

2023 ECF PRAIRIE RIVER INDIAN SHORES

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
150-016-100-015-01	08/11/20	\$47,000	PTA	\$47,000	\$20,100	42.77	\$39,176	\$7,905	\$39,095	\$62,542	0.625	938
150-016-100-015-05	08/27/21	\$120,000	WD	\$120,000	\$33,400	27.83	\$65,998	\$19,213	\$100,787	\$103,967	0.859	1,430
150-150-000-040-00	11/05/20	\$24,000	WD	\$24,000	\$8,200	34.17	\$19,721	\$7,584	\$16,416	\$26,971	0.609	720
150-P70-000-011-00	09/15/21	\$47,000	OTH	\$47,000	\$34,400	73.19	\$67,973	\$8,982	\$38,018	\$107,256	0.354	1,524
<b>Totals:</b>		<b>\$238,000</b>		<b>\$238,000</b>	<b>\$96,100</b>		<b>\$192,868</b>		<b>\$194,316</b>	<b>\$300,736</b>		
						<b>Sale. Ratio =&gt;</b>	<b>40.38</b>			<b>E.C.F. =&gt;</b>	<b>0.596</b>	
						<b>Std. Dev. =&gt;</b>	<b>20.09</b>			<b>Ave. E.C.F. =&gt;</b>	<b>0.612</b>	

USED .596