.0	\$72,500	\$32,700	45.10	\$65,402	R-600
41-18-226-043	915 E COURT ST	06/13/23	WD	\$15,980.0	\$79,900	\$32,700	40.93	\$65,402	R-600
41-18-226-051	915 E COURT ST	01/04/22	WD	\$14,000.0	\$70,000	\$34,100	48.71	\$68,222	R-600
<b>Totals:</b>				<b>\$13,665.7</b>					

Around \$13,000