

2023 ECF COMMERCIAL

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
150-003-400-035-03	07/01/20	\$200,000	OTH	\$200,000	\$64,000	32.00	\$125,728	\$45,159	\$154,841	\$201,423	0.769	3,024
150-004-400-140-00	11/23/20	\$165,000	WD	\$128,000	\$50,300	39.30	\$136,702	\$61,544	\$66,456	\$187,895	0.354	1,152
150-009-400-015-07	05/30/20	\$65,000	WD	\$65,000	\$34,800	53.54	\$69,115	\$45,882	\$19,118	\$37,589	0.509	840
150-009-400-025-99	05/30/20	\$65,000	WD	\$65,000	\$34,800	53.54	\$69,115	\$45,882	\$19,118	\$37,589	0.509	840
Totals:		\$495,000		\$458,000	\$183,900		\$400,660		\$259,533	\$464,496		
						Sale. Ratio =>	40.15			E.C.F. =>	0.530	
						Std. Dev. =>	10.75			Ave. E.C.F. =>	0.495	

USED .530