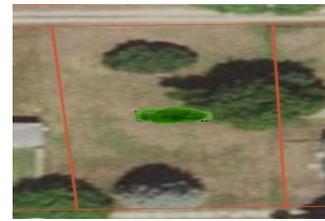


Neighborhoods Used: 4050.4050 NEIGHBORHOOD

405 SECOND ST						
Parcel Number	** Invalid Sale	** Class	AdjSalePrice	LandValue		
051-410-008-00	03/24/2023 4050	402	20,500	27,569		



305 FIFTH ST						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
051-428-008-00	03/14/2023 4050	401	195,000	27,569		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1 3/4 STORY	45	167,431	79,874	2.096	



601 FOURTH ST						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
051-420-006-00	03/10/2023 4050	401	253,500	35,089		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1 1/4 STORY	85	218,411	137,032	1.594	



703 SIXTH ST						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
051-460-020-00	02/10/2023 4050	401	170,000	69,575		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	ONE STORY	54	100,425	108,613	0.925	



502 FIRST ST						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
051-409-005-00	01/03/2023 4050	401	150,000	32,025		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1 1/4 STORY	59	117,975	104,218	1.132	



205 FIRST ST						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
051-460-044-00	12/16/2022 4050	401	180,000	23,655		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	ONE STORY	45	156,345	74,756	2.091	



308 FIRST ST						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
051-411-001-00	07/29/2022 4050	401	130,000	11,790		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1 1/2 STORY	65	118,210	92,913	1.272	



510 FIFTH ST						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
051-433-001-00	07/25/2022 4050	401	232,000	30,310		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1 3/4 STORY	70	201,690	153,850	1.311	



Neighborhoods Used: 4050.4050 NEIGHBORHOOD

501 SIXTH ST						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
051-433-006-00	06/23/2022 4050	401	125,000	29,504		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1 1/2 STORY	50	95,496	77,557	1.231	



607 FOURTH ST						
Parcel Number	** Invalid Sale	** Class	AdjSalePrice	LandValue		
051-420-009-00	04/04/2022 4050	402	46,000	48,000		



506 SECOND ST						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
051-418-003-00	01/27/2022 4050	401	115,000	27,569		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	ONE STORY	64	87,431	69,566	1.257	



704 SECOND ST						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
051-460-005-00	01/21/2022 4050	401	175,000	72,107		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1 3/4 STORY	45	102,893	67,700	1.520	



509 FIFTH ST						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
051-430-010-00	01/19/2022 4050	401	125,000	27,569		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1 1/2 STORY	48	97,431	85,411	1.141	



604 THIRD ST						
Parcel Number	** Invalid Sale	** Class	AdjSalePrice	LandValue		
051-420-004-00	01/12/2022 4050	402	13,500	27,569		



510 SECOND ST						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
051-418-001-00	01/07/2022 4050	401	111,000	28,220		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1 1/2 STORY	55	82,780	60,842	1.361	



612 ADAMS ST						
Parcel Number	** Invalid Sale	** Class	AdjSalePrice	LandValue		
051-451-006-00	01/05/2022 4050	401	16,500	27,569		



Neighborhoods Used: 4050.4050 NEIGHBORHOOD

809 S MADISON ST  
 Parcel Number           \*\* Valid Sale   \*\* Class   AdjSalePrice   LandValue  
 051-460-049-00       12/21/2021 4050       401           58,500       19,207  
 Occupancy           Style           %Good   ResidualValue   CostByManual   E.C.F.  
 Single Family       ONE STORY       54           39,293       75,957       0.517



611 FIRST ST  
 Parcel Number           \*\* Valid Sale   \*\* Class   AdjSalePrice   LandValue  
 051-460-069-00       12/15/2021 4050       401           70,000       31,530  
 Occupancy           Style           %Good   ResidualValue   CostByManual   E.C.F.  
 Single Family       1 1/4 STORY     47           38,470       49,860       0.772



405 FOURTH ST  
 Parcel Number           \*\* Valid Sale   \*\* Class   AdjSalePrice   LandValue  
 051-422-008-00       12/13/2021 4050       401           135,000      28,972  
 Occupancy           Style           %Good   ResidualValue   CostByManual   E.C.F.  
 Single Family       1 1/2 STORY     66           106,028      102,382      1.036



409 SECOND ST  
 Parcel Number           \*\* Valid Sale   \*\* Class   AdjSalePrice   LandValue  
 051-410-010-00       12/03/2021 4050       401           124,500      32,123  
 Occupancy           Style           %Good   ResidualValue   CostByManual   E.C.F.  
 Single Family       1 1/2 STORY     62           92,377       115,552      0.799



205 FIFTH ST  
 Parcel Number           \*\* Valid Sale   \*\* Class   AdjSalePrice   LandValue  
 051-427-007-00       11/11/2021 4050       401           95,000       27,569  
 Occupancy           Style           %Good   ResidualValue   CostByManual   E.C.F.  
 Single Family       2 STORY         57           67,431       97,740       0.690



510 FIFTH ST  
 Parcel Number           \*\* Valid Sale   \*\* Class   AdjSalePrice   LandValue  
 051-433-001-00       07/20/2021 4050       401           160,000      30,310  
 Occupancy           Style           %Good   ResidualValue   CostByManual   E.C.F.  
 Single Family       1 3/4 STORY     70           129,690      153,850      0.843



605 FIFTH ST  
 Parcel Number           \*\* Valid Sale   \*\* Class   AdjSalePrice   LandValue  
 051-431-008-00       07/15/2021 4050       401           198,500      32,730  
 Occupancy           Style           %Good   ResidualValue   CostByManual   E.C.F.  
 Single Family       ONE STORY       65           165,770      112,285      1.476



501 FIRST ST D  
 Parcel Number           \*\* Invalid Sale \*\* Class   AdjSalePrice   LandValue  
 051-460-062-00       07/02/2021 4050       401           40,000       85,508  
 Occupancy           Style           %Good   ResidualValue   CostByManual   E.C.F.  
 Single Family       1 1/2 STORY     2           -45,508      3,910       -11.640



Neighborhoods Used: 4050.4050 NEIGHBORHOOD

1108 S MADISON ST  
 Parcel Number      \*\* Invalid Sale    \*\* Class    AdjSalePrice    LandValue  
 051-424-002-00      06/11/2021   4050       402               11,500       38,467



408 SEVENTH ST  
 Parcel Number      \*\* Valid Sale       \*\* Class    AdjSalePrice    LandValue  
 051-453-007-00      06/09/2021   4050       401               156,000      48,000  
 Occupancy          Style                %Good       ResidualValue   CostByManual    E.C.F.  
 Single Family      1 1/4 STORY       63            108,000       97,914        1.103



206 FIRST ST  
 Parcel Number      \*\* Valid Sale       \*\* Class    AdjSalePrice    LandValue  
 051-412-003-00      06/01/2021   4050       401               200,000      30,324  
 Occupancy          Style                %Good       ResidualValue   CostByManual    E.C.F.  
 Single Family      1 3/4 STORY       70            169,676      124,572       1.362



1003 S WASHINGTON AVE  
 Parcel Number      \*\* Valid Sale       \*\* Class    AdjSalePrice    LandValue  
 051-414-006-00      05/20/2021   4050       401               150,000      26,687  
 Occupancy          Style                %Good       ResidualValue   CostByManual    E.C.F.  
 Single Family      ONE STORY         58            123,313      110,577       1.115



109 FIRST ST  
 Parcel Number      \*\* Valid Sale       \*\* Class    AdjSalePrice    LandValue  
 051-460-038-00      04/23/2021   4050       401               60,000       23,128  
 Occupancy          Style                %Good       ResidualValue   CostByManual    E.C.F.  
 Single Family      ONE STORY         46            36,872       45,880        0.804



403 SIXTH ST  
 Parcel Number      \*\* Valid Sale       \*\* Class    AdjSalePrice    LandValue  
 051-434-007-00      04/23/2021   4050       401               189,900      27,999  
 Occupancy          Style                %Good       ResidualValue   CostByManual    E.C.F.  
 Single Family      1 3/4 STORY       62            161,901      128,558       1.259



202 FIFTH ST  
 Parcel Number      \*\* Valid Sale       \*\* Class    AdjSalePrice    LandValue  
 051-436-005-00      04/12/2021   4050       401               180,000      29,884  
 Occupancy          Style                %Good       ResidualValue   CostByManual    E.C.F.  
 Single Family      ONE STORY         61            150,116      95,008        1.580



