

2023 ECF SHAWNEE SHORES, HAPPY HOLLOW REAR, PRAIRE RIVER SHORES, PAZITNEY'S 5, LAVINE PARK, DRAGON 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-H16-000-011-00 | 03/03/22  | \$90,000           | WD     | \$90,000           | \$40,700                 | 45.22         | \$85,051           | \$20,587    | \$69,413         | \$71,627                 | 0.969        | 380        |
| 150-H16-000-013-00 | 09/17/20  | \$71,500           | PTA    | \$71,500           | \$30,400                 | 42.52         | \$60,230           | \$20,218    | \$51,282         | \$53,349                 | 0.961        | 376        |
| 150-H16-000-014-00 | 08/28/20  | \$78,000           | WD     | \$78,000           | \$37,900                 | 48.59         | \$75,208           | \$26,492    | \$51,508         | \$64,955                 | 0.793        | 426        |
| 150-H16-000-036-00 | 01/27/21  | \$109,000          | WD     | \$109,000          | \$48,900                 | 44.86         | \$106,239          | \$35,923    | \$73,077         | \$66,968                 | 1.091        | 451        |
| 150-H16-000-038-00 | 07/30/20  | \$99,000           | WD     | \$99,000           | \$45,600                 | 46.06         | \$90,527           | \$30,087    | \$68,913         | \$67,156                 | 1.026        | 445        |
| 150-H16-000-044-00 | 07/02/20  | \$85,000           | WD     | \$85,000           | \$42,200                 | 49.65         | \$82,884           | \$27,159    | \$57,841         | \$61,917                 | 0.934        | 384        |
| 150-H16-000-048-00 | 08/19/20  | \$73,000           | WD     | \$73,000           | \$40,500                 | 55.48         | \$80,342           | \$26,837    | \$46,163         | \$53,505                 | 0.863        | 397        |
| 150-P19-000-002-00 | 04/15/20  | \$241,000          | OTH    | \$241,000          | \$78,500                 | 32.57         | \$203,270          | \$113,671   | \$127,329        | \$127,999                | 0.995        | 1,330      |
| 150-P19-000-007-00 | 10/27/20  | \$85,000           | WD     | \$85,000           | \$31,400                 | 36.94         | \$76,665           | \$34,513    | \$50,487         | \$64,849                 | 0.779        | 600        |
| 150-P75-000-008-00 | 12/09/20  | \$216,000          | WD     | \$216,000          | \$101,800                | 47.13         | \$201,286          | \$41,402    | \$174,598        | \$188,099                | 0.928        | 2,456      |
| <b>Totals:</b>     |           | <b>\$1,147,500</b> |        | <b>\$1,147,500</b> | <b>\$497,900</b>         |               | <b>\$1,061,702</b> |             | <b>\$770,611</b> | <b>\$820,422</b>         |              |            |
|                    |           |                    |        |                    | <b>Sale. Ratio =&gt;</b> | <b>43.39</b>  |                    |             |                  | <b>E.C.F. =&gt;</b>      | <b>0.939</b> |            |
|                    |           |                    |        |                    | <b>Std. Dev. =&gt;</b>   | <b>6.46</b>   |                    |             |                  | <b>Ave. E.C.F. =&gt;</b> | <b>0.934</b> |            |

USED .939