

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Adj. Sale \$	Land + Yard	Bldg. Residual	Cost Man. \$	E.C.F.	Floor Area	\$/Sq.Ft.	ECF Area	Dev. by Mean (%)	Other Parcels in Sale
011-017-000-1300-01	2301 BLACKMORE RD	10/06/21	\$525,000	WD	\$525,000	\$428,035	\$96,965	\$235,899	0.411	2,340	\$41.44	AGRIC	41.1044	
011-016-000-1500-02	1943 BLACKMORE RD	04/22/20	\$34,900	WD	\$34,900	\$8,967	\$25,933	\$36,099	0.718	924	\$28.07	RES	71.8392	
011-034-000-1020-00	6577 CONRAD RD	05/29/20	\$17,000	WD	\$17,000	\$5,162	\$11,838	\$14,305	0.828	0	#DIV/0!	RES	82.7571	
011-034-000-1020-00	6577 CONRAD RD	05/29/20	\$20,000	LC	\$20,000	\$5,162	\$14,838	\$14,305	1.037	0	#DIV/0!	RES	103.7295	
011-030-000-4400-00	2857 W SAGINAW RD	06/19/20	\$131,000	WD	\$131,000	\$7,000	\$124,000	\$174,984	0.709	1,824	\$67.98	RES	70.8636	
011-014-000-0400-03	1443 BLACKMORE RD	06/22/20	\$195,000	WD	\$195,000	\$14,850	\$180,150	\$253,526	0.711	1,348	\$133.64	RES	71.0577	
011-030-000-3200-00	2633 W SNOVER RD	06/26/20	\$117,000	WD	\$117,000	\$11,875	\$105,125	\$153,132	0.687	1,768	\$59.46	RES	68.6501	
011-018-000-4500-00	4832 CHAMBERS RD	06/29/20	\$175,000	WD	\$175,000	\$78,373	\$96,627	\$181,403	0.533	1,668	\$57.93	RES	53.2664	
011-032-000-0810-01	6200 LEIX RD	07/10/20	\$177,500	WD	\$177,500	\$75,450	\$102,050	\$195,826	0.521	1,400	\$72.89	RES	52.1126	
011-015-000-0250-02	345 O'BRIEN RD	07/29/20	\$49,000	WD	\$49,000	\$7,100	\$41,900	\$131,542	0.319	1,188	\$35.27	RES	31.8529	
011-021-000-1300-01	1754 W SNOVER RD	07/31/20	\$135,000	WD	\$135,000	\$15,521	\$119,479	\$116,928	1.022	988	\$120.93	RES	102.1816	
011-007-000-1750-00	4225 WASHBURN RD	08/04/20	\$32,000	LC	\$32,000	\$8,249	\$23,751	\$30,013	0.791	840	\$28.28	RES	79.1347	
011-035-000-2100-08	300 W BROWN RD	08/13/20	\$170,000	WD	\$170,000	\$41,370	\$128,630	\$170,473	0.755	1,620	\$79.40	RES	75.4549	
011-022-000-1400-01	90 W SNOVER RD	08/14/20	\$165,000	WD	\$165,000	\$41,078	\$123,922	\$167,141	0.741	2,706	\$45.80	RES	74.1422	011-022-000-1400-02
011-005-000-5000-00	3775 CHAMBERS RD	09/04/20	\$159,900	LC	\$159,900	\$30,150	\$129,750	\$134,702	0.963	1,672	\$77.60	RES	96.3240	
011-030-000-4500-00	2781 W SAGINAW RD	09/08/20	\$14,000	PTA	\$14,000	\$7,381	\$6,619	\$33,078	0.200	868	\$7.63	RES	20.0103	
011-030-000-4500-00	2781 W SAGINAW RD	09/10/20	\$22,000	WD	\$22,000	\$7,381	\$14,619	\$33,078	0.442	868	\$16.84	RES	44.1956	
011-020-000-3100-01	2096 W SNOVER RD	09/11/20	\$182,500	WD	\$182,500	\$20,115	\$162,385	\$155,028	1.047	1,596	\$101.74	RES	104.7456	
011-024-000-0300-00	5205 SCHOTT RD	10/05/20	\$179,000	WD	\$179,000	\$20,000	\$59,000	\$97,881	0.603	834	\$70.74	RES	60.2775	
011-013-000-2600-01	1905 PHELPS LAKE RD	10/09/20	\$41,500	WD	\$41,500	\$9,500	\$32,000	\$46,200	0.693	924	\$34.63	RES	69.2644	
011-029-000-1650-01	5757 CHAMBERS RD	10/14/20	\$110,000	WD	\$110,000	\$30,150	\$79,850	\$27,983	2.854	0	#DIV/0!	RES	285.3524	
011-009-000-1200-03	1821 AMBROSE RD	10/16/20	\$87,000	WD	\$87,000	\$10,500	\$76,500	\$129,881	0.589	1,080	\$70.83	RES	58.9002	
011-030-000-3800-01	2700 SAGINAW RD	10/26/20	\$123,000	WD	\$123,000	\$24,564	\$98,436	\$148,706	0.662	1,404	\$70.11	RES	66.1948	
011-029-000-1400-05	2465 W SNOVER RD	10/29/20	\$25,000	WD	\$25,000	\$10,060	\$14,940	\$55,886	0.267	1,232	\$12.13	RES	26.7332	
011-028-000-1800-00	5749 LEIX RD	10/31/20	\$184,300	WD	\$184,300	\$6,357	\$177,943	\$218,273	0.815	1,988	\$89.51	RES	81.5232	
011-018-000-3600-00	2962 BLACKMORE RD	11/03/20	\$230,000	WD	\$230,000	\$102,951	\$127,049	\$207,464	0.612	1,586	\$80.11	RES	61.2390	
011-016-000-1400-03	1916 BLACKMORE RD	11/04/20	\$80,000	WD	\$80,000	\$33,182	\$46,818	\$42,899	1.091	1,232	\$38.00	RES	109.1357	011-016-000-1400-06
011-016-000-1400-06	1924 BLACKMORE RD	11/04/20	\$80,000	WD	\$80,000	\$13,970	\$66,030	\$38,780	1.703	1,232	\$53.60	RES	170.2702	011-016-000-1400-03
011-013-000-1900-02	4751 SCHOTT RD	11/05/20	\$38,000	WD	\$38,000	\$13,270	\$24,730	\$105,664	0.234	1,156	\$21.39	RES	23.4044	
011-022-000-0900-03	420 W SNOVER RD	11/06/20	\$130,000	WD	\$130,000	\$12,220	\$117,780	\$195,445	0.603	2,040	\$57.74	RES	60.2626	
011-008-000-3000-05	LEIX RD	11/19/20	\$79,900	MLC	\$79,900	\$10,340	\$69,560	\$19,273	3.609	0	#DIV/0!	RES	360.9225	
011-030-000-2900-00	2770 SAGINAW RD	11/23/20	\$200,000	WD	\$200,000	\$25,454	\$174,546	\$196,568	0.888	2,106	\$82.88	RES	88.7969	
011-015-000-0250-02	345 O'BRIEN RD	12/18/20	\$137,000	WD	\$137,000	\$7,100	\$129,900	\$131,542	0.988	1,188	\$109.34	RES	98.7517	
011-006-000-1000-00	3670 CHAMBERS RD	01/07/21	\$31,250	WD	\$31,250	\$9,500	\$21,750	\$73,050	0.298	1,216	\$17.89	RES	29.7742	
011-007-000-1800-00	4259 WASHBURN RD	01/19/21	\$225,000	WD	\$225,000	\$42,738	\$182,262	\$199,050	0.916	1,848	\$98.63	RES	91.5660	
011-007-000-0800-00	2800 WATERMAN RD	01/20/21	\$148,000	WD	\$148,000	\$5,000	\$143,000	\$208,907	0.685	1,488	\$96.10	RES	68.4514	
011-017-000-2100-01	2011 W BLACKMORE	02/23/21	\$52,000	WD	\$52,000	\$9,000	\$43,000	\$13,928	3.087	0	#DIV/0!	RES	308.7276	
011-023-000-1900-06	5412 MAIER RD	02/26/21	\$95,000	WD	\$95,000	\$30,000	\$65,000	\$177,543	0.366	1,512	\$42.99	RES	36.6108	
011-034-000-2400-00	1036 W BROWN RD	03/25/21	\$170,000	WD	\$170,000	\$9,500	\$160,500	\$168,900	0.950	1,384	\$115.97	RES	95.0266	
011-030-000-0600-00	2885 W SNOVER RD	03/31/21	\$30,000	MLC	\$30,000	\$2,420	\$27,580	\$61,847	0.446	1,654	\$16.67	RES	44.5943	
011-017-000-2100-02	4800 LEIX RD	04/09/21	\$119,000	WD	\$119,000	\$28,039	\$90,961	\$171,065	0.532	1,782	\$51.04	RES	53.1735	
011-010-000-1700-00	750 O'BRIEN RD	04/19/21	\$40,000	WD	\$40,000	\$6,713	\$33,287	\$120,011	0.277	1,488	\$22.37	RES	27.7366	
011-009-000-1800-00	1661 AMBROSE RD	04/23/21	\$115,000	WD	\$115,000	\$18,000	\$97,000	\$135,194	0.717	1,512	\$64.15	RES	71.7489	
011-019-000-1600-02	2660 W SNOVER RD	04/23/21	\$58,100	MLC	\$58,100	\$8,762	\$49,338	\$46,991	1.050	1,116	\$44.21	RES	104.9935	
011-025-000-0400-00	5643 SCHOTT RD	04/26/21	\$270,000	WD	\$270,000	\$81,705	\$188,295	\$191,446	0.984	2,364	\$79.65	RES	98.3542	
011-013-000-1200-03	4705 SCHOTT RD	05/07/21	\$150,000	WD	\$150,000	\$6,360	\$143,640	\$188,493	0.762	1,440	\$99.75	RES	76.2043	
011-018-000-2310-00	2601 O'BRIEN RD	05/13/21	\$129,900	WD	\$129,900	\$36,105	\$93,795	\$150,244	0.624	1,704	\$55.04	RES	62.4286	
011-020-000-2600-05	5414 LEIX RD	05/24/21	\$60,000	QC	\$60,000	\$11,521	\$48,479	\$36,287	1.336	924	\$52.47	RES	133.5971	
011-015-000-1800-07	4595 CONRAD RD	06/02/21	\$168,000	PTA	\$168,000	\$11,460	\$156,540	\$177,950	0.880	1,790	\$87.45	RES	87.9685	
011-026-000-1540-00	5841 MERTZ RD	06/18/21	\$115,000	WD	\$115,000	\$6,574	\$108,426	\$65,203	1.663	1,248	\$86.88	RES	166.2888	
011-029-000-1400-15	2401 SNOVER RD	06/18/21	\$265,000	PTA	\$265,000	\$16,830	\$248,170	\$251,069	0.988	1,792	\$138.49	RES	98.8452	
011-015-000-1300-02	1350 BLACKMORE RD	06/25/21	\$75,000	WD	\$75,000	\$5,000	\$70,000	\$96,971	0.722	1,491	\$46.95	RES	72.1867	
011-008-000-3000-05	LEIX RD	06/28/21	\$95,000	WD	\$95,000	\$10,340	\$84,660	\$19,273	4.393	0	#DIV/0!	RES	439.2711	
011-026-000-1700-00	896 W SAGINAW RD	07/02/21	\$230,000	WD	\$230,000	\$22,500	\$207,500	\$185,209	1.120	2,664	\$77.89	RES	112.0353	
011-022-000-1100-03	5260 MERTZ RD	08/03/21	\$75,000	WD	\$75,000	\$29,613	\$45,387	\$42,218	1.075	696	\$65.21	RES	107.5062	
011-035-000-0900-00	777 SAGINAW RD	08/10/21	\$160,160	WD	\$160,160	\$5,680	\$154,480	\$168,657	0.916	1,200	\$128.73	RES	91.5944	
011-006-000-3200-02	APACHE RD	08/13/21	\$25,000	WD	\$25,000	\$22,644	\$2,356	\$9,698	0.243	0	#DIV/0!	RES	24.2938	
011-009-000-1300-07	4387 LEIX RD	08/20/21	\$475,000	WD	\$475,000	\$30,000	\$445,000	\$456,207	0.975	2,684	\$165.80	RES	97.5434	

011-026-000-1900-04	950 SAGINAW RD	09/03/21	\$179,900	WD	\$179,900	\$14,715	\$165,185	\$145,676	1.134	1,317	\$125.43	RES	113.3920
011-018-000-4300-13	2615 W BLACKMORE RD	09/14/21	\$220,000	WD	\$220,000	\$37,314	\$182,686	\$251,635	0.726	1,583	\$115.40	RES	72.5997
011-023-000-1700-00	5465 MERTZ RD	09/29/21	\$125,000	PTA	\$125,000	\$12,300	\$112,700	\$162,901	0.692	1,144	\$98.51	RES	69.1830
011-005-000-6400-00	2070 WATERMAN RD	10/15/21	\$195,000	WD	\$195,000	\$32,901	\$162,099	\$151,135	1.073	1,456	\$111.33	RES	107.2543
011-023-000-1900-04	215 E SNOVER RD	10/15/21	\$155,000	WD	\$155,000	\$13,680	\$141,320	\$164,548	0.859	1,620	\$87.23	RES	85.8837
011-007-000-3500-00	4420 CHAMBERS RD	10/21/21	\$250,000	WD	\$250,000	\$34,103	\$215,897	\$159,929	1.350	1,032	\$209.20	RES	134.9952
011-034-000-1000-04	6517 CONRAD RD	11/02/21	\$225,000	WD	\$225,000	\$32,406	\$192,594	\$181,132	1.063	1,344	\$143.30	RES	106.3282
011-013-000-2050-01	4875 SCHOTT RD	11/03/21	\$328,700	WD	\$328,700	\$23,712	\$304,988	\$286,186	1.066	1,404	\$217.23	RES	106.5697
011-003-000-2600-00	3752 MERTZ RD	11/09/21	\$67,250	WD	\$67,250	\$5,400	\$61,850	\$87,079	0.710	987	\$62.66	RES	71.0273
011-015-000-1700-00	845 O'BRIEN RD	11/09/21	\$100,000	WD	\$100,000	\$5,600	\$94,400	\$103,630	0.911	1,256	\$75.16	RES	91.0936
011-030-000-3600-01	W SNOVER RD	11/09/21	\$30,000	WD	\$30,000	\$28,140	\$1,860	\$22,912	0.081	910	\$2.04	RES	8.1179
011-030-000-3600-02	W SNOVER RD	11/09/21	\$30,000	WD	\$30,000	\$28,140	\$1,860	\$22,912	0.081	910	\$2.04	RES	8.1179
011-007-000-3800-00	2604 O'BRIEN RD	11/10/21	\$20,000	WD	\$20,000	\$6,400	\$13,600	\$3,495	3.892	0	#DIV/0!	RES	389.1809
011-029-000-0900-00	5680 LEIX RD	11/12/21	\$190,500	WD	\$190,500	\$44,400	\$146,100	\$127,910	1.142	1,232	\$118.59	RES	114.2211
011-035-000-0500-00	687 W SAGINAW RD	12/03/21	\$99,493	WD	\$99,493	\$7,000	\$92,493	\$165,762	0.558	1,728	\$53.53	RES	55.7985
011-035-000-0500-00	687 W SAGINAW RD	12/16/21	\$100,493	WD	\$100,493	\$7,000	\$93,493	\$165,762	0.564	1,728	\$54.10	RES	56.4018
011-030-000-3500-00	5550 CHAMBERS RD	12/22/21	\$152,000	WD	\$152,000	\$6,720	\$145,280	\$152,401	0.953	1,436	\$101.17	RES	95.3276
011-018-000-2350-00	2607 O'BRIEN RD	12/27/21	\$200,000	WD	\$200,000	\$27,552	\$172,448	\$115,196	1.497	1,404	\$122.83	RES	149.6995
011-032-000-0850-01	6601 NORTH LAKE RD	12/30/21	\$232,500	WD	\$232,500	\$31,997	\$200,503	\$232,717	0.862	2,136	\$93.87	RES	86.1573
011-015-000-0225-00	339 O'BRIEN RD	01/21/22	\$145,700	WD	\$145,700	\$7,427	\$138,273	\$106,262	1.301	864	\$160.04	RES	130.1248
011-022-000-2000-03	48 W SNOVER RD	01/26/22	\$282,000	WD	\$282,000	\$7,100	\$274,900	\$265,726	1.035	1,399	\$196.50	RES	103.4525
011-029-000-0200-00	2191 SNOVER RD	02/21/22	\$65,000	WD	\$65,000	\$31,524	\$33,476	\$130,995	0.256	1,248	\$26.82	RES	25.5551
011-016-000-0225-02	1835 O'BRIEN RD	02/25/22	\$147,000	WD	\$147,000	\$9,500	\$137,500	\$166,689	0.825	1,624	\$84.67	RES	82.4887
011-013-000-2400-00	1855 PHELPS LAKE RD	03/08/22	\$200,900	WD	\$200,900	\$30,300	\$170,600	\$142,459	1.198	1,512	\$112.83	RES	119.7536
011-013-000-1600-00	1715 PHELPS LAKE RD	03/09/22	\$138,500	WD	\$138,500	\$8,900	\$129,600	\$147,151	0.881	1,496	\$86.63	RES	88.0728
011-022-000-1350-01	5300 MERTZ RD	03/11/22	\$230,000	WD	\$230,000	\$24,506	\$205,494	\$199,495	1.030	1,738	\$118.24	RES	103.0073
011-017-000-0800-01	4744 LEIX RD	03/18/22	\$249,000	WD	\$249,000	\$23,340	\$225,660	\$189,608	1.190	1,832	\$123.18	RES	119.0141
Totals:		#####	\$11,781,846			\$9,530,928	\$11,360,619			#DIV/0!			12.0796
							E.C.F. =>	0.839		Std. Deviation=>	0.74608144		
Agriculture E.C.F.							Ave. E.C.F. =>	0.960		Ave. Variance=>	95.9740	Coefficient of Var=>	

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011-002-000-1105-00	3601 MERTZ RD	06/15/20	\$480,000	LC	\$480,000	\$66,108	\$413,892	\$965,286	0.429	19,200	\$21.56	COM T	42.8777	\$27,092	
011-003-000-0200-00	3500 W MERTZ RD	03/22/21	\$340,000	WD	\$340,000	\$35,793	\$304,207	\$323,883	0.939	4,992	\$60.94	COM T	93.9249	\$35,793	011-003-000-0400-00
011-003-000-0400-00	W SANILAC RD	03/22/21	\$340,000	WD	\$340,000	\$35,793	\$304,207	\$323,883	0.939	4,992	\$60.94	COM T	93.9249	\$35,793	011-003-000-0200-00
040-500-301-0800-00	119 E MAIN ST	10/25/16	\$32,800	PTA	\$32,800	\$11,509	\$21,291	\$104,397	0.204	1,072	\$19.86	COM V	20.3942	\$10,866	
040-500-103-0850-00	6071 FULTON ST	12/13/17	\$20,000	WD	\$20,000	\$2,158	\$17,842	\$64,939	0.275	1,220	\$14.62	COM V	27.4751	\$2,158	040-500-103-0700-00
040-500-103-0230-00	6011 FULTON ST	04/19/19	\$40,000	WD	\$40,000	\$5,721	\$34,279	\$120,293	0.285	5,970	\$5.74	COM V	28.4964	\$5,721	
040-500-109-0100-00	MAIN ST	02/05/22	\$70,000	WD	\$70,000	\$12,141	\$57,859	\$127,323	0.454	3,744	\$15.45	COM V	45.4426	\$11,422	
040-025-000-1700-00	218 W MAIN ST	03/02/22	\$115,000	WD	\$115,000	\$42,656	\$72,344	\$194,541	0.372	4,764	\$15.19	COM V	37.1869	\$24,197	
040-025-000-4600-00	505 MAIN ST	03/19/19	\$925,000	WD	\$925,000	\$104,090	\$820,910	\$592,557	1.385	2,450	\$335.07	OHMER	138.5368	\$66,933	
040-025-000-7800-00	408 W OHMER RD	03/27/20	\$194,900	WD	\$194,900	\$40,824	\$154,076	\$686,747	0.224	21,712	\$7.10	OHMER	22.4356	\$27,025	040-025-000-7700-01
040-025-000-7700-01	OHMER RD	12/30/20	\$372,300	WD	\$372,300	\$52,231	\$320,069	\$565,969	0.566	21,712	\$14.74	OHMER	56.5524	\$40,861	040-025-000-7800-00
040-025-000-7800-00	408 W OHMER RD	12/30/20	\$372,300	WD	\$372,300	\$52,231	\$320,069	\$565,969	0.566	21,712	\$14.74	OHMER	56.5524	\$40,861	040-025-000-7700-01
Totals:			\$3,302,300		\$3,302,300		\$2,841,045	\$4,635,787			\$48.83		5.9684		
								E.C.F. =>	0.613		Std. Deviation=>	0.36037823			
								Ave. E.C.F. =>	0.553		Ave. Variance=>	55.3167			

Commercial Township E.C.F.

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040-500-103-0410-00	6049 FULTON ST	07/18/16	\$25,000	PTA	\$25,000	\$6,395	\$18,605	\$156,755	0.119	7,170	\$2.59	COM V	11.8688	\$6,395	
040-500-301-0800-00	119 E MAIN ST	10/25/16	\$32,800	PTA	\$32,800	\$11,509	\$21,291	\$104,397	0.204	1,072	\$19.86	COM V	20.3942	\$10,866	
040-500-103-0850-00	6071 FULTON ST	12/13/17	\$20,000	WD	\$20,000	\$2,158	\$17,842	\$64,939	0.275	1,220	\$14.62	COM V	27.4751	\$2,158	040-500-103-0700-00
040-500-103-0230-00	6011 FULTON ST	04/19/19	\$40,000	WD	\$40,000	\$5,721	\$34,279	\$120,293	0.285	5,970	\$5.74	COM V	28.4964	\$5,721	
															040-500-107-0200-00,
040-500-107-0100-00	6104 FULTON ST	08/06/19	\$79,900	WD	\$79,900	\$10,449	\$69,451	\$392,939	0.177	5,306	\$13.09	COM V	17.6748	\$8,078	040-500-107-0300-00
040-500-302-1200-00	5 E MAIN ST	03/20/21	\$24,000	WD	\$24,000	\$3,978	\$20,022	\$119,380	0.168	3,496	\$5.73	COM V	16.7717	\$3,978	
040-500-109-0100-00	MAIN ST	02/05/22	\$70,000	WD	\$70,000	\$12,141	\$57,859	\$127,323	0.454	3,744	\$15.45	COM V	45.4426	\$11,422	
040-025-000-1700-00	218 W MAIN ST	03/02/22	\$115,000	WD	\$115,000	\$42,656	\$72,344	\$194,541	0.372	4,764	\$15.19	COM V	37.1869	\$24,197	
Totals:			\$406,700		\$406,700		\$311,693	\$1,280,568			\$11.53		1.3236		
								E.C.F. =>	0.243		Std. Deviation=>	0.11315316			
								Ave. E.C.F. =>	0.257		Ave. Variance=>	25.6638			

Commercial Village E.C.F.

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Adj. Sale \$	Land + Yard	Bldg. Residual	Cost Man. \$	E.C.F.	Floor Area	\$/Sq.Ft.	ECF Area	ev. by Mean (?)	Land Value	Other Parcels in Sale
040-025-000-7800-00	408 W OHMER RD	03/27/20	\$194,900	WD	\$194,900	\$40,824	\$154,076	\$686,747	0.224	21,712	\$7.10	OHMER	22.4356	\$27,025	040-025-000-7700-01
040-025-000-7700-01	OHMER RD	12/30/20	\$372,300	WD	\$372,300	\$52,231	\$320,069	\$565,969	0.566	21,712	\$14.74	OHMER	56.5524	\$40,861	040-025-000-7800-00
040-025-000-7800-00	408 W OHMER RD	12/30/20	\$372,300	WD	\$372,300	\$52,231	\$320,069	\$565,969	0.566	21,712	\$14.74	OHMER	56.5524	\$40,861	040-025-000-7700-01
Totals:			\$939,500		\$939,500		\$794,214	\$1,818,684			\$12.19		1.5105		
								E.C.F. =>	0.437		Std. Deviation=>	0.19697339			
								Ave. E.C.F. =>	0.452		Ave. Variance=>	45.1802			

Commercial Ohmer Rd. E.C.F.

<u>Parcel Number</u>	<u>Sale Date</u>	<u>Sale Price</u>	<u>Instr.</u>	<u>Adj. Sale \$</u>	<u>Land + Yard</u>	<u>Bldg. Residual</u>	<u>Cost Man. \$</u>	<u>E.C.F.</u>	<u>Floor Area</u>	<u>\$/Sq.Ft.</u>	<u>ECF Area</u>	<u>Dev. by Mean (%)</u>	<u>Building Style</u>	<u>Other Parcels in Sale</u>
043-500-120-0800-00	11/04/20	\$33,000	WD	\$33,000	\$8,274	\$24,726	\$78,726	0.314	1,710	\$14.46	UNVL	17.6982	1 STORY	
043-500-120-0800-00	09/30/21	\$45,000	WD	\$45,000	\$8,274	\$36,726	\$78,726	0.467	1,710	\$21.48	UNVL	2.4555	1 STORY	
021-500-135-1000-00	02/11/21	\$77,000	WD	\$77,000	\$6,596	\$70,404	\$93,412	0.754	1,040	\$67.70	MAYVL	26.2635	1 STORY	
023-024-000-0900-00	07/28/21	\$225,000	WD	\$225,000	\$58,396	\$166,604	\$276,569	0.602	4,016	\$41.49	AKRON	11.1337	1 STORY	
040-025-000-7800-00	12/30/20	\$372,300	WD	\$372,300	\$75,231	\$297,069	\$700,407	0.424	21,712	\$13.68	MAYVL	6.6921	1 STORY	040-025-000-7700-01
031-500-107-4200-00	06/04/21	\$89,900	WD	\$89,900	\$11,238	\$78,662	\$188,976	0.416	7,279	\$10.81	AKRON	7.4805	1 STORY	
050-500-153-0600-00	08/31/20	\$400,000	WD	\$400,000	\$9,400	\$390,600	\$846,021	0.462	11,032	\$35.41	CARO	2.9368	2 STORY	
050-500-458-0700-00	04/22/21	\$29,000	WD	\$29,000	\$6,948	\$22,052	\$49,798	0.443	1,594	\$13.83	CARO	4.8230	1 STORY	
050-500-152-0500-00	07/31/20	\$56,500	WD	\$56,500	\$2,246	\$54,254	\$143,805	0.377	3,120	\$17.39	CARO	11.3784	2 STORY	
012-027-000-1600-00	10/15/20	\$60,000	WD	\$60,000	\$4,975	\$55,025	\$84,429	0.652	4,494	\$12.24	FRGRV	16.0672	2 STORY	
Totals:		\$1,387,700		\$1,387,700		\$1,196,122	\$2,540,869			\$24.85		2.0306		
								E.C.F. =>	0.471					
<u>Industrial E.C.F.</u>								Ave. E.C.F. =>	0.491					

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Adj. Sale \$	Land + Yard	Bldg. Residual	Cost Man. \$	E.C.F.	Floor Area	\$/Sq.Ft.	ECF Area	Dev. by Mean (%)	Other Parcels in Sale
011-016-000-1500-02	1943 BLACKMORE RD	04/22/20	\$34,900	WD	\$34,900	\$8,967	\$25,933	\$36,099	0.718	924	\$28.07	RES	71.8392	
011-034-000-1020-00	6577 CONRAD RD	05/29/20	\$17,000	WD	\$17,000	\$5,162	\$11,838	\$14,305	0.828	0	#DIV/0!	RES	82.7571	
011-034-000-1020-00	6577 CONRAD RD	05/29/20	\$20,000	LC	\$20,000	\$5,162	\$14,838	\$14,305	1.037	0	#DIV/0!	RES	103.7295	
011-030-000-4400-00	2857 W SAGINAW RD	06/19/20	\$131,000	WD	\$131,000	\$7,000	\$124,000	\$174,984	0.709	1,824	\$67.98	RES	70.8636	
011-014-000-0400-03	1443 BLACKMORE RD	06/22/20	\$195,000	WD	\$195,000	\$14,850	\$180,150	\$253,526	0.711	1,348	\$133.64	RES	71.0577	
011-030-000-3200-00	2633 W SNOVER RD	06/26/20	\$117,000	WD	\$117,000	\$11,875	\$105,125	\$153,132	0.687	1,768	\$59.46	RES	68.6501	
011-018-000-4500-00	4832 CHAMBERS RD	06/29/20	\$175,000	WD	\$175,000	\$78,373	\$96,627	\$181,403	0.533	1,668	\$57.93	RES	53.2664	
011-032-000-0810-01	6200 LEIX RD	07/10/20	\$177,500	WD	\$177,500	\$75,450	\$102,050	\$195,826	0.521	1,400	\$72.89	RES	52.1126	
011-015-000-0250-02	345 O'BRIEN RD	07/29/20	\$49,000	WD	\$49,000	\$7,100	\$41,900	\$131,542	0.319	1,188	\$35.27	RES	31.8529	
011-021-000-1300-01	1754 W SNOVER RD	07/31/20	\$135,000	WD	\$135,000	\$15,521	\$119,479	\$116,928	1.022	988	\$120.93	RES	102.1816	
011-007-000-1750-00	4225 WASHBURN RD	08/04/20	\$32,000	LC	\$32,000	\$8,249	\$23,751	\$30,013	0.791	840	\$28.28	RES	79.1347	
011-035-000-2100-08	300 W BROWN RD	08/13/20	\$170,000	WD	\$170,000	\$41,370	\$128,630	\$170,473	0.755	1,620	\$79.40	RES	75.4549	
011-022-000-1400-01	90 W SNOVER RD	08/14/20	\$165,000	WD	\$165,000	\$41,078	\$123,922	\$167,141	0.741	2,706	\$45.80	RES	74.1422	011-022-000-1400-02
011-005-000-5000-00	3775 CHAMBERS RD	09/04/20	\$159,900	LC	\$159,900	\$30,150	\$129,750	\$134,702	0.963	1,672	\$77.60	RES	96.3240	
011-030-000-4500-00	2781 W SAGINAW RD	09/10/20	\$22,000	WD	\$22,000	\$7,381	\$14,619	\$33,078	0.442	868	\$16.84	RES	44.1956	
011-020-000-3100-01	2096 W SNOVER RD	09/11/20	\$182,500	WD	\$182,500	\$20,115	\$162,385	\$155,028	1.047	1,596	\$101.74	RES	104.7456	
011-024-000-0300-00	5205 SCHOTT RD	10/05/20	\$179,000	WD	\$179,000	\$120,000	\$59,000	\$97,881	0.603	834	\$70.74	RES	60.2775	
011-013-000-2600-01	1905 PHELPS LAKE RD	10/09/20	\$41,500	WD	\$41,500	\$9,500	\$32,000	\$46,200	0.693	924	\$34.63	RES	69.2644	
011-009-000-1200-03	1821 AMBROSE RD	10/16/20	\$87,000	WD	\$87,000	\$10,500	\$76,500	\$129,881	0.589	1,080	\$70.83	RES	58.9002	
011-030-000-3800-01	2700 SAGINAW RD	10/26/20	\$123,000	WD	\$123,000	\$24,564	\$98,436	\$148,706	0.662	1,404	\$70.11	RES	66.1948	
011-029-000-1400-05	2465 W SNOVER RD	10/29/20	\$25,000	WD	\$25,000	\$10,060	\$14,940	\$55,886	0.267	1,232	\$12.13	RES	26.7332	
011-028-000-1800-00	5749 LEIX RD	10/31/20	\$184,300	WD	\$184,300	\$6,357	\$177,943	\$218,273	0.815	1,988	\$89.51	RES	81.5232	
011-018-000-3600-00	2962 BLACKMORE RD	11/03/20	\$230,000	WD	\$230,000	\$102,951	\$127,049	\$207,464	0.612	1,586	\$80.11	RES	61.2390	
011-016-000-1400-03	1916 BLACKMORE RD	11/04/20	\$80,000	WD	\$80,000	\$33,182	\$46,818	\$42,899	1.091	1,232	\$38.00	RES	109.1357	011-016-000-1400-06
011-016-000-1400-06	1924 BLACKMORE RD	11/04/20	\$80,000	WD	\$80,000	\$13,970	\$66,030	\$38,780	1.703	1,232	\$53.60	RES	170.2702	011-016-000-1400-03
011-013-000-1900-02	4751 SCHOTT RD	11/05/20	\$38,000	WD	\$38,000	\$13,270	\$24,730	\$105,664	0.234	1,156	\$21.39	RES	23.4044	
011-022-000-0900-03	420 W SNOVER RD	11/06/20	\$130,000	WD	\$130,000	\$12,220	\$117,780	\$195,445	0.603	2,040	\$57.74	RES	60.2626	
011-008-000-3000-05	LEIX RD	11/19/20	\$79,900	MLC	\$79,900	\$10,340	\$69,560	\$19,273	3.609	0	#DIV/0!	RES	360.9225	
011-030-000-2900-00	2770 SAGINAW RD	11/23/20	\$200,000	WD	\$200,000	\$25,454	\$174,546	\$196,568	0.888	2,106	\$82.88	RES	88.7969	
011-015-000-0250-02	345 O'BRIEN RD	12/18/20	\$137,000	WD	\$137,000	\$7,100	\$129,900	\$131,542	0.988	1,188	\$109.34	RES	98.7517	
011-006-000-1000-00	3670 CHAMBERS RD	01/07/21	\$31,250	WD	\$31,250	\$9,500	\$21,750	\$73,050	0.298	1,216	\$17.89	RES	29.7742	
011-007-000-1800-00	4259 WASHBURN RD	01/19/21	\$225,000	WD	\$225,000	\$42,738	\$182,262	\$199,050	0.916	1,848	\$98.63	RES	91.5660	
011-007-000-0800-00	2800 WATERMAN RD	01/20/21	\$148,000	WD	\$148,000	\$5,000	\$143,000	\$208,907	0.685	1,488	\$96.10	RES	68.4514	
011-023-000-1900-06	5412 MAIER RD	02/26/21	\$95,000	WD	\$95,000	\$30,000	\$65,000	\$177,543	0.366	1,512	\$42.99	RES	36.6108	
011-034-000-2400-00	1036 W BROWN RD	03/25/21	\$170,000	WD	\$170,000	\$9,500	\$160,500	\$168,900	0.950	1,384	\$115.97	RES	95.0266	
011-030-000-0600-00	2885 W SNOVER RD	03/31/21	\$30,000	MLC	\$30,000	\$2,420	\$27,580	\$61,847	0.446	1,654	\$16.67	RES	44.5943	
011-017-000-2100-02	4800 LEIX RD	04/09/21	\$119,000	WD	\$119,000	\$28,039	\$90,961	\$171,065	0.532	1,782	\$51.04	RES	53.1735	
011-010-000-1700-00	750 O'BRIEN RD	04/19/21	\$40,000	WD	\$40,000	\$6,713	\$33,287	\$120,011	0.277	1,488	\$22.37	RES	27.7366	
011-009-000-1800-00	1661 AMBROSE RD	04/23/21	\$115,000	WD	\$115,000	\$18,000	\$97,000	\$135,194	0.717	1,512	\$64.15	RES	71.7489	
011-019-000-1600-02	2660 W SNOVER RD	04/23/21	\$58,100	MLC	\$58,100	\$8,762	\$49,338	\$46,991	1.050	1,116	\$44.21	RES	104.9935	
011-025-000-0400-00	5643 SCHOTT RD	04/26/21	\$270,000	WD	\$270,000	\$81,705	\$188,295	\$191,446	0.984	2,364	\$79.65	RES	98.3542	
011-013-000-1200-03	4705 SCHOTT RD	05/07/21	\$150,000	WD	\$150,000	\$6,360	\$143,640	\$188,493	0.762	1,440	\$99.75	RES	76.2043	
011-018-000-2310-00	2601 O'BRIEN RD	05/13/21	\$129,900	WD	\$129,900	\$36,105	\$93,795	\$150,244	0.624	1,704	\$55.04	RES	62.4286	
011-020-000-2600-05	5414 LEIX RD	05/24/21	\$60,000	QC	\$60,000	\$11,521	\$48,479	\$36,287	1.336	924	\$52.47	RES	133.5971	
011-015-000-1800-07	4595 CONRAD RD	06/02/21	\$168,000	PTA	\$168,000	\$11,460	\$156,540	\$177,950	0.880	1,790	\$87.45	RES	87.9685	
011-026-000-1540-00	5841 MERTZ RD	06/18/21	\$115,000	WD	\$115,000	\$6,574	\$108,426	\$65,203	1.663	1,248	\$86.88	RES	166.2888	
011-029-000-1400-15	2401 SNOVER RD	06/18/21	\$265,000	PTA	\$265,000	\$16,830	\$248,170	\$251,069	0.988	1,792	\$138.49	RES	98.8452	
011-015-000-1300-02	1350 BLACKMORE RD	06/25/21	\$75,000	WD	\$75,000	\$5,000	\$70,000	\$96,971	0.722	1,491	\$46.95	RES	72.1867	
011-024-000-0400-02	5194 CAT LAKE RD	07/01/21	\$179,000	WD	\$179,000	\$19,455	\$159,545	\$168,786	0.945	1,462	\$109.13	RES	94.5252	
011-026-000-1700-00	896 W SAGINAW RD	07/02/21	\$230,000	WD	\$230,000	\$22,500	\$207,500	\$185,209	1.120	2,664	\$77.89	RES	112.0353	
011-022-000-1100-03	5260 MERTZ RD	08/03/21	\$75,000	WD	\$75,000	\$29,613	\$45,387	\$42,218	1.075	696	\$65.21	RES	107.5062	
011-035-000-0900-00	777 SAGINAW RD	08/10/21	\$160,160	WD	\$160,160	\$5,680	\$154,480	\$168,657	0.916	1,200	\$128.73	RES	91.5944	
011-006-000-3200-02	APACHE RD	08/13/21	\$25,000	WD	\$25,000	\$22,644	\$2,356	\$9,698	0.243	0	#DIV/0!	RES	24.2938	
011-009-000-1300-07	4387 LEIX RD	08/20/21	\$475,000	WD	\$475,000	\$30,000	\$445,000	\$456,207	0.975	2,684	\$165.80	RES	97.5434	

Fremont Township

2023 E.C.F. Analysis and Determination

011-026-000-1900-04	950 SAGINAW RD	09/03/21	\$179,900	WD	\$179,900	\$14,715	\$165,185	\$145,676	1.134	1,317	\$125.43	RES	113.3920
011-018-000-4300-13	2615 W BLACKMORE RD	09/14/21	\$220,000	WD	\$220,000	\$37,314	\$182,686	\$251,635	0.726	1,583	\$115.40	RES	72.5997
011-023-000-1700-00	5465 MERTZ RD	09/29/21	\$125,000	PTA	\$125,000	\$12,300	\$112,700	\$162,901	0.692	1,144	\$98.51	RES	69.1830
011-005-000-6400-00	2070 WATERMAN RD	10/15/21	\$195,000	WD	\$195,000	\$32,901	\$162,099	\$151,135	1.073	1,456	\$111.33	RES	107.2543
011-023-000-1900-04	215 E SNOVER RD	10/15/21	\$155,000	WD	\$155,000	\$13,680	\$141,320	\$164,548	0.859	1,620	\$87.23	RES	85.8837
011-007-000-3500-00	4420 CHAMBERS RD	10/21/21	\$250,000	WD	\$250,000	\$34,103	\$215,897	\$159,929	1.350	1,032	\$209.20	RES	134.9952
011-020-000-2600-09	5414 LEIX RD	10/29/21	\$85,000	PTA	\$85,000	\$18,446	\$66,554	\$36,287	1.834	924	\$72.03	RES	183.4077
011-034-000-1000-04	6517 CONRAD RD	11/02/21	\$225,000	WD	\$225,000	\$32,406	\$192,594	\$181,132	1.063	1,344	\$143.30	RES	106.3282
011-013-000-2050-01	4875 SCHOTT RD	11/03/21	\$328,700	WD	\$328,700	\$23,712	\$304,988	\$286,186	1.066	1,404	\$217.23	RES	106.5697
011-003-000-2600-00	3752 MERTZ RD	11/09/21	\$67,250	WD	\$67,250	\$5,400	\$61,850	\$87,079	0.710	987	\$62.66	RES	71.0273
011-015-000-1700-00	845 O'BRIEN RD	11/09/21	\$100,000	WD	\$100,000	\$5,600	\$94,400	\$103,630	0.911	1,256	\$75.16	RES	91.0936
011-029-000-0900-00	5680 LEIX RD	11/12/21	\$190,500	WD	\$190,500	\$44,400	\$146,100	\$127,910	1.142	1,232	\$118.59	RES	114.2211
011-035-000-0500-00	687 W SAGINAW RD	12/03/21	\$99,493	WD	\$99,493	\$7,000	\$92,493	\$165,762	0.558	1,728	\$53.53	RES	55.7985
011-035-000-0500-00	687 W SAGINAW RD	12/16/21	\$100,493	WD	\$100,493	\$7,000	\$93,493	\$165,762	0.564	1,728	\$54.10	RES	56.4018
011-030-000-3500-00	5550 CHAMBERS RD	12/22/21	\$152,000	WD	\$152,000	\$6,720	\$145,280	\$152,401	0.953	1,436	\$101.17	RES	95.3276
011-018-000-2350-00	2607 O'BRIEN RD	12/27/21	\$200,000	WD	\$200,000	\$27,552	\$172,448	\$115,196	1.497	1,404	\$122.83	RES	149.6995
011-032-000-0850-01	6601 NORTH LAKE RD	12/30/21	\$232,500	WD	\$232,500	\$31,997	\$200,503	\$232,717	0.862	2,136	\$93.87	RES	86.1573
011-015-000-0225-00	339 O'BRIEN RD	01/21/22	\$145,700	WD	\$145,700	\$7,427	\$138,273	\$106,262	1.301	864	\$160.04	RES	130.1248
011-022-000-2000-03	48 W SNOVER RD	01/26/22	\$282,000	WD	\$282,000	\$7,100	\$274,900	\$265,726	1.035	1,399	\$196.50	RES	103.4525
011-029-000-0200-00	2191 SNOVER RD	02/21/22	\$65,000	WD	\$65,000	\$31,524	\$33,476	\$130,995	0.256	1,248	\$26.82	RES	25.5551
011-015-000-2100-10	1345 BLACKMORE RD	02/23/22	\$163,000	WD	\$163,000	\$18,866	\$144,134	\$103,392	1.394	1,508	\$95.58	RES	139.4051
011-016-000-0225-02	1835 O'BRIEN RD	02/25/22	\$147,000	WD	\$147,000	\$9,500	\$137,500	\$166,689	0.825	1,624	\$84.67	RES	82.4887
011-013-000-2400-00	1855 PHELPS LAKE RD	03/08/22	\$200,900	WD	\$200,900	\$30,300	\$170,600	\$142,459	1.198	1,512	\$112.83	RES	119.7536
011-013-000-1600-00	1715 PHELPS LAKE RD	03/09/22	\$138,500	WD	\$138,500	\$8,900	\$129,600	\$147,151	0.881	1,496	\$86.63	RES	88.0728
011-022-000-1350-01	5300 MERTZ RD	03/11/22	\$230,000	WD	\$230,000	\$24,506	\$205,494	\$199,495	1.030	1,738	\$118.24	RES	103.0073
011-017-000-0800-01	4744 LEIX RD	03/18/22	\$249,000	WD	\$249,000	\$23,340	\$225,660	\$189,608	1.190	1,832	\$123.18	RES	119.0141
Totals:			\$11,332,846		\$11,332,846		\$9,572,747	\$11,289,604			#DIV/0!		3.6480
										E.C.F. =>	0.848	Std. Deviation=>	0.45479
										Ave. E.C.F. =>	0.884	Ave. Variance=>	88.4406

Residential Township E.C.F.

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Adj. Sale \$	Land + Yard	Bldg. Residual	Cost Man. \$	E.C.F.	Floor Area	\$/Sq.Ft.	ECF Area	Dev. by Mean (%)	Other Parcels in Sale
040-025-000-7500-00	460 OHMER RD	06/08/20	\$125,000	WD	\$125,000	\$3,225	\$121,775	\$135,117	0.901	1,282	\$94.99	V-MAY	18.3098	
040-500-623-0800-00	6029 THIRD ST	06/29/20	\$59,000	WD	\$59,000	\$11,751	\$47,249	\$108,068	0.437	2,104	\$22.46	V-MAY	28.0944	
040-036-000-0100-00	6307 FULTON ST	07/16/20	\$86,900	WD	\$86,900	\$19,403	\$67,497	\$141,157	0.478	1,379	\$48.95	V-MAY	23.9990	
040-500-601-0200-00	104 ORCHARD ST	07/16/20	\$99,900	WD	\$99,900	\$17,198	\$82,702	\$128,357	0.644	1,954	\$42.32	V-MAY	7.3844	
040-025-000-1000-00	266 W MAIN ST	07/30/20	\$170,000	WD	\$170,000	\$32,566	\$137,434	\$196,515	0.699	1,800	\$76.35	V-MAY	1.8803	
040-500-133-0600-00	6233 TREND ST	08/13/20	\$65,000	WD	\$65,000	\$10,235	\$54,765	\$142,987	0.383	1,488	\$36.80	V-MAY	33.5153	
040-025-000-4000-00	5764 FULTON ST	08/20/20	\$150,100	WD	\$150,100	\$2,800	\$147,300	\$198,667	0.741	1,850	\$79.62	V-MAY	2.3283	
040-500-623-1200-00	6043 THIRD ST	10/15/20	\$35,000	WD	\$35,000	\$11,751	\$23,249	\$84,290	0.276	1,194	\$19.47	V-MAY	44.2336	
040-500-104-0300-00	49 W MAIN ST	10/27/20	\$140,000	WD	\$140,000	\$13,920	\$126,080	\$179,525	0.702	1,960	\$64.33	V-MAY	1.5861	
040-500-627-0950-00	6140 FIRST ST	10/29/20	\$32,000	WD	\$32,000	\$6,749	\$25,251	\$105,538	0.239	1,402	\$18.01	V-MAY	47.8898	
040-025-000-0900-00	5897 FULTON ST	11/13/20	\$100,000	WD	\$100,000	\$14,022	\$85,978	\$99,485	0.864	1,202	\$71.53	V-MAY	14.6075	
040-025-000-6500-00	5802 FULTON ST	12/02/20	\$135,000	WD	\$135,000	\$7,000	\$128,000	\$220,274	0.581	1,776	\$72.07	V-MAY	13.7065	
040-500-261-0100-00	119 MAIN ST	01/06/21	\$100,000	WD	\$100,000	\$10,377	\$89,623	\$164,724	0.544	1,548	\$57.90	V-MAY	17.4079	
040-500-628-1200-00	321 E HIGH ST	03/19/21	\$42,000	WD	\$42,000	\$11,751	\$30,249	\$77,279	0.391	959	\$31.54	V-MAY	32.6730	
040-500-251-0500-00	6170 FULTON ST	03/29/21	\$95,900	WD	\$95,900	\$13,662	\$82,238	\$118,157	0.696	1,761	\$46.70	V-MAY	2.2155	
040-500-624-0900-00	6044 THIRD ST	04/13/21	\$143,500	WD	\$143,500	\$25,089	\$118,411	\$143,040	0.828	2,034	\$58.22	V-MAY	10.9657	
040-500-133-1000-00	6243 TREND ST	04/27/21	\$112,000	WD	\$112,000	\$9,877	\$102,123	\$101,928	1.002	1,176	\$86.84	V-MAY	28.3759	
040-500-623-1200-00	6043 THIRD ST	05/01/21	\$70,000	LC	\$70,000	\$11,751	\$58,249	\$84,290	0.691	1,194	\$48.78	V-MAY	2.7101	
040-500-262-1300-00	220 TURNER ST	05/17/21	\$100,000	WD	\$100,000	\$13,555	\$86,445	\$72,526	1.192	1,998	\$43.27	V-MAY	47.3751	
040-025-000-3900-03	1740 LYNCH DR	05/18/21	\$220,000	WD	\$220,000	\$7,502	\$212,498	\$258,219	0.823	1,480	\$143.58	V-MAY	10.4780	
040-500-251-0400-00	6158 FULTON ST	07/13/21	\$45,000	WD	\$45,000	\$11,626	\$33,374	\$125,189	0.267	1,794	\$18.60	V-MAY	45.1570	
040-500-624-0500-00	SECOND ST	08/05/21	\$103,000	WD	\$103,000	\$28,038	\$74,962	\$87,082	0.861	1,212	\$61.85	V-MAY	14.2661	040-500-624-0800-00
040-500-624-0800-00	6031 SECOND ST	08/05/21	\$103,000	WD	\$103,000	\$28,038	\$74,962	\$87,082	0.861	1,212	\$61.85	V-MAY	14.2661	040-500-624-0500-00
040-025-000-2200-00	5796 FULTON ST	08/25/21	\$184,000	WD	\$184,000	\$6,711	\$177,289	\$130,928	1.354	1,473	\$120.36	V-MAY	63.5941	
040-500-702-0600-00	6129 SECOND ST	08/26/21	\$115,000	WD	\$115,000	\$13,464	\$101,536	\$101,571	1.000	1,322	\$76.80	V-MAY	28.1497	
040-500-628-0900-00	6142 SECOND ST	09/15/21	\$75,000	WD	\$75,000	\$22,208	\$52,792	\$38,038	1.388	504	\$104.75	V-MAY	66.9731	
040-025-000-6600-00	5874 FULTON ST	09/21/21	\$53,000	PTA	\$53,000	\$7,486	\$45,514	\$98,593	0.462	1,135	\$40.10	V-MAY	25.6525	
040-500-135-0400-00	6320 FIRST ST	09/22/21	\$110,700	PTA	\$110,700	\$23,787	\$86,913	\$103,974	0.836	1,236	\$70.32	V-MAY	11.7756	
040-500-108-0400-00	6112 TREND ST	09/28/21	\$38,000	WD	\$38,000	\$10,968	\$27,032	\$97,659	0.277	1,644	\$16.44	V-MAY	44.1358	
040-500-628-1200-00	321 E HIGH ST	10/15/21	\$114,900	WD	\$114,900	\$11,751	\$103,149	\$77,279	1.335	959	\$107.56	V-MAY	61.6610	
040-500-262-0100-00	203 W MAIN ST	10/20/21	\$117,000	WD	\$117,000	\$12,355	\$104,645	\$108,047	0.969	1,008	\$103.81	V-MAY	25.0352	
040-500-302-0220-01	5957 FULTON ST	10/29/21	\$48,000	WD	\$48,000	\$26,492	\$21,508	\$163,224	0.132	1,480	\$14.53	V-MAY	58.6389	
040-500-131-0200-00	6223 FIRST ST	11/01/21	\$126,000	WD	\$126,000	\$25,248	\$100,752	\$149,109	0.676	1,400	\$71.97	V-MAY	4.2463	
040-025-000-3100-00	339 E OHMER RD	11/18/21	\$90,000	WD	\$90,000	\$7,799	\$82,201	\$96,884	0.848	936	\$87.82	V-MAY	13.0286	
040-500-133-0700-00	6239 TREND ST	02/01/22	\$100,000	WD	\$100,000	\$9,517	\$90,483	\$61,272	1.477	1,125	\$80.43	V-MAY	75.8595	
040-500-262-1300-00	220 TURNER ST	02/18/22	\$112,000	WD	\$112,000	\$13,555	\$98,445	\$72,526	1.357	1,998	\$49.27	V-MAY	63.9208	
040-500-134-0700-00	6245 FULTON ST	02/28/22	\$166,000	WD	\$166,000	\$31,373	\$134,627	\$178,873	0.753	2,468	\$54.55	V-MAY	3.4481	
040-025-000-1200-03	125 CEDAR ST	03/16/22	\$125,000	WD	\$125,000	\$10,228	\$114,772	\$141,033	0.814	1,296	\$88.56	V-MAY	9.5634	
040-500-104-1100-00	44 W TURNER ST	03/25/22	\$139,900	WD	\$139,900	\$25,425	\$114,475	\$148,487	0.771	2,382	\$48.06	V-MAY	5.2782	
Totals:			\$4,046,800		\$4,046,800		\$3,466,547	\$4,826,994			\$62.60		3.9521	
									E.C.F. =>		0.718	Std. Deviation=>	0.34079676	
									Ave. E.C.F. =>		0.758	Ave. Variance=>	26.2663	

Village Residential E.C.F.

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Adj. Sale \$	Land + Yard	Bldg. Residual	Cost Man. \$	E.C.F.	Floor Area	\$/Sq.Ft.	ECF Area	Dev. by Mean (%)	Other Parcels in Sale
040-500-133-0400-00	6222 PINE ST	06/10/20	\$113,500	WD	\$113,500	\$11,751	\$101,749	\$127,427	0.798	1,044	\$97.46	SUBS	0.1349	
040-025-000-0300-04	322 ROLLER WAY	10/27/20	\$92,500	WD	\$92,500	\$8,495	\$84,005	\$151,101	0.556	1,188	\$70.71	SUBS	24.3884	
040-500-404-0200-00	406 ORCHARD ST	12/10/20	\$83,500	WD	\$83,500	\$21,083	\$62,417	\$141,347	0.442	1,409	\$44.30	SUBS	35.8247	
011-036-510-2700-00	6616 SCHOTT RD	09/09/21	\$160,000	WD	\$160,000	\$15,398	\$144,602	\$150,454	0.961	1,616	\$89.48	SUBS	16.1271	
040-500-632-0100-01	6103 FIFTH ST	09/17/21	\$125,000	WD	\$125,000	\$19,227	\$105,773	\$121,903	0.868	1,064	\$99.41	SUBS	6.7846	
040-500-702-0900-00	421 HIGH ST	10/13/21	\$198,000	WD	\$198,000	\$16,359	\$181,641	\$206,794	0.878	1,512	\$120.13	SUBS	7.8530	
040-500-404-0700-00	6327 SECOND ST	10/29/21	\$129,000	WD	\$129,000	\$12,917	\$116,083	\$119,088	0.975	1,040	\$111.62	SUBS	17.4930	
040-500-140-0200-00	250 W TURNER ST	11/01/21	\$135,000	WD	\$135,000	\$13,402	\$121,598	\$129,457	0.939	1,144	\$106.29	SUBS	13.9460	
Totals:			\$1,036,500		\$1,036,500		\$917,868	\$1,147,571			\$92.43		0.2320	
									E.C.F. =>	0.800	Std. Deviation=>	0.19806448		
									Ave. E.C.F. =>	0.802	Ave. Variance=>	15.3189		

Residential Mayville Subs E.C.F.