

8

Fayette Residential ECF Analysis

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$
06 006 400 012 06 6 3	5300 N BUNN RD	03/15/23	\$144,900	WD	03-ARM'S LENGTH	\$144,900
06 006 400 023 06 6 3	5462 N BUNN RD	06/08/23	\$353,000	WD	19-MULTI PARCEL ARM'S LENGTH	\$353,000
06 008 300 012 08 6 3	3840 BEAN RD	09/07/22	\$260,000	WD	03-ARM'S LENGTH	\$260,000
06 009 200 006 09 6 3	4900 HOMER RD	06/24/22	\$130,000	WD	03-ARM'S LENGTH	\$130,000
06 009 300 004 09 6 3	4364 BECK RD	12/05/22	\$135,000	WD	03-ARM'S LENGTH	\$135,000
06 009 300 010 09 6 3	4385 BECK RD	01/03/23	\$380,000	WD	03-ARM'S LENGTH	\$380,000
06 010 100 007 10 6 3	4551 HOMER RD	04/01/24	\$214,000	WD	03-ARM'S LENGTH	\$214,000
06 013 200 003 13 6 3	3740 MILLNES RD	05/22/23	\$295,000	WD	03-ARM'S LENGTH	\$295,000
06 013 300 004 13 6 3	2060 MAUCK RD	07/07/22	\$341,000	WD	03-ARM'S LENGTH	\$341,000
06 013 400 003 13 6 3	2940 MAUCK RD	03/09/23	\$335,000	WD	03-ARM'S LENGTH	\$335,000
06 015 400 005 15 6 3	3420 N HILLSDALE RD	07/10/23	\$222,000	WD	03-ARM'S LENGTH	\$222,000
06 016 300 007 16 6 3	2757 TAYLOR RD	03/11/24	\$165,000	WD	03-ARM'S LENGTH	\$165,000
06 018 100 010 18 6 3	3911 N SAND LAKE RD	03/01/23	\$394,900	WD	03-ARM'S LENGTH	\$394,900
06 018 400 014 18 6 3	4190 FITZPATRICK RD	02/13/23	\$300,000	WD	03-ARM'S LENGTH	\$300,000
06 031 200 011 31 5 3	6660 N BUNN RD	09/18/23	\$195,000	WD	03-ARM'S LENGTH	\$195,000
06 032 200 005 32 5 3	3052 GENESEE RD	08/08/22	\$139,000	WD	03-ARM'S LENGTH	\$139,000
06 032 200 005 32 5 3	3052 GENESEE RD	08/21/23	\$179,000	WD	03-ARM'S LENGTH	\$179,000
06 035 200 022 35 5 3	1871 E CHICAGO RD	06/14/24	\$126,000	WD	03-ARM'S LENGTH	\$126,000
06 035 200 025 35 5 3	6976 HALF MOON LAKE RD	04/21/22	\$175,000	WD	03-ARM'S LENGTH	\$175,000
Totals:			\$4,483,800			\$4,483,800

Cur. Asmnt.	Asd/Adj. Sale	Cur. Appraisal	Land + Yard	Bldg. Residual	Cost Man. \$	E.C.F.	Floor Area	\$/Sq. Ft.	ECF Area
\$68,100	47.00	\$136,227	\$11,975	\$132,925	\$115,476	1.151	842	\$157.87	RES
\$146,200	41.42	\$331,991	\$51,557	\$301,443	\$223,735	1.347	1,370	\$220.03	RES
\$66,600	25.62	\$133,297	\$27,500	\$232,500	\$98,324	2.365	1,836	\$126.63	RES
\$85,200	65.54	\$170,421	\$10,344	\$119,656	\$148,770	0.804	1,488	\$80.41	RES
\$85,200	63.11	\$170,354	\$10,890	\$124,110	\$148,201	0.837	1,040	\$119.34	RES
\$204,200	53.74	\$408,346	\$115,333	\$264,667	\$272,317	0.972	1,768	\$149.70	RES
\$83,800	39.16	\$167,664	\$27,500	\$186,500	\$130,264	1.432	1,448	\$128.80	RES
\$140,400	47.59	\$280,784	\$32,697	\$262,303	\$230,564	1.138	2,934	\$89.40	RES
\$191,000	56.01	\$382,031	\$49,500	\$291,500	\$309,044	0.943	2,390	\$121.97	RES
\$148,700	44.39	\$297,322	\$34,653	\$300,347	\$244,116	1.230	2,512	\$119.56	RES
\$95,900	43.20	\$191,734	\$5,500	\$216,500	\$173,080	1.251	1,913	\$113.17	RES
\$82,700	50.12	\$165,302	\$33,161	\$131,839	\$122,808	1.074	1,320	\$99.88	RES
\$182,000	46.09	\$363,910	\$49,500	\$345,400	\$292,203	1.182	1,800	\$191.89	RES
\$132,900	44.30	\$265,823	\$59,202	\$240,798	\$192,027	1.254	1,152	\$209.03	RES
\$84,000	43.08	\$167,909	\$27,500	\$167,500	\$130,492	1.284	920	\$182.07	RES
\$76,500	55.04	\$153,099	\$16,500	\$122,500	\$126,951	0.965	1,176	\$104.17	RES
\$76,500	42.74	\$153,099	\$16,500	\$162,500	\$126,951	1.280	1,176	\$138.18	RES
\$77,100	61.19	\$154,177	\$28,291	\$97,709	\$116,994	0.835	768	\$127.23	RES
\$121,600	69.49	\$243,235	\$30,910	\$144,090	\$197,328	0.730	1,400	\$102.92	RES
\$2,148,600		\$4,336,725		\$3,844,787	\$3,399,644			\$135.91	
Sale. Ratio =>	47.92				E.C.F. =>	1.131		Std. Deviation=>	0.35445231
Std. Dev. =>	10.58				Ave. E.C.F. =>	1.162		Ave. Variance=>	22.8254

Dev. by Mean (%)	Building Style	Land Value	Other Parcels in Sale	Land Table	Property Class
1.0684	1 STORY	\$4,455		RESIDENTIAL	401
18.5530	1.5 STORY	\$51,557	06 006 400 022 06 6 3, 06 006 400 024 06 6 3	RESIDENTIAL	401
120.2832	1 STORY	\$27,500		RESIDENTIAL	401
35.7491	1 STORY	\$2,805		RESIDENTIAL	401
32.4346	1 STORY	\$5,500		RESIDENTIAL	401
18.9883	1 STORY	\$110,000		RESIDENTIAL	401
26.9918	1.75 STORY	\$27,500		RESIDENTIAL	401
2.4133	1.5 STORY	\$7,370		RESIDENTIAL	401
21.8559	1 STORY	\$49,500		RESIDENTIAL	401
6.8554	2 STORY	\$27,500		RESIDENTIAL	401
8.9076	1.5 STORY	\$5,500		RESIDENTIAL	401
8.8250	1 STORY	\$33,161		RESIDENTIAL	401
2.0266	LOG	\$49,500		RESIDENTIAL	401
9.2189	1 STORY	\$55,000		RESIDENTIAL	401
12.1816	2 STORY	\$27,500		RESIDENTIAL	401
19.6850	MODULAR	\$16,500		RESIDENTIAL	401
11.8233	MODULAR	\$16,500		RESIDENTIAL	401
32.6631	1.5 STORY	\$28,291		RESIDENTIAL	401
43.1586	MODULAR	\$30,910		RESIDENTIAL	401
3.0853					

Coefficient of Var=> 19.64674032

Building Depr.

70

73

51

65

57

95

52

54

83

56

54

54

93

79

60

68

68

69

69

Real Estate Summary Sheet

Information herein deemed reliable but not guaranteed

11/24/2024 10:10 AM

Parcel:	06 006 400 012 06 6 3	Current Class:	401.RESIDENTIAL-IMPROVED
Owner's Name:	HOUSER, MELISSA	Previous Class:	401.RESIDENTIAL-IMPROVED
Property Address:	5300 N BUNN RD JONESVILLE, MI 49250	Taxable Status	TAXABLE
Liber/Page:	1846/0103	Prev. Taxable Stat	TAXABLE
Split:	/ /	Gov. Unit:	06 FAYETTE TWP
Public Impr.:	None	MAP #	20 N/A 10-27
Topography:	None	School:	30030 JONESVILLE COMMUNITY SCHOOLS
		Neighborhood:	RES RESIDENTIAL

Mailing Address:

HOUSER, MELISSA
5300 N BUNN RD
JONESVILLE MI 49250

Most Recent Sale Information

Sold on 03/15/2023 for 144,900 by CABLE, CINDY L.

Terms of Sale: 03-ARM'S LENGTH

Liber/Page: 1846/0103

Most Recent Permit Information

Permit PM07-0081 on 03/15/2007 for \$0 category MECHANICAL.

Physical Property Characteristics

2025 S.E.V.:	71,300	2025 Taxable:	68,900	Lot Dimensions:	
2024 S.E.V.:	68,900	2024 Taxable:	68,900	Acreage:	0.81
Zoning:		Land Value:	4,455	Frontage:	0.0
PRE:	100.000	Land Impr. Value:	7,520	Average Depth:	0.0

Improvement Data

of Residential Buildings: 1
Year Built: 0
Occupancy: Single Family
Class: C+5
Style: 1 STORY
Exterior: Wood Siding
% Good (Physical): 70
Heating System: Forced Air w/ Ducts
Electric - Amps Service: 0
of Bedrooms: 0
Full Baths: 1 Half Baths: 0
Floor Area: 842
Ground Area: 842
Garage Area: 856
Basement Area: 0
Basement Walls:
Estimated TCV: 130,603

Real Estate Summary Sheet

Information herein deemed reliable but not guaranteed

11/24/2024 10:10 AM

Parcel: 06 006 400 023 06 6 3
Owner's Name: MORTON, KIRK A & PAULA ANN
Property Address: 5462 N BUNN RD
JONESVILLE, MI 49250
Liber/Page: 1851/0808
Split: / /
Public Impr.: None
Topography: None

Created: 02/24/2007
Active: Active

Current Class: 401.RESIDENTIAL-IMPROVED
Previous Class: 401.RESIDENTIAL-IMPROVED
Taxable Status: TAXABLE
Prev. Taxable Stat: TAXABLE
Gov. Unit: 06 FAYETTE TWP
MAP #: 14 N/A 07-29 PER PTA
School: 30030 JONESVILLE COMMUNITY SCHOOLS
Neighborhood: RES RESIDENTIAL

Mailing Address:

MORTON, KIRK A & PAULA ANN
5462 N BUNN RD
JONESVILLE MI 49250

Most Recent Sale Information

Sold on 06/08/2023 for 353,000 by LEWIS, BRITTANY LAYNE.

Terms of Sale: 19-MULTI PARCEL ARM'S LENGTH

Liber/Page: 1851/0808

Most Recent Permit Information

Permit PB06-0286 on 10/31/2006 for \$116,496 category NEW BUILDING.

Physical Property Characteristics

2025 S.E.V.:	120,200	2025 Taxable:	115,400	Lot Dimensions:	
2024 S.E.V.:	115,400	2024 Taxable:	115,400	Acreage:	2.00
Zoning:		Land Value:	11,000	Frontage:	0.0
PRE:	100.000	Land Impr. Value:	0	Average Depth:	0.0

Improvement Data

of Residential Buildings: 1
Year Built: 0
Occupancy: Single Family
Class: C+10
Style: 1.5 STORY
Exterior: Wood Siding
% Good (Physical): 84
Heating System: Forced Air w/ Ducts
Electric - Amps Service: 0
of Bedrooms: 0
Full Baths: 2 Half Baths: 0
Floor Area: 1,370
Ground Area: 783
Garage Area: 528
Basement Area: 783
Basement Walls:
Estimated TCV: 229,336

Real Estate Summary Sheet

Information herein deemed reliable but not guaranteed

11/24/2024 10:10 AM

Parcel:	06 008 300 012 08 6 3	Current Class:	401.RESIDENTIAL-IMPROVED
Owner's Name:	SPENCER, SARAH	Previous Class:	401.RESIDENTIAL-IMPROVED
Property Address:	3840 BEAN RD JONESVILLE, MI 49250	Taxable Status	TAXABLE
Liber/Page:	1834/0806	Prev. Taxable Stat	TAXABLE
Split:	/ /	Gov. Unit:	06 FAYETTE TWP
Public Impr.:	None	MAP #	18 N/A 03-28
Topography:	None	School:	30030 JONESVILLE COMMUNITY SCHOOLS
		Neighborhood:	RES RESIDENTIAL

Mailing Address:

SPENCER, SARAH
3840 BEAN RD
JONESVILLE MI 49250

Most Recent Sale Information

Sold on 09/07/2022 for 260,000 by POTES, ERIC & EMILY K.

Terms of Sale: 03-ARM'S LENGTH

Liber/Page: 1834/0806

Most Recent Permit Information

None Found

Physical Property Characteristics

2025 S.E.V.:	67,400	2025 Taxable:	61,530	Lot Dimensions:	
2024 S.E.V.:	67,500	2024 Taxable:	61,530	Acreage:	5.00
Zoning:		Land Value:	27,500	Frontage:	0.0
PRE:	100.000	Land Impr. Value:	0	Average Depth:	0.0

Improvement Data

of Residential Buildings: 1
Year Built: 2001
Occupancy: Mobile Home
Class: Average
Style: 1 STORY
Exterior: Wood Siding
% Good (Physical): 51
Heating System: Wall Furnace
Electric - Amps Service: 0
of Bedrooms: 0
Full Baths: 1 Half Baths: 0
Floor Area: 1,836
Ground Area: 1,836
Garage Area: 552
Basement Area: 0
Basement Walls:
Estimated TCV: 77,572

of Agricultural Buildings: 1
Estimated TCV: 29,737
Cmts:

Real Estate Summary Sheet

Information herein deemed reliable but not guaranteed

11/24/2024 10:10 AM

Parcel:	06 009 200 006 09 6 3	Current Class:	401.RESIDENTIAL-IMPROVED
Owner's Name:	STEWART, DONNA J & REBECCA M	Previous Class:	401.RESIDENTIAL-IMPROVED
Property Address:	4900 HOMER RD JONESVILLE, MI 49250	Taxable Status	TAXABLE
Liber/Page:	1831/0942	Prev. Taxable Stat	TAXABLE
Split:	/ /	Gov. Unit:	06 FAYETTE TWP
Public Impr.:	None	MAP #	19 N/A 07-11
Topography:	None	School:	30030 JONESVILLE COMMUNITY SCHOOLS
		Neighborhood:	RES RESIDENTIAL

Mailing Address:

STEWART, DONNA J & REBECCA M
4900 HOMER RD
JONESVILLE MI 49250

Most Recent Sale Information

Sold on 06/24/2022 for 130,000 by HOLTOM, CHARLES.

Terms of Sale: 03-ARM'S LENGTH

Liber/Page: 1831/0942

Most Recent Permit Information

Permit PB07-0563 on 10/15/2007 for \$10,400 category BUILDING.

Physical Property Characteristics

2025 S.E.V.:	89,300	2025 Taxable:	82,530	Lot Dimensions:	
2024 S.E.V.:	86,400	2024 Taxable:	82,530	Acreage:	0.51
Zoning:		Land Value:	2,805	Frontage:	0.0
PRE:	100.000	Land Impr. Value:	7,539	Average Depth:	0.0

Improvement Data

of Residential Buildings: 1
Year Built: 0
Occupancy: Single Family
Class: C
Style: 1 STORY
Exterior: Wood Siding
% Good (Physical): 65
Heating System: Forced Air w/ Ducts
Electric - Amps Service: 0
of Bedrooms: 0
Full Baths: 1 Half Baths: 0
Floor Area: 1,488
Ground Area: 1,488
Garage Area: 504
Basement Area: 1,104
Basement Walls:
Estimated TCV: 168,259

of Agricultural Buildings: 1
Estimated TCV: 0
Cmts:

Real Estate Summary Sheet

Information herein deemed reliable but not guaranteed

11/24/2024 10:10 AM

Parcel:	06 009 300 004 09 6 3	Current Class:	401.RESIDENTIAL-IMPROVED
Owner's Name:	BAKER, CALEB	Previous Class:	401.RESIDENTIAL-IMPROVED
Property Address:	4364 BECK RD JONESVILLE, MI 49250	Taxable Status	TAXABLE
Liber/Page:	1840/0899	Prev. Taxable Stat	TAXABLE
Split:	/ /	Gov. Unit:	06 FAYETTE TWP
Public Impr.:	None	MAP #	20 N/A 10-12
Topography:	None	School:	30030 JONESVILLE COMMUNITY SCHOOLS
		Neighborhood:	RES RESIDENTIAL

Mailing Address:

BAKER, CALEB
4364 BECK RD
JONESVILLE MI 49250

Most Recent Sale Information

Sold on 12/05/2022 for 135,000 by SHRIVER, CLAYTON E & BETTY L.

Terms of Sale: 03-ARM'S LENGTH

Liber/Page: 1840/0899

Most Recent Permit Information

None Found

Physical Property Characteristics

2025 S.E.V.:	89,300	2025 Taxable:	82,530	Lot Dimensions:	
2024 S.E.V.:	86,400	2024 Taxable:	82,530	Acreage:	1.00
Zoning:		Land Value:	5,500	Frontage:	0.0
PRE:	100.000	Land Impr. Value:	5,390	Average Depth:	0.0

Improvement Data

of Residential Buildings: 1
Year Built: 1958
Occupancy: Single Family
Class: C+10
Style: 1 STORY
Exterior: Wood Siding
% Good (Physical): 57
Heating System: Forced Air w/ Ducts
Electric - Amps Service: 0
of Bedrooms: 0
Full Baths: 1 Half Baths: 1
Floor Area: 1,040
Ground Area: 1,040
Garage Area: 520
Basement Area: 1,040
Basement Walls:
Estimated TCV: 167,615

Real Estate Summary Sheet

Information herein deemed reliable but not guaranteed

11/24/2024 10:10 AM

Parcel:	06 009 300 010 09 6 3	Current Class:	401.RESIDENTIAL-IMPROVED
Owner's Name:	LAIRD, KARA	Previous Class:	401.RESIDENTIAL-IMPROVED
Property Address:	4385 BECK RD JONESVILLE, MI 49250	Taxable Status	TAXABLE
Liber/Page:	1841/1237	Prev. Taxable Stat	TAXABLE
Split:	/ /	Gov. Unit:	06 FAYETTE TWP
Public Impr.:	None	MAP #	18 DESC-M N/A 09-28
Topography:	None	School:	30030 JONESVILLE COMMUNITY SCHOOLS
		Neighborhood:	RES RESIDENTIAL

Mailing Address:
LAIRD, KARA
4385 BECK RD
JONESVILLE MI 49250

Most Recent Sale Information

Sold on 01/03/2023 for 380,000 by BUTCHER, KENNETH & LINDA FAMILY TR.

Terms of Sale: 03-ARM'S LENGTH

Liber/Page: 1841/1237

Most Recent Permit Information

Permit PB20-0050 on 02/07/2020 for \$291,000 category NEW BUILDING.

Physical Property Characteristics

2025 S.E.V.:	210,900	2025 Taxable:	201,600	Lot Dimensions:	
2024 S.E.V.:	201,600	2024 Taxable:	201,600	Acreage:	20.00
Zoning:		Land Value:	110,000	Frontage:	0.0
PRE:	100.000	Land Impr. Value:	5,333	Average Depth:	0.0

Improvement Data

of Residential Buildings: 1
Year Built: 2020
Occupancy: Single Family
Class: C
Style: 1 STORY
Exterior: Alum., Vinyl
% Good (Physical): 95
Heating System: Forced Heat & Cool
Electric - Amps Service: 200
of Bedrooms: 3
Full Baths: 2 Half Baths: 0
Floor Area: 1,768
Ground Area: 1,768
Garage Area: 676
Basement Area: 0
Basement Walls:
Estimated TCV: 294,567

of Agricultural Buildings: 2
Estimated TCV: 11,870
Cmts:

Real Estate Summary Sheet

Information herein deemed reliable but not guaranteed

11/24/2024 10:10 AM

Parcel:	06 010 100 007 10 6 3	Current Class:	401.RESIDENTIAL-IMPROVED
Owner's Name:	ZEBOLSKY, SARAH	Previous Class:	401.RESIDENTIAL-IMPROVED
Property Address:	4551 HOMER RD JONESVILLE, MI 49250	Taxable Status	TAXABLE
Liber/Page:	1868/0933	Prev. Taxable Stat	TAXABLE
Split:	06/18/2002	Gov. Unit:	06 FAYETTE TWP
Public Impr.:	None	MAP #	21 N/A 12-10
Topography:	None	School:	30030 JONESVILLE COMMUNITY SCHOOLS
		Neighborhood:	RES RESIDENTIAL
Mailing Address:			
	ZEBOLSKY, SARAH		
	4551 HOMER RD		
	JONESVILLE MI 49250		

Most Recent Sale Information

Sold on 04/01/2024 for 214,000 by BENNETT, TENA.

Terms of Sale: 03-ARM'S LENGTH

Liber/Page: 1868/0933

Most Recent Permit Information

Permit PM10-0393 on 09/21/2010 for \$0 category MECHANICAL.

Physical Property Characteristics

2025 S.E.V.:	86,800	2025 Taxable:	86,800	Lot Dimensions:	
2024 S.E.V.:	84,200	2024 Taxable:	48,708	Acreage:	5.00
Zoning:		Land Value:	27,500	Frontage:	0.0
PRE:	100.000	Land Impr. Value:	0	Average Depth:	0.0

Improvement Data

of Residential Buildings: 1

Year Built: 1860

Occupancy: Single Family

Class: C+5

Style: 1.75 STORY

Exterior: Wood Siding

% Good (Physical): 52

Heating System: Forced Air w/ Ducts

Electric - Amps Service: 0

of Bedrooms: 0

Full Baths: 1 Half Baths: 0

Floor Area: 1,448

Ground Area: 1,058

Garage Area: 572

Basement Area: 1,058

Basement Walls:

Estimated TCV: 137,024

of Agricultural Buildings: 2

Estimated TCV: 9,111

Cmts:

Real Estate Summary Sheet

Information herein deemed reliable but not guaranteed

11/24/2024 10:10 AM

Parcel:	06 013 200 003 13 6 3	Current Class:	401.RESIDENTIAL-IMPROVED
Owner's Name:	BENJAMIS, JOSEPH C & CLIFTON EMMA J	Previous Class:	401.RESIDENTIAL-IMPROVED
Property Address:	3740 MILNES RD HILLSDALE, MI 49242	Taxable Status	TAXABLE
Liber/Page:	1850/0546	Prev. Taxable Stat	TAXABLE
Split:	02/20/2009	Gov. Unit:	06 FAYETTE TWP
Public Impr.:	None	MAP #	21 N/A 05-28
Topography:	None	School:	30020 HILLSDALE COMM PUBLIC SCHS
		Neighborhood:	RES RESIDENTIAL

Mailing Address:

BENJAMIS, JOSEPH C & CLIFTON EMMA J
3740 MILNES RD
HILLSDALE MI 49242

Most Recent Sale Information

Sold on 05/22/2023 for 295,000 by STEWART, ROBERT C SR.

Terms of Sale: 03-ARM'S LENGTH

Liber/Page: 1850/0546

Most Recent Permit Information

Permit PB12-0142 on 03/22/2012 for \$4,000 category BUILDING.

Physical Property Characteristics

2025 S.E.V.:	146,700	2025 Taxable:	142,600	Lot Dimensions:	
2024 S.E.V.:	142,600	2024 Taxable:	142,600	Acreage:	1.34
Zoning:		Land Value:	7,370	Frontage:	0.0
PRE:	100.000	Land Impr. Value:	25,327	Average Depth:	0.0

Improvement Data

of Residential Buildings: 1
Year Built: 1978
Occupancy: Single Family
Class: C
Style: 1.5 STORY
Exterior: Wood Siding
% Good (Physical): 54
Heating System: Forced Air w/ Ducts
Electric - Amps Service: 0
of Bedrooms: 0
Full Baths: 1 Half Baths: 2
Floor Area: 2,934
Ground Area: 2,934
Garage Area: 528
Basement Area: 2,934
Basement Walls:
Estimated TCV: 260,769

Real Estate Summary Sheet

Information herein deemed reliable but not guaranteed

11/24/2024 10:10 AM

Parcel:	06 013 300 004 13 6 3	Current Class:	401.RESIDENTIAL-IMPROVED
Owner's Name:	STOCKDALE, CALVIN J & KATHERYN J	Previous Class:	401.RESIDENTIAL-IMPROVED
Property Address:	2060 MAUCK RD HILLSDALE, MI 49242	Taxable Status	TAXABLE
Liber/Page:	1831/0754	Prev. Taxable Stat	TAXABLE
Split:	/ /	Gov. Unit:	06 FAYETTE TWP
Public Impr.:	None	MAP #	
Topography:	None	School:	30020 HILLSDALE COMM PUBLIC SCHS
		Neighborhood:	RES RESIDENTIAL

Mailing Address:

STOCKDALE, CALVIN J & KATHERYN J
2060 MAUCK RD
HILLSDALE MI 49242

Most Recent Sale Information

Sold on 07/07/2022 for 341,000 by SIGNOR, TERESA A.

Terms of Sale: 03-ARM'S LENGTH

Liber/Page: 1831/0754

Most Recent Permit Information

None Found

Physical Property Characteristics

2025 S.E.V.:	199,500	2025 Taxable:	178,290	Lot Dimensions:	
2024 S.E.V.:	191,100	2024 Taxable:	178,290	Acreage:	10.00
Zoning:		Land Value:	49,500	Frontage:	0.0
PRE:	100.000	Land Impr. Value:	0	Average Depth:	0.0

Improvement Data

of Residential Buildings: 1
Year Built: 2005
Occupancy: Single Family
Class: C
Style: 1 STORY
Exterior: Wood Siding
% Good (Physical): 83
Heating System: Forced Air w/ Ducts
Electric - Amps Service: 0
of Bedrooms: 0
Full Baths: 2 Half Baths: 0
Floor Area: 2,390
Ground Area: 2,390
Garage Area: 784
Basement Area: 2,016
Basement Walls:
Estimated TCV: 349,529

Real Estate Summary Sheet

Information herein deemed reliable but not guaranteed

11/24/2024 10:10 AM

Parcel: 06 013 400 003 13 6 3
Owner's Name: JORDAN, JARED & HANNAH
Property Address: 2940 MAUCK RD
HILLSDALE, MI 49242
Liber/Page: 1845/0613
Split: / /
Public Impr.: None
Topography: None

Created: / /
Active: Active

Current Class: 401.RESIDENTIAL-IMPROVED
Previous Class: 401.RESIDENTIAL-IMPROVED
Taxable Status: TAXABLE
Prev. Taxable Stat: TAXABLE
Gov. Unit: 06 FAYETTE TWP
MAP #:
School: 30020 HILLSDALE COMM PUBLIC SCHS
Neighborhood: RES RESIDENTIAL

Mailing Address:

JORDAN, JARED & HANNAH
2940 MAUCK RD
HILLSDALE MI 49242

Most Recent Sale Information

Sold on 03/09/2023 for 335,000 by DAWSON, MATTHEW T & TINA M.

Terms of Sale: 03-ARM'S LENGTH

Liber/Page: 1845/0613

Most Recent Permit Information

Permit PE10-0189 on 06/08/2010 for \$0 category ELECTRICAL.

Physical Property Characteristics

2025 S.E.V.: 154,800	2025 Taxable: 150,000	Lot Dimensions:
2024 S.E.V.: 150,000	2024 Taxable: 150,000	Acreage: 5.00
Zoning:	Land Value: 27,500	Frontage: 0.0
PRE: 100.000	Land Impr. Value: 7,153	Average Depth: 0.0

Improvement Data

of Residential Buildings: 1
Year Built: 1973
Occupancy: Single Family
Class: C+10
Style: 2 STORY
Exterior: Wood Siding
% Good (Physical): 56
Heating System: Forced Air w/ Ducts
Electric - Amps Service: 0
of Bedrooms: 0
Full Baths: 1 Half Baths: 0
Floor Area: 2,512
Ground Area: 1,628
Garage Area: 480
Basement Area: 1,628
Basement Walls:
Estimated TCV: 265,559

of Agricultural Buildings: 1
Estimated TCV: 9,316
Cmts:

Real Estate Summary Sheet

Information herein deemed reliable but not guaranteed

11/24/2024 10:10 AM

Parcel:	06 015 400 005 15 6 3	Current Class:	401.RESIDENTIAL-IMPROVED
Owner's Name:	BULLER, KEITH & DONNA FAMILY TRUST	Previous Class:	401.RESIDENTIAL-IMPROVED
Property Address:	3420 N HILLSDALE RD HILLSDALE, MI 49242	Taxable Status	TAXABLE
Liber/Page:	1861/0358	Prev. Taxable Stat	TAXABLE
Split:	/ /	Gov. Unit:	06 FAYETTE TWP
Public Impr.:	None	MAP #	20 DESC-M N/A 12-16
Topography:	None	School:	30020 HILLSDALE COMM PUBLIC SCHS
		Neighborhood:	RES RESIDENTIAL

Mailing Address:

BULLER, KEITH & DONNA FAMILY TRUST
3420 N HILLSDALE RD
HILLSDALE MI 49242

Most Recent Sale Information

Sold on 11/06/2023 for 0 by BULLER, KEITH A & DONNA K.

Terms of Sale: 14-INTO/OUT OF TRUST

Liber/Page: 1861/0358

Most Recent Permit Information

None Found

Physical Property Characteristics

2025 S.E.V.:	100,000	2025 Taxable:	97,400	Lot Dimensions:	
2024 S.E.V.:	97,400	2024 Taxable:	97,400	Acreage:	1.32
Zoning:		Land Value:	5,500	Frontage:	0.0
PRE:	100.000	Land Impr. Value:	0	Average Depth:	0.0

Improvement Data

of Residential Buildings: 1
Year Built: 1997
Occupancy: Single Family
Class: C
Style: 1.5 STORY
Exterior: Wood Siding
% Good (Physical): 54
Heating System: Forced Air w/ Ducts
Electric - Amps Service: 0
of Bedrooms: 0
Full Baths: 1 Half Baths: 0
Floor Area: 1,913
Ground Area: 1,679
Garage Area: 224
Basement Area: 1,679
Basement Walls:
Estimated TCV: 184,446

of Agricultural Buildings: 4
Estimated TCV: 10,000
Cmts:

Real Estate Summary Sheet

Information herein deemed reliable but not guaranteed

11/24/2024 10:10 AM

Parcel: 06 016 300 007 16 6 3

Owner's Name: LANGSTON, JAKE T

Property Address: 2757 TAYLOR RD
HILLSDALE, MI 49242

Liber/Page: 1867/0341

Created: / /

Split: / /

Active: Active

Public Impr.: None

Topography: None

Mailing Address:

LANGSTON, JAKE T
2757 TAYLOR RD
HILLSDALE MI 49242

Current Class: 401.RESIDENTIAL-IMPROVED

Previous Class: 401.RESIDENTIAL-IMPROVED

Taxable Status: TAXABLE

Prev. Taxable Stat: TAXABLE

Gov. Unit: 06 FAYETTE TWP

MAP #

School: 30020 HILLSDALE COMM PUBLIC SCHS

Neighborhood: RES RESIDENTIAL

Most Recent Sale Information

Sold on 03/11/2024 for 165,000 by EICHER, MERV.

Terms of Sale: 03-ARM'S LENGTH

Liber/Page: 1867/0341

Most Recent Permit Information

None Found

Physical Property Characteristics

2025 S.E.V.: 86,000

2025 Taxable: 86,000

Lot Dimensions:

2024 S.E.V.: 81,100

2024 Taxable: 81,100

Acreage: 0.39

Zoning:

Land Value: 33,161

Frontage: 221.1

PRE: 100.000

Land Impr. Value: 0

Average Depth: 76.0

Improvement Data

of Residential Buildings: 1

Year Built: 0

Occupancy: Single Family

Class: C+5

Style: 1 STORY

Exterior: Wood Siding

% Good (Physical): 54

Heating System: Forced Air w/ Ducts

Electric - Amps Service: 0

of Bedrooms: 0

Full Baths: 1 Half Baths: 0

Floor Area: 1,320

Ground Area: 1,056

Garage Area: 0

Basement Area: 1,056

Basement Walls:

Estimated TCV: 138,896

Real Estate Summary Sheet

Information herein deemed reliable but not guaranteed

11/24/2024 10:10 AM

Parcel: 06 018 100 010 18 6 3
Owner's Name: KANE, MICHAEL S & BROOKE E
Property Address: 3911 N SAND LAKE RD
ALLEN, MI 49227
Liber/Page: 1846/0168
Split: / /
Public Impr.: None
Topography: None

Created: / /
Active: Active

Current Class: 401.RESIDENTIAL-IMPROVED
Previous Class: 401.RESIDENTIAL-IMPROVED
Taxable Status: TAXABLE
Prev. Taxable Stat: TAXABLE
Gov. Unit: 06 FAYETTE TWP
MAP #: 19 N/A 05-31
School: 30030 JONESVILLE COMMUNITY SCHOOLS
Neighborhood: RES RESIDENTIAL

Mailing Address:

KANE, MICHAEL S & BROOKE E
3911 N SAND LAKE RD
ALLEN MI 49227

Most Recent Sale Information

Sold on 03/01/2023 for 394,900 by FOSTER, JOSHUA & AMBER.

Terms of Sale: 03-ARM'S LENGTH

Liber/Page: 1846/0168

Most Recent Permit Information

Permit PB20-0391 on 07/16/2020 for \$0 category RENEWAL.

Physical Property Characteristics

2025 S.E.V.: 185,000	2025 Taxable: 182,100	Lot Dimensions:
2024 S.E.V.: 182,100	2024 Taxable: 182,100	Acreage: 10.00
Zoning:	Land Value: 49,500	Frontage: 0.0
PRE: 100.000	Land Impr. Value: 0	Average Depth: 0.0

Improvement Data

of Residential Buildings: 1
Year Built: 2018
Occupancy: Single Family
Class: C
Style: LOG
Exterior:
% Good (Physical): 93
Heating System: Forced Air w/ Ducts
Electric - Amps Service: 0
of Bedrooms: 0
Full Baths: 1 Half Baths: 1
Floor Area: 1,800
Ground Area: 1,200
Garage Area: 0
Basement Area: 0
Basement Walls:
Estimated TCV: 244,198

of Agricultural Buildings: 1
Estimated TCV: 76,290
Cmts:

Real Estate Summary Sheet

Information herein deemed reliable but not guaranteed

11/24/2024 10:10 AM

Parcel:	06 018 400 014 18 6 3		Current Class:	401.RESIDENTIAL-IMPROVED
Owner's Name:	JOHNSON, GEORGE E		Previous Class:	401.RESIDENTIAL-IMPROVED
Property Address:	4190 FITZPATRICK RD HILLSDALE, MI 49242		Taxable Status	TAXABLE
Liber/Page:	1844/0053	Created: 08/13/1997	Prev. Taxable Stat	TAXABLE
Split:	08/13/1997	Active: Active	Gov. Unit:	06 FAYETTE TWP
Public Impr.:	None		MAP #	19 N/A 09-30
Topography:	None		School:	30030 JONESVILLE COMMUNITY SCHOOLS
			Neighborhood:	RES RESIDENTIAL
Mailing Address:				
JOHNSON, GEORGE E 4190 FITZPATRICK RD HILLSDALE MI 49242				

Most Recent Sale Information

Sold on 02/13/2023 for 300,000 by WERTZ, CODY ALLEN.

Terms of Sale: 03-ARM'S LENGTH

Liber/Page: 1844/0053

Most Recent Permit Information

Permit PB23-0685 on 09/29/2023 for \$0 category REROOF.

Physical Property Characteristics

2025 S.E.V.:	138,200	2025 Taxable:	132,100	Lot Dimensions:	
2024 S.E.V.:	132,100	2024 Taxable:	132,100	Acreage:	10.00
Zoning:		Land Value:	55,000	Frontage:	0.0
PRE:	100.000	Land Impr. Value:	4,202	Average Depth:	0.0

Improvement Data

of Residential Buildings: 1
Year Built: 1997
Occupancy: Single Family
Class: C+10
Style: 1 STORY
Exterior: Wood Siding
% Good (Physical): 79
Heating System: Forced Air w/ Ducts
Electric - Amps Service: 0
of Bedrooms: 0
Full Baths: 2 Half Baths: 0
Floor Area: 1,152
Ground Area: 1,152
Garage Area: 624
Basement Area: 1,152
Basement Walls:
Estimated TCV: 217,183

Real Estate Summary Sheet

Information herein deemed reliable but not guaranteed

11/24/2024 10:10 AM

Parcel:	06 031 200 011 31 5 3	Current Class:	401.RESIDENTIAL-IMPROVED
Owner's Name:	LEHMAN, BROCK T	Previous Class:	401.RESIDENTIAL-IMPROVED
Property Address:	6660 N BUNN RD JONESVILLE, MI 49250	Taxable Status	TAXABLE
Liber/Page:	1858/0237	Prev. Taxable Stat	TAXABLE
Split:	/ /	Gov. Unit:	06 FAYETTE TWP
Public Impr.:	None	MAP #	10 N/A 11-02
Topography:	None	School:	30030 JONESVILLE COMMUNITY SCHOOLS
		Neighborhood:	RES RESIDENTIAL
Mailing Address:			
	LEHMAN, BROCK T		
	6660 N BUNN RD		
	JONESVILLE MI 49250		

Most Recent Sale Information

Sold on 09/18/2023 for 195,000 by GREENWALD, JAMES C.

Terms of Sale: 03-ARM'S LENGTH

Liber/Page: 1858/0237

Most Recent Permit Information

Permit PB02-0918 on 12/03/2002 for \$0 category BUILDING.

Physical Property Characteristics

2025 S.E.V.:	85,400	2025 Taxable:	84,000	Lot Dimensions:	
2024 S.E.V.:	84,000	2024 Taxable:	84,000	Acreage:	5.00
Zoning:		Land Value:	27,500	Frontage:	0.0
PRE:	100.000	Land Impr. Value:	0	Average Depth:	0.0

Improvement Data

of Residential Buildings: 1
Year Built: 0
Occupancy: Single Family
Class: CD
Style: 2 STORY
Exterior: Wood Siding
% Good (Physical): 60
Heating System: Forced Air w/ Ducts
Electric - Amps Service: 0
of Bedrooms: 0
Full Baths: 1 Half Baths: 0
Floor Area: 920
Ground Area: 920
Garage Area: 0
Basement Area: 920
Basement Walls:
Estimated TCV: 110,681

of Agricultural Buildings: 1
Estimated TCV: 32,631
Cmts:

Real Estate Summary Sheet

Information herein deemed reliable but not guaranteed

11/24/2024 10:10 AM

Parcel:	06 032 200 005 32 5 3	Current Class:	401.RESIDENTIAL-IMPROVED
Owner's Name:	CONDE, RONALD JR & DEBORAH KAY	Previous Class:	401.RESIDENTIAL-IMPROVED
Property Address:	3052 GENESEE RD JONESVILLE, MI 49250	Taxable Status	TAXABLE
Liber/Page:	1856/0893	Prev. Taxable Stat	TAXABLE
Split:	/ /	Gov. Unit:	06 FAYETTE TWP
Public Impr.:	Gravel Road, Electric, Gas	MAP #	13 N/A 08-29
Topography:	Rolling, Low	School:	30030 JONESVILLE COMMUNITY SCHOOLS
		Neighborhood:	RES RESIDENTIAL

Mailing Address:

CONDE, RONALD JR & DEBORAH KAY
3052 GENESEE RD
JONESVILLE MI 49250

Most Recent Sale Information

Sold on 08/21/2023 for 179,000 by SMITH DONALD & SUSAN.

Terms of Sale: 03-ARM'S LENGTH

Liber/Page: 1856/0893

Most Recent Permit Information

Permit PB04-0538 on 09/17/2004 for \$45,274 category NEW BUILDING.

Physical Property Characteristics

2025 S.E.V.:	80,000	2025 Taxable:	76,900	Lot Dimensions:	
2024 S.E.V.:	76,900	2024 Taxable:	76,900	Acreage:	3.00
Zoning:	R-1	Land Value:	16,500	Frontage:	0.0
PRE:	100.000	Land Impr. Value:	0	Average Depth:	0.0

Improvement Data

of Residential Buildings: 1
Year Built: 1993
Occupancy: Single Family
Class: C-5
Style: MODULAR
Exterior: Wood Siding
% Good (Physical): 68
Heating System: Forced Air w/ Ducts
Electric - Amps Service: 0
of Bedrooms: 0
Full Baths: 2 Half Baths: 0
Floor Area: 1,176
Ground Area: 1,176
Garage Area: 576
Basement Area: 0
Basement Walls:
Estimated TCV: 143,582

Real Estate Summary Sheet

Information herein deemed reliable but not guaranteed

11/24/2024 10:10 AM

Parcel: 06 035 200 022 35 5 3
Owner's Name: BOWERS, WAYNE JR & BECKY
Property Address: 1871 E CHICAGO RD
JONESVILLE, MI 49250
Liber/Page: 1873/0054
Split: / /
Public Impr.: None
Topography: None

Created: / /
Active: Active

Current Class: 401.RESIDENTIAL-IMPROVED
Previous Class: 401.RESIDENTIAL-IMPROVED
Taxable Status: TAXABLE
Prev. Taxable Stat: TAXABLE
Gov. Unit: 06 FAYETTE TWP
MAP #: 20 N/A 12-21
School: 30030 JONESVILLE COMMUNITY SCHOOLS
Neighborhood: RES RESIDENTIAL

Mailing Address:

BOWERS, WAYNE JR & BECKY
1871 E CHICAGO RD
JONESVILLE MI 49250

Most Recent Sale Information

Sold on 06/14/2024 for 126,000 by JOHNSTONE, JAMES M.

Terms of Sale: 03-ARM'S LENGTH

Liber/Page: 1873/0054

Most Recent Permit Information

Permit PB21-0205 on 04/12/2021 for \$1,684 category INTERIOR REMODEL.

Physical Property Characteristics

2025 S.E.V.:	80,300	2025 Taxable:	80,300	Lot Dimensions:	
2024 S.E.V.:	76,000	2024 Taxable:	55,918	Acreage:	1.04
Zoning:		Land Value:	28,291	Frontage:	161.7
PRE:	100.000	Land Impr. Value:	0	Average Depth:	280.0

Improvement Data

of Residential Buildings: 1
Year Built: 2001
Occupancy: Single Family
Class: C
Style: 1.5 STORY
Exterior: Wood Siding
% Good (Physical): 69
Heating System: Forced Air w/ Ducts
Electric - Amps Service: 0
of Bedrooms: 0
Full Baths: 1 Half Baths: 0
Floor Area: 768
Ground Area: 768
Garage Area: 480
Basement Area: 768
Basement Walls:
Estimated TCV: 132,320

Real Estate Summary Sheet

Information herein deemed reliable but not guaranteed

11/24/2024 10:10 AM

Parcel:	06 035 200 025 35 5 3	Current Class:	401.RESIDENTIAL-IMPROVED
Owner's Name:	DAGLOW FAMILY TRUST	Previous Class:	401.RESIDENTIAL-IMPROVED
Property Address:	6976 HALF MOON LAKE RD JONESVILLE, MI 49250	Taxable Status	TAXABLE
Liber/Page:	1824/0994	Prev. Taxable Stat	TAXABLE
Split:	/ /	Gov. Unit:	06 FAYETTE TWP
Public Impr.:	None	MAP #	18 N/A 09-11
Topography:	None	School:	30030 JONESVILLE COMMUNITY SCHOOLS
		Neighborhood:	RES RESIDENTIAL

Mailing Address:

DAGLOW FAMILY TRUST
6976 HALF MOON LAKE RD
JONESVILLE MI 49250

Most Recent Sale Information

Sold on 04/21/2022 for 175,000 by MANN, CONSTANCE SUE.

Terms of Sale: 03-ARM'S LENGTH

Liber/Page: 1824/0994

Most Recent Permit Information

Permit 2022-9277 on 09/28/2022 for \$23,473 category POLE BARN.

Physical Property Characteristics

2025 S.E.V.:	125,800	2025 Taxable:	114,395	Lot Dimensions:	
2024 S.E.V.:	122,000	2024 Taxable:	114,395	Acreage:	5.62
Zoning:		Land Value:	30,910	Frontage:	0.0
PRE:	0.000	Land Impr. Value:	0	Average Depth:	0.0

Improvement Data

of Residential Buildings: 1
Year Built: 1994
Occupancy: Single Family
Class: C+5
Style: MODULAR
Exterior: Wood Siding
% Good (Physical): 69
Heating System: Forced Heat & Cool
Electric - Amps Service: 0
of Bedrooms: 0
Full Baths: 2 Half Baths: 0
Floor Area: 1,400
Ground Area: 1,400
Garage Area: 576
Basement Area: 1,400
Basement Walls:
Estimated TCV: 202,394

of Agricultural Buildings: 1
Estimated TCV: 18,377
Cmts:

Fayette Residential Land Analysis

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$
06 006 400 012 06 6 3	5300 N BUNN RD	03/15/23	\$144,900	WD	03-ARM'S LENGTH	\$144,900
06 006 400 023 06 6 3	5462 N BUNN RD	06/08/23	\$353,000	WD	19-MULTI PARCEL ARM'S LENGTH	\$353,000
06 008 300 012 08 6 3	3840 BEAN RD	09/07/22	\$260,000	WD	03-ARM'S LENGTH	\$260,000
06 009 200 006 09 6 3	4900 HOMER RD	06/24/22	\$130,000	WD	03-ARM'S LENGTH	\$130,000
06 009 300 004 09 6 3	4364 BECK RD	12/05/22	\$135,000	WD	03-ARM'S LENGTH	\$135,000
06 009 300 010 09 6 3	4385 BECK RD	01/03/23	\$380,000	WD	03-ARM'S LENGTH	\$380,000
06 010 100 007 10 6 3	4551 HOMER RD	04/01/24	\$214,000	WD	03-ARM'S LENGTH	\$214,000
06 013 200 003 13 6 3	3740 MILNES RD	05/22/23	\$295,000	WD	03-ARM'S LENGTH	\$295,000
06 013 300 004 13 6 3	2060 MAUCK RD	07/07/22	\$341,000	WD	03-ARM'S LENGTH	\$341,000
06 013 400 003 13 6 3	2940 MAUCK RD	03/09/23	\$335,000	WD	03-ARM'S LENGTH	\$335,000
06 015 400 005 15 6 3	3420 N HILLSDALE RD	07/10/23	\$222,000	WD	03-ARM'S LENGTH	\$222,000
06 016 300 007 16 6 3	2757 TAYLOR RD	03/11/24	\$165,000	WD	03-ARM'S LENGTH	\$165,000
06 018 100 009 18 6 3	4865 BEAN RD	08/16/24	\$100,000	WD	03-ARM'S LENGTH	\$100,000
06 018 100 010 18 6 3	3911 N SAND LAKE RD	03/01/23	\$394,900	WD	03-ARM'S LENGTH	\$394,900
06 018 400 014 18 6 3	4190 FITZPATRICK RD	02/13/23	\$300,000	WD	03-ARM'S LENGTH	\$300,000
06 031 200 011 31 5 3	6660 N BUNN RD	09/18/23	\$195,000	WD	03-ARM'S LENGTH	\$195,000
06 032 100 020 32 5 3	JONESVILLE RD	05/05/22	\$45,000	WD	03-ARM'S LENGTH	\$45,000
06 032 200 005 32 5 3	3052 GENESEE RD	08/21/23	\$179,000	WD	03-ARM'S LENGTH	\$179,000
06 035 100 011 35 5 3	E CHICAGO RD	05/18/22	\$36,000	WD	03-ARM'S LENGTH	\$36,000
Totals:			\$4,224,800			\$4,224,800

Cur. Asmnt.	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF
\$72,500	50.03	\$145,003	\$4,352	\$4,455	0.0	0.0	0.81	0.81	#DIV/0!
\$153,900	43.60	\$348,263	\$96,851	\$51,557	0.0	0.0	10.00	2.00	#DIV/0!
\$68,100	26.19	\$136,249	\$151,251	\$27,500	0.0	0.0	5.00	5.00	#DIV/0!
\$90,900	69.92	\$181,727	(\$48,922)	\$2,805	0.0	0.0	0.51	0.51	#DIV/0!
\$90,800	67.26	\$181,618	(\$41,118)	\$5,500	0.0	0.0	1.00	1.00	#DIV/0!
\$213,600	56.21	\$427,239	\$62,761	\$110,000	0.0	0.0	20.00	20.00	#DIV/0!
\$88,100	41.17	\$176,179	\$65,321	\$27,500	0.0	0.0	5.00	5.00	#DIV/0!
\$149,200	50.58	\$298,307	\$4,063	\$7,370	0.0	0.0	1.34	1.34	#DIV/0!
\$202,800	59.47	\$405,519	(\$15,019)	\$49,500	0.0	0.0	10.00	10.00	#DIV/0!
\$157,200	46.93	\$314,459	\$48,041	\$27,500	0.0	0.0	5.00	5.00	#DIV/0!
\$101,700	45.81	\$203,370	\$24,130	\$5,500	0.0	0.0	1.32	1.32	#DIV/0!
\$87,300	52.91	\$174,636	\$23,525	\$33,161	221.1	76.0	0.39	0.39	\$106
\$27,500	27.50	\$55,000	\$100,000	\$55,000	0.0	0.0	10.00	10.00	#DIV/0!
\$187,300	47.43	\$374,522	\$69,878	\$49,500	0.0	0.0	10.00	10.00	#DIV/0!
\$140,200	46.73	\$280,417	\$74,583	\$55,000	0.0	0.0	10.00	10.00	#DIV/0!
\$86,400	44.31	\$172,867	\$49,633	\$27,500	0.0	0.0	5.00	5.00	#DIV/0!
\$23,500	52.22	\$47,025	\$45,000	\$47,025	0.0	0.0	8.55	8.55	#DIV/0!
\$81,400	45.47	\$162,748	\$32,752	\$16,500	0.0	0.0	3.00	3.00	#DIV/0!
\$11,100	30.83	\$22,110	\$36,000	\$22,110	0.0	0.0	4.02	4.02	#DIV/0!
\$2,033,500		\$4,107,258	\$783,082	\$624,983	221.1		110.94	102.94	
Sale. Ratio =>	48.13						Average		
Std. Dev. =>	11.51						per Net Acre=>	7,058.80	

Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Libert/Page	Other Parcels in Sale	Land Table	Class
\$5,373	\$0.12	0.00	RES 1846/0103			RESIDENTIAL	401
\$9,684	\$0.22	0.00	RES 1851/0808	06 006 400 022 06 6 3, 06 006 400 024 06 6 3		RESIDENTIAL	401
\$30,250	\$0.69	0.00	RES 1834/0806			RESIDENTIAL	401
(\$95,925)	(\$2.20)	0.00	RES 1831/0942			RESIDENTIAL	401
(\$41,118)	(\$0.94)	0.00	RES 1840/0899			RESIDENTIAL	401
\$3,138	\$0.07	0.00	RES 1841/1237			RESIDENTIAL	401
\$13,064	\$0.30	0.00	RES 1868/0933			RESIDENTIAL	401
\$3,032	\$0.07	0.00	RES 1850/0546			RESIDENTIAL	401
(\$1,502)	(\$0.03)	0.00	RES 1831/0754			RESIDENTIAL	401
\$9,608	\$0.22	0.00	RES 1845/0613			RESIDENTIAL	401
\$18,280	\$0.42	0.00	RES 1853/0474			RESIDENTIAL	401
\$60,946	\$1.40	221.07	RES 1867/0341			RESIDENTIAL	401
\$10,000	\$0.23	0.00	RES 1877/0211			RESIDENTIAL	402
\$6,988	\$0.16	0.00	RES 1846/0168			RESIDENTIAL	401
\$7,458	\$0.17	0.00	RES 1844/0053			RESIDENTIAL	401
\$9,927	\$0.23	0.00	RES 1858/0237			RESIDENTIAL	401
\$5,263	\$0.12	0.00	RES 1821/1156			RESIDENTIAL	402
\$10,917	\$0.25	0.00	RES 1856/0893			RESIDENTIAL	401
\$8,955	\$0.21	0.00	RES 1826/1170			RESIDENTIAL	402

Average
per SqFt=> \$0.16

Rate Group 1



GRAVEL RD

