

COMMERCIAL/INDUSTRIAL ECONOMIC NEIGHBORHOODS (ECF CODE / NAME)

AA1	APARTMENTS: 4-24 UNITS	CW1	WOODWARD / NORTH OF 11 MILE
AA2	APARTMENTS: 25-49 UNITS	CW3	WOODWARD / SOUTH OF 11 MILE
AA3	APARTMENTS: 50-99 UNITS	FSF	FOOD SERVICE
AA4	APARTMENTS: OVER 100 UNITS	GC1	GOLF COURSE
AA5	APARTMENTS BUILT BEFORE 1930	GST	GAS / SERVICE STATIONS
AUB	AUTOBODY RELATED	HSP	HOSPITAL
BKS	BANKS	IE2	INDUSTRIAL EAST
C11MW	COMMERCIAL / 11 MILE WEST	IN1	INDUSTRIAL NORTH/SMALL PROPERTIES
CA1	COMMERCIAL / NORTH	IN2	INDUSTRIAL NORTH/LARGE PROPERTIES
CB277	500 S WASHINGTON AVENUE COMMCL CONDO	IN3	INDUSTRIAL NORTH/OAK IND.PARK
CBD	CENTRAL BUSINESS DISTRICT	IS3	INDUSTRIAL SOUTH
CCE	COMMERCIAL / CAMPBELL EAST	IU1	INDUSTRIAL UTILITY
CCN	COMMERCIAL / CROOKS NORTH	LGW	LARGE WAREHOUSES
CM1	COMMERCIAL / MAIN STREET	MOT	MOTELS
CMS	COMMERCIAL / MAIN SOUTH	NSH	NURSING HOMES
CN1	WOODWARD / SHOPPING CENTER	RC1	RESIDENTIAL CO-OPERATIVES
CNW	COMMERCIAL / NORTHWEST	RC2	RESIDENTIAL CO-OPERATIVES
CRN	COMMERCIAL / ROCHESTER NORTH	RST	RESTAURANTS
CSE	COMMERCIAL / SOUTHEAST		

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Inf. Adj. Sale \$	Cur. Asmnt.	Asd/Adj. Sale	Cur. Appraisal	Land + Yard	Bldg. Residual	Cost Man. \$	E.C.F.	Floor Area	\$/Sq.Ft.	ECF Area	Dev. by Mean (%)	Building Style	
72-25-05-202-001	2325 W 14 MILE	06/18/20	\$351,625	WD	03-ARM'S LENGTH	\$351,625	\$137,200	39.02	\$274,404	\$51,953	\$299,672	\$168,523	1.778	3,240	\$92.49	AA1	2.1915		
72-25-07-101-007	3330 GREENFIELD	09/30/20	\$1,960,000	WD	33-TO BE DETERMINED	\$1,960,000	\$789,830	40.30	\$1,579,652	\$187,784	\$1,772,216	\$1,054,445	1.681	17,534	\$101.07	AA1	11.9427		
72-25-07-101-008	3314 GREENFIELD	06/13/19	\$962,500	WD	33-TO BE DETERMINED	\$962,500	\$329,500	34.23	\$659,002	\$89,586	\$872,914	\$431,376	2.024	8,006	\$109.03	AA1	22.3423		
72-25-07-151-030	4310 ALBERT	01/24/20	\$578,715	WD	33-TO BE DETERMINED	\$578,715	\$265,350	45.85	\$530,701	\$85,641	\$493,074	\$337,167	1.462	4,894	\$100.75	AA1	33.7731		
72-25-08-206-001	3230 ELMHURST	03/02/20	\$420,000	WD	03-ARM'S LENGTH	\$420,000	\$213,300	50.79	\$426,599	\$54,747	\$365,253	\$281,706	1.297	4,132	\$88.40	AA1	50.3561		
72-25-09-226-036	115 W 13 MILE	11/13/19	\$450,000	WD	33-TO BE DETERMINED	\$450,000	\$130,960	29.10	\$261,913	\$58,361	\$391,639	\$154,206	2.540	1,440	\$271.97	AA1	73.9576		
72-25-16-311-002	1525 W FARNUM	06/08/20	\$415,000	WD	33-TO BE DETERMINED	\$415,000	\$158,500	38.19	\$316,995	\$58,143	\$356,857	\$196,100	1.820	3,290	\$108.47	AA1	1.9635		
Totals:						\$5,137,840	\$2,024,640		\$4,049,266		\$4,551,625	\$2,623,523			\$124.60		6.5207		
								Sale. Ratio =>	39.41				E.C.F. =>	1.735	Std. Deviation=>		0.40407413		
								Std. Dev. =>	7.14				Ave. E.C.F. =>	1.800	Ave. Variance=>		28.0752	Coefficient of Var=>	15.59618445

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72-25-09-152-008	2608 GALPIN	10/02/20	\$1,425,000	OTH	03-ARM'S LENGTH	\$1,425,000	\$864,430	60.66	\$1,728,862	\$247,790	\$1,177,210	\$1,592,551	0.739	24,885	\$47.31	AA2	34.0681		
72-25-09-152-008	2608 GALPIN	10/02/20	\$1,600,000	OTH	33-TO BE DETERMINED	\$1,600,000	\$864,430	54.03	\$1,728,862	\$247,790	\$1,352,210	\$1,592,551	0.849	24,885	\$54.34	AA2	23.0795		
72-25-16-477-019	406 OAKLAND	09/05/19	\$1,350,000	WD	33-TO BE DETERMINED	\$1,350,000	\$419,390	31.07	\$838,788	\$179,713	\$1,170,287	\$708,683	1.651	12,867	\$90.95	AA2	57.1476		
Totals:						\$4,375,000	\$2,148,250		\$4,296,512		\$3,699,707	\$3,893,784			\$64.20		12.9722		
								Sale. Ratio =>	49.10				E.C.F. =>	0.950	Std. Deviation=>		0.49795317		
								Std. Dev. =>	15.53				Ave. E.C.F. =>	1.080	Ave. Variance=>		38.0984	Coefficient of Var=>	35.28024141

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72-25-09-482-022	308 W 12 MILE	11/16/20	\$400,000	WD	03-ARM'S LENGTH	\$400,000	\$168,150	42.04	\$336,297	\$115,710	\$284,290	\$158,696	1.791	2,913	\$97.59	AA5	10.0028		
72-25-21-211-005	601 W 4TH	10/30/19	\$1,100,000	LC	33-TO BE DETERMINED	\$1,100,000	\$485,960	44.18	\$971,927	\$87,829	\$1,012,171	\$636,042	1.591	8,892	\$113.83	AA5	10.0028		
Totals:						\$1,500,000	\$654,110		\$1,308,224		\$1,296,461	\$794,737			\$105.71		6.0080		
								Sale. Ratio =>	43.61				E.C.F. =>	1.631	Std. Deviation=>		0.14146142		
								Std. Dev. =>	1.51				Ave. E.C.F. =>	1.691	Ave. Variance=>		10.0028	Coefficient of Var=>	5.913979619

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72-25-15-429-024	919 N CAMPBELL	12/30/20	\$370,000	LC	03-ARM'S LENGTH	\$370,000	\$185,260	50.07	\$370,522	\$215,533	\$154,467	\$129,158	1.196	3,317	\$46.57	AUB	0.0000		
Totals:			\$370,000			\$370,000	\$185,260		\$370,522		\$154,467	\$129,158			\$46.57		0.0000		
								Sale. Ratio =>	50.07			E.C.F. =>	1.196	Std. Deviation=>	#DIV/0!				
								Std. Dev. =>	#DIV/0!			Ave. E.C.F. =>	1.196	Ave. Variance=>	0.0000	Coefficient of Var=>	0		

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72-25-16-380-032	1026 W 11 MILE	11/26/19	\$1,550,000	WD	03-ARM'S LENGTH	\$1,550,000	\$679,990	43.87	\$1,359,973	\$535,530	\$1,014,470	\$916,048	1.107	8,542	\$118.76	C11MW	0.0000		
Totals:			\$1,550,000			\$1,550,000	\$679,990		\$1,359,973		\$1,014,470	\$916,048			\$118.76		0.0000		
								Sale. Ratio =>	43.87			E.C.F. =>	1.107	Std. Deviation=>	#DIV/0!				
								Std. Dev. =>	#DIV/0!			Ave. E.C.F. =>	1.107	Ave. Variance=>	0.0000	Coefficient of Var=>	0		

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72-25-16-380-032	1026 W 11 MILE	11/26/19	\$1,550,000	WD	03-ARM'S LENGTH	\$1,550,000	\$679,990	43.87	\$1,359,973	\$535,530	\$1,014,470	\$916,048	1.107	8,542	\$118.76	C11MW	0.0000		
Totals:			\$1,550,000			\$1,550,000	\$679,990		\$1,359,973		\$1,014,470	\$916,048			\$118.76		0.0000		
								Sale. Ratio =>	43.87			E.C.F. =>	1.107	Std. Deviation=>	#DIV/0!				
								Std. Dev. =>	#DIV/0!			Ave. E.C.F. =>	1.107	Ave. Variance=>	0.0000	Coefficient of Var=>	0		

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72-25-21-232-007	202 W 4TH	04/14/20	\$276,750	WD	03-ARM'S LENGTH	\$276,750	\$125,100	45.20	\$250,205	\$50,965	\$225,785	\$136,466	1.655	1,538	\$146.80	CBD	2.0974		
72-25-21-232-007	202 W 4TH	01/26/21	\$281,852	WD	03-ARM'S LENGTH	\$281,852	\$125,100	44.38	\$250,205	\$50,965	\$230,887	\$136,466	1.692	1,538	\$150.12	CBD	1.6413		
72-25-21-233-008	220 S MAIN	12/16/19	\$3,700,000	WD	33-TO BE DETERMINED	\$3,700,000	\$1,878,190	50.76	\$3,756,370	\$266,587	\$3,433,413	\$2,390,262	1.436	12,920	\$265.74	CBD	23.9075		
72-25-21-234-010	312 S MAIN	11/24/20	\$1,200,000	MLC	33-TO BE DETERMINED	\$1,200,000	\$474,800	39.57	\$949,597	\$153,331	\$1,046,669	\$545,388	1.919	5,184	\$201.90	CBD	24.3637		
Totals:			\$5,458,602			\$5,458,602	\$2,603,190		\$5,206,377		\$4,936,754	\$3,208,582			\$191.14		13.6882		
								Sale. Ratio =>	47.69				E.C.F. =>	1.539	Std. Deviation=>		0.197674		
								Std. Dev. =>	4.59				Ave. E.C.F. =>	1.675	Ave. Variance=>		13.0025	Coefficient of Var=>	7.760382745

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72-25-14-101-004	1414 N CAMPBELL	10/30/20	\$287,000	PTA	33-TO BE DETERMINED	\$287,000	\$98,950	34.48	\$197,898	\$38,354	\$248,646	\$171,553	1.449	1,393	\$178.50	CCE	34.9993		
72-25-14-301-001	940 N CAMPBELL	07/19/19	\$250,000	WD	03-ARM'S LENGTH	\$250,000	\$147,400	58.96	\$294,804	\$64,086	\$185,914	\$248,084	0.749	3,540	\$52.52	CCE	34.9993		
Totals:			\$537,000			\$537,000	\$246,350		\$492,702		\$434,560	\$419,637			\$115.51		6.3830		
								Sale. Ratio =>	45.88				E.C.F. =>	1.036	Std. Deviation=>		0.494965		
								Std. Dev. =>	17.31				Ave. E.C.F. =>	1.099	Ave. Variance=>		34.9993	Coefficient of Var=>	31.83511378

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72-25-06-126-040	4245 W 14 MILE	07/28/20	\$425,000	WD	33-TO BE DETERMINED	\$425,000	\$429,170	100.98	\$858,330	\$191,058	\$233,942	\$687,909	0.340	5,174	\$45.21	CCN	0.0000		
Totals:			\$425,000			\$425,000	\$429,170		\$858,330		\$233,942	\$687,909			\$45.21		0.0000		
								Sale. Ratio =>	100.98				E.C.F. =>	0.340	Std. Deviation=>		#DIV/0!		
								Std. Dev. =>	#DIV/0!				Ave. E.C.F. =>	0.340	Ave. Variance=>		0.0000	Coefficient of Var=>	0

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72-25-15-104-001	1530 ROCHESTER	07/03/19	\$350,000	WD	03-ARM'S LENGTH	\$350,000	\$183,430	52.41	\$366,862	\$141,053	\$208,947	\$205,281	1.018	2,312	\$90.38	CM1	83.0711		
72-25-16-230-025	1611 N MAIN	03/12/21	\$530,000	OTH	03-ARM'S LENGTH	\$530,000	\$302,740	57.12	\$605,479	\$186,984	\$343,016	\$380,450	0.902	3,354	\$102.27	CM1	94.6964		
72-25-16-427-036	909 N MAIN	12/06/19	\$415,000	WD	33-TO BE DETERMINED	\$415,000	\$122,620	29.55	\$245,248	\$96,926	\$318,074	\$134,838	2.359	1,094	\$290.74	CM1	51.0361		
72-25-16-429-025	803 N MAIN	02/15/21	\$450,000	WD	33-TO BE DETERMINED	\$450,000	\$109,780	24.40	\$219,566	\$93,826	\$356,174	\$114,309	3.116	1,195	\$298.05	CM1	126.7315		
Totals:			\$1,745,000			\$1,745,000	\$718,570		\$1,437,155		\$1,226,211	\$834,878			\$195.36		37.9840		
								Sale. Ratio =>	41.18				E.C.F. =>	1.469	Std. Deviation=>	1.07290541			
								Std. Dev. =>	16.30				Ave. E.C.F. =>	1.849	Ave. Variance=>	88.8838	Coefficient of Var=>	48.08244873	

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72-25-21-427-015	922 S WASHINGTON	03/18/21	\$315,000	WD	03-ARM'S LENGTH	\$315,000	\$141,540	44.93	\$283,081	\$66,000	\$249,000	\$223,795	1.113	3,294	\$75.59	CMS	21.9363		
72-25-21-429-015	812 S MAIN	12/10/20	\$2,200,000	OTH	03-ARM'S LENGTH	\$2,200,000	\$605,240	27.51	\$1,210,473	\$142,031	\$2,057,969	\$1,101,487	1.868	9,016	\$228.26	CMS	53.6367		
72-25-21-430-014	1022 S WASHINGTON	02/10/20	\$301,000	WD	33-TO BE DETERMINED	\$301,000	\$146,060	48.52	\$292,111	\$100,439	\$200,561	\$197,600	1.015	1,674	\$119.81	CMS	31.7004		
Totals:			\$2,816,000			\$2,816,000	\$892,840		\$1,785,665		\$2,507,530	\$1,522,881			\$141.22		31.4580		
								Sale. Ratio =>	31.71				E.C.F. =>	1.647	Std. Deviation=>	0.46706593			
								Std. Dev. =>	11.24				Ave. E.C.F. =>	1.332	Ave. Variance=>	35.7578	Coefficient of Var=>	26.84541507	

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72-25-03-357-026	3403 ROCHESTER	01/17/20	\$75,000	WD	33-TO BE DETERMINED	\$75,000	\$55,360	73.81	\$110,710	\$34,062	\$40,938	\$85,164	0.481	1,000	\$40.94	CRN	51.9847		
72-25-10-101-005	3204 N MAIN	12/22/20	\$185,000	WD	03-ARM'S LENGTH	\$185,000	\$86,190	46.59	\$172,389	\$45,806	\$139,194	\$140,648	0.990	1,552	\$89.69	CRN	1.0877		
72-25-10-102-020	3221 ROCHESTER	05/30/19	\$400,000	WD	03-ARM'S LENGTH	\$400,000	\$136,960	34.24	\$273,926	\$94,181	\$305,819	\$199,717	1.531	3,031	\$100.90	CRN	53.0724		
Totals:			\$660,000			\$660,000	\$278,510		\$557,025		\$485,951	\$425,529			\$77.17		14.1452		
								Sale. Ratio =>	42.20				E.C.F. =>	1.142	Std. Deviation=>	0.52536982			
								Std. Dev. =>	20.25				Ave. E.C.F. =>	1.001	Ave. Variance=>	35.3816	Coefficient of Var=>	35.36247095	

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72-25-15-457-037	925 E 11 MILE	09/30/20	\$421,000	WD	03-ARM'S LENGTH	\$421,000	\$190,690	45.29	\$381,382	\$84,061	\$336,939	\$306,516	1.099	3,193	\$105.52	CSE	3.6702	
72-25-22-130-028	728 E 11 MILE	06/26/19	\$290,000	WD	03-ARM'S LENGTH	\$290,000	\$143,150	49.36	\$286,291	\$134,405	\$155,595	\$156,584	0.994	1,950	\$79.79	CSE	14.2267	
72-25-22-134-004	816 E 4TH	03/24/20	\$500,000	WD	33-TO BE DETERMINED	\$500,000	\$170,140	34.03	\$340,272	\$91,011	\$408,989	\$256,970	1.592	2,655	\$154.04	CSE	45.5628	
72-25-22-201-002	904 E 11 MILE	11/12/20	\$195,000	WD	33-TO BE DETERMINED	\$195,000	\$112,010	57.44	\$224,017	\$155,764	\$39,236	\$70,364	0.558	990	\$39.63	CSE	57.8339	
72-25-22-258-040	1211 E LINCOLN	10/02/19	\$222,000	LC	03-ARM'S LENGTH	\$222,000	\$92,480	41.66	\$184,969	\$17,839	\$204,161	\$172,299	1.185	2,598	\$78.58	CSE	4.8969	
72-25-22-258-050	1221 E LINCOLN	03/24/21	\$950,000	WD	33-TO BE DETERMINED	\$950,000	\$343,940	36.20	\$687,882	\$80,584	\$869,416	\$626,080	1.389	7,165	\$121.34	CSE	25.2711	
Totals:			\$2,578,000			\$2,578,000	\$1,052,410		\$2,104,813		\$2,014,336	\$1,588,813			\$96.49		13.1870	
							Sale. Ratio =>	40.82				E.C.F. =>	1.268		Std. Deviation=>	0.35494232		
							Std. Dev. =>	8.68				Ave. E.C.F. =>	1.136		Ave. Variance=>	25.2436	Coefficient of Var=>	22.22236469

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72-25-06-129-005	32500 WOODWARD	01/14/21	\$1,475,000	WD	33-TO BE DETERMINED	\$1,475,000	\$414,850	28.13	\$829,698	\$375,885	\$1,099,115	\$354,541	3.100	5,898	\$186.35	CW1	71.7744	
72-25-08-176-024	30252 WOODWARD	12/24/20	\$4,450,000	OTH	33-TO BE DETERMINED	\$4,450,000	\$1,327,410	29.83	\$2,654,828	\$1,140,328	\$3,309,672	\$1,183,203	2.797	13,456	\$245.96	CW1	41.4854	
72-25-08-177-029	30178 WOODWARD	09/20/19	\$1,550,000	WD	33-TO BE DETERMINED	\$1,550,000	\$426,020	27.49	\$852,045	\$396,779	\$1,153,221	\$355,677	3.242	4,509	\$255.76	CW1	85.9971	
72-25-16-355-001	27452 WOODWARD	04/04/19	\$412,842	WD	33-TO BE DETERMINED	\$412,842	\$144,250	34.94	\$288,499	\$74,731	\$338,111	\$167,006	2.025	1,872	\$180.61	CW1	35.7819	
72-25-17-279-001	28168 WOODWARD	10/02/19	\$520,000	WD	03-ARM'S LENGTH	\$520,000	\$164,260	31.59	\$328,518	\$114,139	\$405,861	\$167,484	2.423	2,480	\$163.65	CW1	4.0928	
72-25-17-279-004	28096 WOODWARD	01/21/20	\$450,000	PTA	33-TO BE DETERMINED	\$450,000	\$336,820	74.85	\$673,649	\$174,327	\$275,673	\$390,095	0.707	5,790	\$47.61	CW1	167.5679	
Totals:			\$8,857,842			\$8,857,842	\$2,813,610		\$5,627,237		\$6,581,653	\$2,618,006			\$179.99		13.1635	
							Sale. Ratio =>	31.76				E.C.F. =>	2.514		Std. Deviation=>	0.93428237		
							Std. Dev. =>	18.35				Ave. E.C.F. =>	2.382		Ave. Variance=>	67.7832	Coefficient of Var=>	28.45214352

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Inf. Adj. Sale \$	Cur. Asmnt.	Asd/Adj. Sale	Cur. Appraisal	Land + Yard	Bldg. Residual	Cost Man. \$	E.C.F.	Floor Area	\$/Sq.Ft.	ECF Area	Dev. by Mean (%)	Building Style
72-20-32-376-019	2700 W 14 MILE	02/09/21	\$260,000	WD	33-TO BE DETERMINED	\$260,000	\$156,510	60.20	\$313,011	\$79,872	\$180,128	\$208,160	0.865	1,615	\$111.53	FSF	42.5298	
72-25-14-354-015	1805 E 11 MILE	12/17/19	\$400,000	WD	33-TO BE DETERMINED	\$400,000	\$197,760	49.44	\$395,515	\$105,411	\$294,589	\$259,021	1.137	1,808	\$162.94	FSF	15.3318	
72-25-21-229-006	305 W 11 MILE	08/21/20	\$1,400,000	WD	33-TO BE DETERMINED	\$1,400,000	\$523,990	37.43	\$1,047,974	\$521,755	\$878,245	\$469,838	1.869	1,815	\$483.88	FSF	57.8616	
Totals:			\$2,060,000			\$2,060,000	\$878,260		\$1,756,500		\$1,352,962	\$937,020			\$252.78		15.3266	
							Sale. Ratio =>	42.63				E.C.F. =>	1.444		Std. Deviation=>	0.51922118		
							Std. Dev. =>	11.39				Ave. E.C.F. =>	1.291		Ave. Variance=>	38.5744	Coefficient of Var=>	29.88796603

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Inf. Adj. Sale \$	Cur. Asmnt.	Asd/Adj. Sale	Cur. Appraisal	Land + Yard	Bldg. Residual	Cost Man. \$	E.C.F.	Floor Area	\$/Sq.Ft.	ECF Area	Dev. by Mean (%)	Building Style
72-25-17-206-001	28992 WOODWARD	01/14/21	\$850,000	WD	03-ARM'S LENGTH	\$850,000	\$405,190	47.67	\$810,388	\$595,436	\$254,564	\$221,600	1.149	1,034	\$246.19	GST	0.0000	
Totals:			\$850,000			\$850,000	\$405,190		\$810,388		\$254,564	\$221,600			\$246.19		0.0000	
							Sale. Ratio =>	47.67				E.C.F. =>	1.149		Std. Deviation=>	#DIV/0!		
							Std. Dev. =>	#DIV/0!				Ave. E.C.F. =>	1.149		Ave. Variance=>	0.0000	Coefficient of Var=>	0

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Inf. Adj. Sale \$	Cur. Asmnt.	Asd/Adj. Sale	Cur. Appraisal	Land + Yard	Bldg. Residual	Cost Man. \$	E.C.F.	Floor Area	\$/Sq.Ft.	ECF Area	Dev. by Mean (%)	Building Style
72-25-02-101-059	32525 N STEPHENSON	12/20/19	\$975,000	OTH	33-TO BE DETERMINED	\$975,000	\$349,050	35.80	\$698,103	\$146,180	\$828,820	\$606,509	1.367	16,136	\$51.36	IE2	24.0808	
72-25-14-101-022	2009 BELLAIRE	10/22/19	\$690,000	WD	03-ARM'S LENGTH	\$690,000	\$352,860	51.14	\$705,725	\$135,008	\$554,992	\$627,162	0.885	13,184	\$42.10	IE2	24.0808	
Totals:			\$1,665,000			\$1,665,000	\$701,910		\$1,403,828		\$1,383,812	\$1,233,670			\$46.73		0.4031	
							Sale. Ratio =>	42.16				E.C.F. =>	1.122		Std. Deviation=>	0.34055374		
							Std. Dev. =>	10.85				Ave. E.C.F. =>	1.126		Ave. Variance=>	24.0808	Coefficient of Var=>	21.3911756

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Inf. Adj. Sale \$	Cur. Asmnt.	Asd/Adj. Sale	Cur. Appraisal	Land + Yard	Bldg. Residual	Cost Man. \$	E.C.F.	Floor Area	\$/Sq.Ft.	ECF Area	Dev. by Mean (%)	Building Style
72-20-32-377-020	4921 DELEMERE	08/26/19	\$180,000	WD	33-TO BE DETERMINED	\$180,000	\$76,160	42.31	\$152,319	\$33,654	\$146,346	\$136,397	1.073	2,820	\$51.90	IN1	3.8730	
72-20-32-454-002	4854 LEAFDALE	02/23/21	\$93,600	LC	03-ARM'S LENGTH	\$93,600	\$39,440	42.14	\$78,871	\$15,431	\$78,169	\$72,920	1.072	1,452	\$53.84	IN1	3.7775	
72-25-05-127-007	4604 FERNLEE	03/26/20	\$184,500	WD	33-TO BE DETERMINED	\$184,500	\$83,650	45.34	\$167,304	\$31,728	\$152,772	\$155,834	0.980	3,082	\$49.57	IN1	5.3867	
72-25-05-181-008	4233 DELEMERE	06/11/20	\$855,150	WD	33-TO BE DETERMINED	\$855,150	\$373,990	43.73	\$747,985	\$89,447	\$765,703	\$756,940	1.012	14,473	\$52.91	IN1	2.2638	
Totals:			\$1,313,250			\$1,313,250	\$573,240		\$1,146,479		\$1,142,990	\$1,122,091			\$52.05		1.5590	
							Sale. Ratio =>	43.65				E.C.F. =>	1.019		Std. Deviation=>	0.04597505		
							Std. Dev. =>	1.49				Ave. E.C.F. =>	1.034		Ave. Variance=>	3.8253	Coefficient of Var=>	3.698708206

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Inf. Adj. Sale \$	Cur. Asmnt.	Asd/Adj. Sale	Cur. Appraisal	Land + Yard	Bldg. Residual	Cost Man. \$	E.C.F.	Floor Area	\$/Sq.Ft.	ECF Area	Dev. by Mean (%)	Building Style	
72-25-05-153-014	4306 NORMANDY	01/22/21	\$3,000,000	WD	33-TO BE DETERMINED	\$3,000,000	\$1,484,890	49.50	\$2,969,783	\$263,433	\$2,736,567	\$3,382,938	0.809	53,839	\$50.83	IN3	0.0000		
Totals:			\$3,000,000			\$3,000,000	\$1,484,890		\$2,969,783		\$2,736,567	\$3,382,938			\$50.83		0.0000		
								Sale. Ratio =>	49.50			E.C.F. =>	0.809	Std. Deviation=>		#DIV/0!			
								Std. Dev. =>	#DIV/0!			Ave. E.C.F. =>	0.809	Ave. Variance=>		0.0000	Coefficient of Var=>	0	

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Inf. Adj. Sale \$	Cur. Asmnt.	Asd/Adj. Sale	Cur. Appraisal	Land + Yard	Bldg. Residual	Cost Man. \$	E.C.F.	Floor Area	\$/Sq.Ft.	ECF Area	Dev. by Mean (%)	Building Style	
72-25-21-231-012	100 S MAIN	05/29/20	\$3,465,000	WD	33-TO BE DETERMINED	\$3,465,000	\$767,130	22.14	\$1,534,260	\$265,000	\$3,200,000	\$1,244,373	2.572	9,548	\$335.15	RST	79.4971		
72-25-22-226-013	1304 E 11 MILE	01/23/20	\$450,000	LC	33-TO BE DETERMINED	\$450,000	\$228,510	50.78	\$457,015	\$270,511	\$179,489	\$182,847	0.982	2,152	\$83.41	RST	79.4971		
Totals:			\$3,915,000			\$3,915,000	\$995,640		\$1,991,275		\$3,379,489	\$1,427,220			\$209.28		59.1277		
								Sale. Ratio =>	25.43			E.C.F. =>	2.368	Std. Deviation=>		1.12425915			
								Std. Dev. =>	20.25			Ave. E.C.F. =>	1.777	Ave. Variance=>		79.4971	Coefficient of Var=>	44.7466307	