

2023 ECF SILVER LAKE SHORES, HOMESTEAD HEIGHTS, HANOVER ESTATES OFF WATER, SHAWNEE VIEW

Parcel Number	Sale Date	Sale Price	Instr.	Inf. Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land + Yard	Bldg. Residual	Cost Man. \$	E.C.F.	Floor Area
150-H10-000-029-00	05/07/21	\$160,000	PTA	\$160,000	\$75,500	47.19	\$149,401	\$29,825	\$130,175	\$125,869	0.834	1,386
150-S50-000-176-00	08/14/20	\$175,000	PTA	\$175,000	\$70,800	40.46	\$137,866	\$26,126	\$148,874	\$139,675	0.643	1,300
150-S60-000-005-00	07/15/20	\$60,000	WD	\$60,000	\$32,000	53.33	\$63,111	\$42,965	\$17,035	\$31,978	0.533	772
Totals:		\$395,000		\$395,000	\$178,300		\$350,378		\$296,084	\$297,522		
						Sale. Ratio =>	45.14			E.C.F. =>	0.795	
						Std. Dev. =>	6.44			Ave. E.C.F. =>	0.670	

USED .795