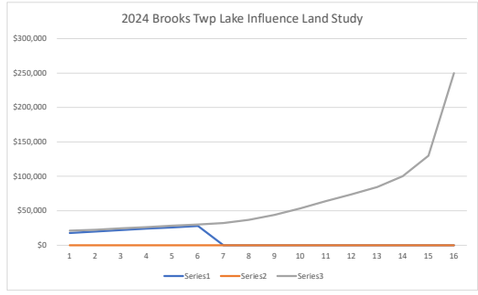
Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale $	Cur. Asmnt.	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Liber/Page	Other Parcels in Sale	Land Table	Class
19-33-453-018	2127 E OAK ST	11/18/22	$110,000	WD	03-ARM'S LENGTH	$110,000	$35,300	32.09	$70,647	$45,233	$5,880	0.0	0.0	0.20	0.20	#DIV/0!	$230,781	$5.30	0.00	0010	491/113		RURAL RESIDENTIA	401
19-33-452-015	2057 E FOREST LN	12/20/22	$4,560	WD	03-ARM'S LENGTH	$4,560	$3,000	65.79	$5,970	$4,560	$5,970	0.0	0.0	0.20	0.20	#DIV/0!	$22,915	$0.53	0.00	0010	491/3307		RURAL RESIDENTIA	402
19-27-302-003	8428 S SPRUCE AVE	08/12/22	$87,000	WD	03-ARM'S LENGTH	$87,000	$31,900	36.67	$63,864	$33,486	$10,350	0.0	0.0	0.23	0.23	#DIV/0!	$145,591	$3.34	0.00	0010	489/8316		LAKE INFLUENCE	401
19-27-302-018	8586 S SPRUCE AVE	06/24/21	$220,000	WD	03-ARM'S LENGTH	$220,000	$74,900	34.05	$149,762	$80,588	$10,350	0.0	0.0	0.23	0.23	#DIV/0!	$350,383	$8.04	0.00	0010	484/7702		LAKE INFLUENCE	401
19-33-102-007	1801 E 88TH ST	07/24/23	$150,000	WD	03-ARM'S LENGTH	$150,000	$54,300	36.20	$108,601	$49,259	$7,860	0.0	0.0	0.26	0.26	#DIV/0!	$188,011	$4.32	0.00	0010	493/7561		RURAL RESIDENTIA	401
19-33-103-012	1751 E 88TH ST	10/20/21	$175,000	WD	03-ARM'S LENGTH	$175,000	$60,000	34.29	$120,081	$62,869	$7,950	0.0	0.0	0.27	0.27	#DIV/0!	$237,242	$5.45	0.00	0010	486/1659,1658,1656		RURAL RESIDENTIA	401
19-28-427-001	2155 E SPRUELL ST	08/31/22	$145,000	WD	03-ARM'S LENGTH	$145,000	$70,400	48.55	$140,732	$17,093	$12,825	0.0	0.0	0.29	0.29	#DIV/0!	$59,975	$1.38	0.00	0010	490/466		LAKE INFLUENCE	401
19-33-452-017	2170 E 95TH ST	04/22/22	$180,000	WD	03-ARM'S LENGTH	$180,000	$61,200	34.00	$122,463	$66,537	$9,000	0.0	0.0	0.30	0.30	#DIV/0!	$221,790	$5.09	0.00	0010	488/4070		RURAL RESIDENTIA	401
19-33-103-001	1605 E 88TH ST	08/26/22	$99,000	MLC	03-ARM'S LENGTH	$99,000	$37,400	37.78	$74,869	$33,941	$9,810	0.0	0.0	0.33	0.33	#DIV/0!	$103,795	$2.38	0.00	0010	489/9650		RURAL RESIDENTIA	401
19-27-302-005	8442 S SPRUCE AVE	09/06/22	$135,000	WD	03-ARM'S LENGTH	$135,000	$64,000	47.41	$127,967	$22,513	$15,480	0.0	0.0	0.34	0.34	#DIV/0!	$65,445	$1.50	0.00	0010	490/1528		LAKE INFLUENCE	401
19-27-302-015	8540 S SPRUCE AVE	04/12/21	$180,000	WD	03-ARM'S LENGTH	$180,000	$63,200	35.11	$126,483	$68,997	$15,480	0.0	0.0	0.34	0.34	#DIV/0!	$200,573	$4.60	0.00	0010	483/3124		LAKE INFLUENCE	401
19-33-453-008	9580 S CATALPA AVE	12/05/22	$182,000	WD	03-ARM'S LENGTH	$182,000	$49,400	27.14	$98,708	$94,182	$10,890	0.0	0.0	0.36	0.36	#DIV/0!	$259,455	$5.96	0.00	0010	491/1629		RURAL RESIDENTIA	401
19-32-231-010	1576 E 88TH ST	02/04/22	$140,000	WD	08-ESTATE	$140,000	$72,000	51.43	$143,978	$8,892	$12,870	0.0	0.0	0.43	0.43	#DIV/0!	$20,727	$0.48	0.00	0010	487/4409		RURAL RESIDENTIA	401
19-32-376-008	1020 E HESS LAKE DR	05/04/23	$45,000	WD	03-ARM'S LENGTH	$45,000	$31,200	69.33	$62,314	($4,234)	$13,080	0.0	0.0	0.44	0.44	#DIV/0!	($9,711)	($0.22)	0.00	0010	492/6840		RURAL RESIDENTIA	401
19-33-101-006	8901 S VISTA DR	10/25/22	$145,000	WD	03-ARM'S LENGTH	$145,000	$57,700	39.79	$115,477	$44,193	$14,670	0.0	0.0	0.49	0.49	#DIV/0!	$90,374	$2.07	0.00	0010	490/7774		RURAL RESIDENTIA	401
19-33-453-007	2090 E FOREST LN	04/12/21	$165,000	WD	03-ARM'S LENGTH	$165,000	$122,400	74.18	$244,796	($65,126)	$14,670	0.0	0.0	0.49	0.49	#DIV/0!	($133,182)	($3.06)	0.00	0010	483/1819		RURAL RESIDENTIA	401
19-32-230-007	1438 E 88TH ST	05/30/23	$135,000	WD	03-ARM'S LENGTH	$135,000	$72,900	54.00	$145,814	$4,486	$15,300	0.0	0.0	0.51	0.51	#DIV/0!	$8,796	$0.20	0.00	0010	492/8919		RURAL RESIDENTIA	401
19-32-233-004	1489 E LOCKWOOD CT	02/18/22	$65,000	WD	03-ARM'S LENGTH	$65,000	$29,600	45.54	$59,272	$21,148	$15,420	0.0	0.0	0.51	0.51	#DIV/0!	$41,144	$0.94	0.00	0010	488/6084		RURAL RESIDENTIA	401
19-32-225-085	1557 E LOCKWOOD CT	08/02/21	$180,000	WD	03-ARM'S LENGTH	$180,000	$74,000	41.11	$147,983	$41,323	$9,306	0.0	0.0	0.52	0.52	#DIV/0!	$79,928	$1.83	0.00	0005	486/1731,1725,1724		LAKE INFLUENCE	401
19-33-453-027	2138 FOREST LN	01/12/22	$159,900	WD	03-ARM'S LENGTH	$159,900	$51,700	32.33	$103,403	$74,107	$17,610	0.0	0.0	0.59	0.59	#DIV/0!	$126,247	$2.90	0.00	0010	487/2122		RURAL RESIDENTIA	401
19-27-302-022	8606 S SPRUCE AVE	05/25/23	$140,000	WD	03-ARM'S LENGTH	$140,000	$77,200	55.14	$154,425	$16,580	$31,005	0.0	0.0	0.69	0.69	#DIV/0!	$24,064	$0.55	0.00	0010	492/8231		LAKE INFLUENCE	401
19-27-155-032	8330 S SPRUCE AVE	04/13/22	$382,000	WD	03-ARM'S LENGTH	$382,000	$100,900	26.41	$225,116	$170,114	$13,230	0.0	0.0	0.74	0.74	#DIV/0!	$231,448	$5.31	0.00	0006	488/3080	19-28-200-010	LAKE INFLUENCE	401
19-32-376-026	968 HESS LAKE DR	09/28/21	$190,000	WD	03-ARM'S LENGTH	$190,000	$77,200	40.63	$154,473	$47,299	$11,772	0.0	0.0	0.87	0.87	#DIV/0!	$54,242	$1.25	0.00	0010	485/7535		RURAL RESIDENTIA	401
19-33-277-026	8922 S LOVERS LN	06/01/21	$11,000	QC	03-ARM'S LENGTH	$11,000	$6,100	55.45	$12,285	$11,000	$12,285	0.0	0.0	0.91	0.91	#DIV/0!	$12,088	$0.28	0.00	0010	483/7999		RURAL RESIDENTIA	402
19-33-476-016		04/29/22	$22,000	WD	03-ARM'S LENGTH	$22,000	$6,300	28.64	$12,677	$22,000	$12,677	0.0	0.0	0.94	0.94	#DIV/0!	$23,429	$0.54	0.00	0010	488/5687		RURAL RESIDENTIA	402
19-32-234-011	1526 E 88TH ST	09/09/22	$170,000	WD	03-ARM'S LENGTH	$170,000	$70,300	41.35	$140,591	$46,977	$17,568	0.0	0.0	0.98	0.94	#DIV/0!	$48,132	$1.10	0.00	0010	490/3975	19-32-225-025	LAKE INFLUENCE	401
										$1,018,017				12.44										
														81,853.90	under 1 acre									
19-32-376-035	980 E HESS LAKE DR	09/14/22	$290,000	WD	03-ARM'S LENGTH	$290,000	$110,300	38.03	$220,525	$83,902	$14,427	0.0	0.0	1.31	1.31	#DIV/0!	$64,096	$1.47	0.00	0010	490/2142		RURAL RESIDENTIA	401
19-33-277-010	9005 S SPRUCE AVE	07/26/22	$30,000	WD	03-ARM'S LENGTH	$30,000	$7,500	25.00	$14,983	$29,786	$14,769	0.0	0.0	1.42	1.42	#DIV/0!	$20,932	$0.48	0.00	0010	489/6178		RURAL RESIDENTIA	401
										$113,688				2.73										
														62,420.20	1.5 acre									
19-32-376-030	932 HESS LAKE DR	10/19/23	$238,000	WD	03-ARM'S LENGTH	$238,000	$84,800	35.63	$169,688	$89,288	$20,976	0.0	0.0	1.74	2.17	#DIV/0!	$51,197	$1.18	0.00	0010	494/6222		LAKE INFLUENCE	402
19-33-477-011	9575 S SPRUCE AVE	09/26/22	$180,000	WD	03-ARM'S LENGTH	$180,000	$74,000	41.11	$147,911	$47,647	$15,558	0.0	0.0	1.78	1.78	#DIV/0!	$26,783	$0.61	0.00	0010	490/3366		RURAL RESIDENTIA	401
19-33-277-027	8945 S SPRUCE AVE	05/02/22	$235,000	WD	03-ARM'S LENGTH	$235,000	$96,600	41.11	$193,180	$57,500	$15,680	0.0	0.0	1.84	1.84	#DIV/0!	$31,250	$0.72	0.00	0010	488/5884		RURAL RESIDENTIA	401
19-33-476-014	9471 S SPRUCE AVE	07/19/23	$215,000	WD	03-ARM'S LENGTH	$215,000	$64,500	30.00	$129,023	$111,331	$25,354	0.0	0.0	1.88	0.94	#DIV/0!	$59,282	$1.36	0.00	0010	493/4509	19-33-476-006	RURAL RESIDENTIA	401
										$305,766				7.24										
														84,454.08	1.5 to 2 acres									
19-33-476-001	9414 S CLAY AVE	04/25/22	$179,000	WD	03-ARM'S LENGTH	$179,000	$55,500	31.01	$111,045	$84,631	$16,676	0.0	0.0	2.68	2.68	#DIV/0!	$31,626	$0.73	0.00	0010	488/5776		RURAL RESIDENTIA	401
														79,064.84	2.5 acres									
19-33-101-018	8893 S VISTA DR	10/12/22	$205,000	WD	03-ARM'S LENGTH	$205,000	$78,400	38.24	$156,771	$76,229	$28,000	0.0	0.0	4.44	4.44	#DIV/0!	$17,184	$0.39	0.00	0010	490/5954		LAKE INFLUENCE	401
														68,736.70	4 acres									
	Totals:		**$5,189,460**			**$5,189,460**	**$2,026,100**		**$4,075,877**	**$3,035,802**	**$484,748**	**0.0**		**307,844.96**	**28.97**									
							Sale. Ratio =>	**39.04**			**Average**			**Average**			**Average**							
							Std. Dev. =>	**12.04**			**per FF=>**	**#DIV/0!**		**per Net Acre**	**9.86**		**per SqFt=>**	**$0.00**						

	2023 used	Acres	2024	per acr
1	$18,000	1.0	$21,000	21,000.0
2	$20,000	1.5	$22,500	15,000.0
3	$22,000	2.0	$24,500	12,250.0
4	$24,000	2.5	$26,500	10,600.0
5	$26,000	3.0	$28,500	9,500.0
6	$28,000	4.0	$30,000	7,500.0
7	$0	5.0	$32,000	6,400.0
8	$0	7.0	$37,000	5,285.7
9	$0	10.0	$44,000	4,400.0
10	$0	15.0	$53,500	3,566.7
11	$0	20.0	$64,000	3,200.0
12	$0	25.0	$74,000	2,960.0
13	$0	30.0	$84,500	2,816.7
14	$0	40.0	$100,000	2,500.0
15	$0	50.0	$130,000	2,600.0
	$0	100.0	$250,000	2,500.0