

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land + Yard	Bldg. Residual	Cost Man. \$	E.C.F.	Floor Area	\$/Sq.Ft.	ECF Area	Dev. by Mean (%)	Building Style	Use Code	Land Value		
051-121-007-00	304 S FERRY ST	09/25/23	\$209,000	WD	03-ARM'S LENGTH	\$209,000	\$95,100	45.50	\$199,561	\$69,749	\$139,251	\$72,118	1.931	556	\$250.45	160HV	4.1599	ONE STORY		\$69,500		
051-121-007-00	304 S FERRY ST	01/19/24	\$215,000	WD	03-ARM'S LENGTH	\$215,000	\$95,100	44.23	\$199,561	\$69,749	\$145,251	\$72,118	2.014	556	\$261.24	160HV	4.1599	ONE STORY		\$69,500		
Totals:			\$424,000			\$424,000	\$190,200		\$399,122		\$284,502	\$144,236			\$255.85		0.0000					
								Sale. Ratio =>	44.86				E.C.F. =>	1.972	Std. Deviation=>		0.058829329					
								Std. Dev. =>	0.90				Ave. E.C.F. =>	1.972	Ave. Variance=>		4.1599	Coefficient of Var=>	2.108948267			