

E.C.F.s for Neighborhood: 101 'AGRICULTURAL'

Style:	%Good:	100-91	90-81	80-71	70-61	60-51	50-0
1 STORY		1.010	1.010	1.010	1.010	1.010	1.010
1.25 STORY		1.010	1.010	1.010	1.010	1.010	1.010
1.5 STORY		1.010	1.010	1.010	1.010	1.010	1.010
1.75 STORY		1.010	1.010	1.010	1.010	1.010	1.010
2 STORY		1.010	1.010	1.010	1.010	1.010	1.010
BI/LEVEL		1.010	1.010	1.010	1.010	1.010	1.010
MOBILE		0.666	0.666	0.666	0.666	0.666	0.666
MOD/MANUF		0.666	0.666	0.666	0.666	0.666	0.666
SINGLE FAMILY		1.010	1.010	1.010	1.010	1.010	1.010

Town Homes/Duplexes: 1.000
Mobile Homes : 0.666
Agricultural Bldgs : 0.888
Commercial Bldgs : 1.000
Industrial Bldgs : 1.000

(Optional) Gross Rate Multipliers
A: 0.000
B: 0.000
C: 0.000
D: 0.000

E.C.F.s for Neighborhood: 201 'COMMERCIAL'

Residential : 0.676
Town Homes/Duplexes: 0.676
Mobile Homes : 0.676
Agricultural Bldgs : 0.676
Commercial Bldgs : 0.676
Industrial Bldgs : 0.676

(Optional) Gross Rate Multipliers
A: 0.000
B: 0.000
C: 0.000
D: 0.000

E.C.F.s for Neighborhood: 301 'INDUSTRIAL'

Residential : 0.777
Town Homes/Duplexes: 0.777
Mobile Homes : 0.777
Agricultural Bldgs : 0.777
Commercial Bldgs : 0.777
Industrial Bldgs : 0.777

(Optional) Gross Rate Multipliers
A: 0.000
B: 0.000
C: 0.000
D: 0.000

E.C.F.s for Neighborhood: 401WB 'WOODBROOK'

Style:	%Good:	100-91	90-81	80-71	70-61	60-51	50-0
1 STORY		0.837	0.837	0.837	0.837	0.837	0.837
1.25 STORY		0.837	0.837	0.837	0.837	0.837	0.837
1.5 STORY		0.837	0.837	0.837	0.837	0.837	0.837
1.75 STORY		0.837	0.837	0.837	0.837	0.837	0.837
2 STORY		0.837	0.837	0.837	0.837	0.837	0.837
BI/LEVEL		0.837	0.837	0.837	0.837	0.837	0.837
MOBILE		0.666	0.666	0.666	0.666	0.666	0.666
MOD/MANUF		0.888	0.888	0.888	0.888	0.888	0.888
SINGLE FAMILY		0.837	0.837	0.837	0.837	0.837	0.837

Town Homes/Duplexes: 1.000
 Mobile Homes : 0.666
 Agricultural Bldgs : 0.888
 Commercial Bldgs : 1.000
 Industrial Bldgs : 1.000

(Optional) Gross Rate Multipliers
 A: 0.000
 B: 0.000
 C: 0.000
 D: 0.000

E.C.F.s for Neighborhood: HGTS 'PAW PAW HEIGHTS'

Style:	%Good:	100-91	90-81	80-71	70-61	60-51	50-0
1 STORY		0.974	0.974	0.974	0.974	0.974	0.974
1.25 STORY		0.974	0.974	0.974	0.974	0.974	0.974
1.5 STORY		0.974	0.974	0.974	0.974	0.974	0.974
1.75 STORY		0.974	0.974	0.974	0.974	0.974	0.974
2 STORY		0.974	0.974	0.974	0.974	0.974	0.974
BI/LEVEL		0.974	0.974	0.974	0.974	0.974	0.974
MOBILE		0.666	0.666	0.666	0.666	0.666	0.666
MOD/MANUF		0.666	0.666	0.666	0.666	0.666	0.666
SINGLE FAMILY		0.974	0.974	0.974	0.974	0.974	0.974

Town Homes/Duplexes: 1.000
 Mobile Homes : 0.666
 Agricultural Bldgs : 0.888
 Commercial Bldgs : 1.000
 Industrial Bldgs : 1.000

(Optional) Gross Rate Multipliers
 A: 0.000
 B: 0.000
 C: 0.000
 D: 0.000

E.C.F.s for Neighborhood: PAW 'PAW PAW LAKE - LAKE FRONT'

Style:	%Good:	100-91	90-81	80-71	70-61	60-51	50-0
1 STORY		0.936	0.936	0.936	0.936	0.936	0.936
1.25 STORY		0.936	0.936	0.936	0.936	0.936	0.936
1.5 STORY		0.936	0.936	0.936	0.936	0.936	0.936
1.75 STORY		0.936	0.936	0.936	0.936	0.936	0.936
2 STORY		0.936	0.936	0.936	0.936	0.936	0.936
BI/LEVEL		0.936	0.936	0.936	0.936	0.936	0.936
MOBILE		0.666	0.666	0.666	0.666	0.666	0.666
MOD/MANUF		0.666	0.666	0.666	0.666	0.666	0.666
SINGLE FAMILY		0.936	0.936	0.936	0.936	0.936	0.936

Town Homes/Duplexes: 1.000
 Mobile Homes : 0.666
 Agricultural Bldgs : 0.888
 Commercial Bldgs : 1.000
 Industrial Bldgs : 1.000

(Optional) Gross Rate Multipliers
 A: 0.000
 B: 0.000
 C: 0.000
 D: 0.000

E.C.F.s for Neighborhood: PERS 'PERSONAL PROPERTY'

Style:	%Good:	100-91	90-81	80-71	70-61	60-51	50-0
1 STORY		1.000	1.000	1.000	1.000	1.000	1.000
1.5 STORY		1.000	1.000	1.000	1.000	1.000	1.000
1.75 STORY		1.000	1.000	1.000	1.000	1.000	1.000
2 STORY		1.000	1.000	1.000	1.000	1.000	1.000
MOD/MANUF		1.000	1.000	1.000	1.000	1.000	1.000
MOBILE		1.000	1.000	1.000	1.000	1.000	1.000
1.25 STORY		1.000	1.000	1.000	1.000	1.000	1.000
BI/LEVEL		1.000	1.000	1.000	1.000	1.000	1.000
SINGLE FAMILY		1.000	1.000	1.000	1.000	1.000	1.000

Town Homes/Duplexes: 1.000
Mobile Homes : 1.000
Agricultural Bldgs : 1.000
Commercial Bldgs : 1.000
Industrial Bldgs : 1.010

(Optional) Gross Rate Multipliers

A: 0.000
B: 0.000
C: 0.000
D: 0.000

E.C.F.s for Neighborhood: RR 1 'RURAL RES MATT SCH'

Style:	%Good:	100-91	90-81	80-71	70-61	60-51	50-0
1 STORY		1.010	1.010	1.010	1.010	1.010	1.010
1.25 STORY		1.010	1.010	1.010	1.010	1.010	1.010
1.5 STORY		1.010	1.010	1.010	1.010	1.010	1.010
1.75 STORY		1.010	1.010	1.010	1.010	1.010	1.010
2 STORY		1.010	1.010	1.010	1.010	1.010	1.010
BI/LEVEL		1.010	1.010	1.010	1.010	1.010	1.010
MOBILE		0.666	0.666	0.666	0.666	0.666	0.666
MOD/MANUF		0.666	0.666	0.666	0.666	0.666	0.666
SINGLE FAMILY		1.010	1.010	1.010	1.010	1.010	1.010

Town Homes/Duplexes: 1.000
Mobile Homes : 0.666
Agricultural Bldgs : 0.888
Commercial Bldgs : 1.000
Industrial Bldgs : 1.000

(Optional) Gross Rate Multipliers

A: 0.000
B: 0.000
C: 0.000
D: 0.000

E.C.F.s for Neighborhood: RR 2 'RURAL RES SCH & LAWTON SCH'

Style:	%Good:	100-91	90-81	80-71	70-61	60-51	50-0
1 STORY		1.010	1.010	1.010	1.010	1.010	1.010
1.25 STORY		1.010	1.010	1.010	1.010	1.010	1.010
1.5 STORY		1.010	1.010	1.010	1.010	1.010	1.010
1.75 STORY		1.010	1.010	1.010	1.010	1.010	1.010
2 STORY		1.010	1.010	1.010	1.010	1.010	1.010
BI/LEVEL		1.010	1.010	1.010	1.010	1.010	1.010
MOBILE		0.666	0.666	0.666	0.666	0.666	0.666
MOD/MANUF		0.666	0.666	0.666	0.666	0.666	0.666
SINGLE FAMILY		1.010	1.010	1.010	1.010	1.010	1.010

Town Homes/Duplexes: 1.000
Mobile Homes : 0.666
Agricultural Bldgs : 0.888
Commercial Bldgs : 1.000
Industrial Bldgs : 1.000

(Optional) Gross Rate Multipliers

A: 0.000
B: 0.000
C: 0.000
D: 0.000

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Neighborhoods Used: PAW.PAW PAW LAKE - LAKE FRONT

10012 W TU AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
13-05-101-014	12/04/2020 PAW	401	210,000	132,536	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	SINGLE FAMILY	45	77,464	46,333	1.672

10042 W TU AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
13-06-226-041	04/24/2020 PAW	401	223,100	115,117	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	SINGLE FAMILY	59	107,983	99,845	1.082

9988 W TU AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
13-05-101-040	07/25/2017 PAW	401	185,000	91,045	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	SINGLE FAMILY	60	93,955	94,713	0.992

9860 BEECH BAY DR

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
13-05-105-110	06/15/2017 PAW	401	575,000	117,121	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	SINGLE FAMILY	76	457,879	546,608	0.838

Neighborhoods Used: 101 - AGRICULTURAL, RR 1 - RURAL RES MATT SCH, RR 2 - RURAL RES SCH & LAWTON SCH

10482 W W AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-18-455-010 02/04/2021 RR 2 401 247,500 99,401
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25 STORY 63 147,379 150,432 0.980
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 720 735 0.980

11538 S 8TH ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-03-426-040 12/11/2020 RR 2 401 150,000 36,481
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family SINGLE FAMILY 58 108,728 93,105 1.168
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 4791 4103 1.168

7020 W XY AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-27-276-028 12/11/2020 RR 2 401 122,000 39,097
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.5 STORY 45 82,903 86,659 0.957

7071 W VW AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-15-430-050 12/08/2020 RR 2 401 77,000 32,666
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family SINGLE FAMILY 51 39,560 68,628 0.576
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 4774 8281 0.576

8701 W W AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-21-126-012 11/24/2020 RR 2 401 310,000 70,496
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 59 226,971 242,752 0.935
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 12533 13405 0.935

6778 W XY AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-26-151-010 10/30/2020 RR 2 401 171,000 102,474
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.5 STORY 62 68,526 150,270 0.456

13104 S 2ND ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-18-226-016 10/29/2020 RR 1 401 180,000 51,255
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.5 STORY 75 121,896 148,288 0.822
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 6849 8332 0.822

7020 W XY AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-27-276-029 10/06/2020 RR 2 001 139,900 69,692
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.5 STORY 45 70,208 86,659 0.810

7020 W XY AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-27-276-028 10/06/2020 RR 2 401 139,900 39,097
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.5 STORY 45 100,803 86,659 1.163

14306 S 6TH ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-21-251-011 10/02/2020 RR 2 401 288,500 51,743
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 71 236,757 173,645 1.363

8798 W XY AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-28-151-036 09/24/2020 RR 2 001 295,000 98,365
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 82 179,169 220,524 0.812
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 17466 21498 0.812

!!MULTI-PARCEL SALE!!

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Neighborhoods Used: 101 - AGRICULTURAL, RR 1 - RURAL RES MATT SCH, RR 2 - RURAL RES SCH & LAWTON SCH

7953 W U AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-10-101-015 05/29/2019 RR 2 401 230,000 34,037
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family SINGLE FAMILY 64 172,807 163,018 1.060
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 23156 21845 1.060

14937 S 4TH ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-21-351-016 05/17/2019 RR 2 401 343,000 82,267
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 74 260,733 233,249 1.118

7888 W U AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-03-360-016 04/23/2019 RR 2 401 178,500 42,360
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family SINGLE FAMILY 54 124,591 117,073 1.064
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 11549 10852 1.064

10489 W TU AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-06-251-010 04/15/2019 RR 1 401 146,000 25,593
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family SINGLE FAMILY 51 120,407 111,913 1.076

Neighborhoods Used: 101 - AGRICULTURAL, RR 1 - RURAL RES MATT SCH, RR 2 - RURAL RES SCH & LAWTON SCH

7071 W VW AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-15-430-050 12/08/2020 RR 2 401 77,000 32,666
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family SINGLE FAMILY 51 39,560 68,628 0.576
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 4774 8281 0.576

8701 W W AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-21-126-012 11/24/2020 RR 2 401 310,000 70,496
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 59 226,971 242,752 0.935
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 12533 13405 0.935

6778 W XY AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-26-151-010 10/30/2020 RR 2 401 171,000 102,474
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.5 STORY 62 68,526 150,270 0.456

13104 S 2ND ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-18-226-016 10/29/2020 RR 1 401 180,000 51,255
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.5 STORY 75 121,896 148,288 0.822
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 6849 8332 0.822

7020 W XY AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-27-276-029 10/06/2020 RR 2 001 139,900 69,692
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.5 STORY 45 70,208 86,659 0.810

8798 W XY AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-28-151-036 09/24/2020 RR 2 001 295,000 98,365
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 82 179,169 220,524 0.812
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 17466 21498 0.812

!!MULTI-PARCEL SALE!!

8798 W XY AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-28-151-032 09/24/2020 RR 2 401 295,000 83,215
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 79 192,325 212,460 0.905
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 19460 21498 0.905

!!MULTI-PARCEL SALE!!

W XY AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-27-276-018 08/13/2020 RR 2 401 45,000 37,445
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 7555 6205 1.218

10220 W Z AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-31-476-040 06/18/2020 RR 2 401 154,000 67,192
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family MOD/MANUF 70 86,808 165,766 0.524

6234 W XY AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-26-276-010 11/06/2019 RR 2 401 119,900 41,247
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 54 78,653 131,972 0.596

6594 W U AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-02-376-017 10/17/2019 RR 2 401 291,000 78,225
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family SINGLE FAMILY 72 212,775 226,990 0.937

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Neighborhoods Used: 101 - AGRICULTURAL, RR 1 - RURAL RES MATT SCH, RR 2 - RURAL RES SCH & LAWTON SCH

7938 W VW AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-15-155-010 10/16/2019 RR 2 101 530,000 343,143
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family SINGLE FAMILY 67 128,430 268,687 0.478
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 58427 122234 0.478

!!MULTI-PARCEL SALE!!

7636 W W AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-15-376-030 09/13/2019 RR 2 401 155,000 61,235
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family MOD/MANUF 74 93,765 158,723 0.591

!!MULTI-PARCEL SALE!!

6767 W YZ AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-35-301-019 07/24/2019 RR 2 401 190,000 60,075
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.75 STORY 74 121,233 137,609 0.881
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 8692 9867 0.881

7020 W XY AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-27-276-010 06/14/2019 RR 2 001 190,000 127,205
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.5 STORY 45 62,795 86,659 0.725

!!MULTI-PARCEL SALE!!

Neighborhoods Used: 101 - AGRICULTURAL, RR 1 - RURAL RES MATT SCH, RR 2 - RURAL RES SCH & LAWTON SCH

10482 W W AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-18-455-010 02/04/2021 RR 2 401 247,500 99,401
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25 STORY 63 147,379 150,432 0.980
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 720 735 0.980

11538 S 8TH ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-03-426-040 12/11/2020 RR 2 401 150,000 36,481
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family SINGLE FAMILY 58 108,728 93,105 1.168
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 4791 4103 1.168

7020 W XY AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-27-276-028 12/11/2020 RR 2 401 122,000 39,097
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.5 STORY 45 82,903 86,659 0.957

7071 W VW AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-15-430-050 12/08/2020 RR 2 401 77,000 32,666
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family SINGLE FAMILY 51 39,560 68,628 0.576
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 4774 8281 0.576

8701 W W AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-21-126-012 11/24/2020 RR 2 401 310,000 70,496
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 59 226,971 242,752 0.935
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 12533 13405 0.935

13104 S 2ND ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-18-226-016 10/29/2020 RR 1 401 180,000 51,255
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.5 STORY 75 121,896 148,288 0.822
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 6849 8332 0.822

7020 W XY AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-27-276-029 10/06/2020 RR 2 001 139,900 69,692
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.5 STORY 45 70,208 86,659 0.810

7020 W XY AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-27-276-028 10/06/2020 RR 2 401 139,900 39,097
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.5 STORY 45 100,803 86,659 1.163

8798 W XY AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-28-151-036 09/24/2020 RR 2 001 295,000 98,365
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 82 179,169 220,524 0.812
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 17466 21498 0.812

!!MULTI-PARCEL SALE!!

8798 W XY AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-28-151-032 09/24/2020 RR 2 401 295,000 83,215
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 79 192,325 212,460 0.905
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 19460 21498 0.905

!!MULTI-PARCEL SALE!!

Neighborhoods Used: 101 - AGRICULTURAL, RR 1 - RURAL RES MATT SCH, RR 2 - RURAL RES SCH & LAWTON SCH

7221 W VW AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-15-401-030 09/21/2020 RR 2 401 308,700 73,775
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family SINGLE FAMILY 51 227,533 221,185 1.029
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 7392 7186 1.029

W VW AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-16-401-005 08/25/2020 RR 2 402 310,000 72,299
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family SINGLE FAMILY 35 224,038 233,914 0.958
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 13663 14265 0.958

!!MULTI-PARCEL SALE!!

8405 W VW AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-16-401-012 08/25/2020 RR 2 401 310,000 72,299
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family SINGLE FAMILY 71 224,038 233,914 0.958
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 13663 14265 0.958

!!MULTI-PARCEL SALE!!

11386 S 2ND ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-06-276-016 08/25/2020 RR 1 401 359,900 102,538
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family SINGLE FAMILY 67 244,940 247,738 0.989
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 12422 12563 0.989

W XY AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-27-276-018 08/13/2020 RR 2 401 45,000 37,445
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 7555 6205 1.218

14987 S 1ST ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-19-451-019 08/07/2020 RR 2 401 205,000 51,380
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 60 153,620 124,183 1.237

14151 S VAN KAL
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-19-101-009 04/09/2020 RR 2 401 190,000 36,935
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 65 153,065 150,042 1.020

9188 W V AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-08-476-040 03/23/2020 RR 2 401 392,000 97,189
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family SINGLE FAMILY 67 276,724 234,117 1.182
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 18087 15302 1.182

11192 S 8TH ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-03-280-012 03/06/2020 RR 2 001 410,000 116,977
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family SINGLE FAMILY 57 293,023 244,358 1.199

15775 S 2ND ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-29-355-010 02/05/2020 RR 2 401 225,000 85,115
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 62 120,346 105,457 1.141
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 19539 17121 1.141

15390 S 4TH ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-29-280-031 12/31/2019 RR 2 401 149,900 33,947
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family MOD/MANUF 71 115,953 120,993 0.958

Neighborhoods Used: 101 - AGRICULTURAL, RR 1 - RURAL RES MATT SCH, RR 2 - RURAL RES SCH & LAWTON SCH

13885 S 2ND ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
13-17-351-011	07/26/2019 RR 2	401	239,900	72,075	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	2 STORY	60	158,470	162,473	0.975
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.		
	9355	9591	0.975		

6767 W YZ AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
13-35-301-019	07/24/2019 RR 2	401	190,000	60,075	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.75 STORY	74	121,233	137,609	0.881
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.		
	8692	9867	0.881		

7020 W XY AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
13-27-276-010	06/14/2019 RR 2	001	190,000	127,205	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.5 STORY	45	62,795	86,659	0.725
!!MULTI-PARCEL SALE!!					

10417 W XY AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
13-30-401-015	05/31/2019 RR 2	401	359,400	85,437	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1 STORY	77	261,869	216,038	1.212
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.		
	12094	9977	1.212		

7953 W U AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
13-10-101-015	05/29/2019 RR 2	401	230,000	34,037	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	SINGLE FAMILY	64	172,807	163,018	1.060
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.		
	23156	21845	1.060		

14937 S 4TH ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
13-21-351-016	05/17/2019 RR 2	401	343,000	82,267	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1 STORY	74	260,733	233,249	1.118

7888 W U AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
13-03-360-016	04/23/2019 RR 2	401	178,500	42,360	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	SINGLE FAMILY	54	124,591	117,073	1.064
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.		
	11549	10852	1.064		

10489 W TU AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
13-06-251-010	04/15/2019 RR 1	401	146,000	25,593	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	SINGLE FAMILY	51	120,407	111,913	1.076

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DB: 2022 Prairie Ronde

Neighborhoods Used: 401WB.WOODBROOK

15784 PRAIRIE RONDE						
Parcel Number		** Valid Sale	** Class	AdjSalePrice	LandValue	
13-25-353-080		02/19/2021	401WB	401	636,000	77,481
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1 STORY	74	558,519	657,655	0.849	

16000 PRAIRIE RONDE						
Parcel Number		** Valid Sale	** Class	AdjSalePrice	LandValue	
13-36-140-151		10/20/2020	401WB	401	278,000	46,640
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1 STORY	71	231,360	294,296	0.786	

16379 PRAIRIE RONDE						
Parcel Number		** Valid Sale	** Class	AdjSalePrice	LandValue	
13-36-176-480		10/16/2020	401WB	401	270,000	35,748
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1 STORY	80	234,252	248,813	0.941	

16007 PRAIRIE RONDE						
Parcel Number		** Valid Sale	** Class	AdjSalePrice	LandValue	
13-36-140-130		10/08/2020	401WB	401	280,000	44,174
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	2 STORY	64	235,826	261,536	0.902	

15915 INDIAN VALLEY ST						
Parcel Number		** Valid Sale	** Class	AdjSalePrice	LandValue	
13-25-350-050		10/07/2020	401WB	401	449,000	82,704
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	2 STORY	75	366,296	467,646	0.783	

16413 PRAIRIE BROOK						
Parcel Number		** Valid Sale	** Class	AdjSalePrice	LandValue	
13-36-176-240		09/25/2020	401WB	401	258,000	51,704
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1 STORY	77	206,296	211,726	0.974	

16194 PRARIE RONDE						
Parcel Number		** Valid Sale	** Class	AdjSalePrice	LandValue	
13-36-140-260		09/18/2020	401WB	401	299,613	51,843
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1 STORY	77	247,770	254,116	0.975	

16025 PRAIRIE RONDE						
Parcel Number		** Valid Sale	** Class	AdjSalePrice	LandValue	
13-36-140-120		09/14/2020	401WB	401	357,000	84,893
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	2 STORY	72	272,107	335,302	0.812	

16468 PRAIRIE BROOK						
Parcel Number		** Valid Sale	** Class	AdjSalePrice	LandValue	
13-36-176-120		08/13/2020	401WB	401	254,000	102,660
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1 STORY	62	151,340	171,324	0.883	
!!MULTI-PARCEL SALE!!						

16055 PRAIRIE RONDE						
Parcel Number		** Valid Sale	** Class	AdjSalePrice	LandValue	
13-36-140-110		07/22/2020	401WB	401	363,200	44,935
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	2 STORY	71	318,265	326,990	0.973	

5939 SUNSHINE AVE						
Parcel Number		** Valid Sale	** Class	AdjSalePrice	LandValue	
13-36-103-140		07/08/2020	401WB	401	295,900	40,202
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1 STORY	77	255,698	268,718	0.952	

6038 DEER RUN						
Parcel Number		** Valid Sale	** Class	AdjSalePrice	LandValue	
13-35-235-020		06/12/2020	401WB	401	315,000	42,514
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1 STORY	79	272,486	346,475	0.786	

6016 SUNSHINE AVE						
Parcel Number		** Valid Sale	** Class	AdjSalePrice	LandValue	
13-35-235-240		06/08/2020	401WB	401	375,000	44,080
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1 STORY	96	330,920	396,389	0.835	

Neighborhoods Used: 401WB.WOODBROOK

15866 SILO ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-25-375-160 01/27/2020 401WB 401 379,900 39,033
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 95 340,867 365,639 0.932

5756 WOODBROOK
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-25-353-170 01/17/2020 401WB 401 277,000 43,050
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 74 233,950 324,220 0.722

16201 PRAIRIE RONDE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-36-140-030 11/08/2019 401WB 401 274,500 46,385
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 69 228,115 211,863 1.077

15784 PRAIRIE RONDE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-25-353-080 10/30/2019 401WB 401 480,000 77,481
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 74 402,519 657,655 0.612

16298 PRAIRIE BROOK
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-36-176-010 10/04/2019 401WB 402 238,000 75,545
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 36 162,455 186,762 0.870
!!MULTI-PARCEL SALE!!

15985 PRAIRIE RONDE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-36-140-140 09/06/2019 401WB 401 327,000 47,504
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 76 279,496 362,212 0.772

16340 PRAIRIE BROOK
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-36-176-045 07/31/2019 401WB 401 157,100 37,045
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 67 120,055 158,405 0.758

16066 GRAZENVIEW ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-35-235-290 06/28/2019 401WB 401 379,900 54,511
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 96 325,389 398,388 0.817

6307 DEER RUN
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-35-235-480 05/08/2019 401WB 401 400,000 78,344
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 79 321,656 395,692 0.813
!!MULTI-PARCEL SALE!!

16136 FARMSTONE ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-35-235-430 05/08/2019 401WB 402 400,000 78,344
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 39 321,656 395,692 0.813
!!MULTI-PARCEL SALE!!

6307 DEER RUN
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-35-235-480 04/30/2019 401WB 401 400,000 44,954
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 79 355,046 395,692 0.897

Neighborhoods Used: 101 - AGRICULTURAL, RR 1 - RURAL RES MATT SCH, RR 2 - RURAL RES SCH & LAWTON SCH

10482 W W AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-18-455-010 02/04/2021 RR 2 401 247,500 99,401
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25 STORY 63 147,379 150,432 0.980
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 720 735 0.980

11538 S 8TH ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-03-426-040 12/11/2020 RR 2 401 150,000 36,481
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family SINGLE FAMILY 58 108,728 93,105 1.168
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 4791 4103 1.168

7020 W XY AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-27-276-028 12/11/2020 RR 2 401 122,000 39,097
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.5 STORY 45 82,903 86,659 0.957

7071 W VW AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-15-430-050 12/08/2020 RR 2 401 77,000 32,666
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family SINGLE FAMILY 51 39,560 68,628 0.576
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 4774 8281 0.576

8701 W W AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-21-126-012 11/24/2020 RR 2 401 310,000 70,496
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 59 226,971 242,752 0.935
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 12533 13405 0.935

6778 W XY AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-26-151-010 10/30/2020 RR 2 401 171,000 102,474
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.5 STORY 62 68,526 150,270 0.456

13104 S 2ND ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-18-226-016 10/29/2020 RR 1 401 180,000 51,255
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.5 STORY 75 121,896 148,288 0.822
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 6849 8332 0.822

7020 W XY AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-27-276-029 10/06/2020 RR 2 001 139,900 69,692
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.5 STORY 45 70,208 86,659 0.810

7020 W XY AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-27-276-028 10/06/2020 RR 2 401 139,900 39,097
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.5 STORY 45 100,803 86,659 1.163

14306 S 6TH ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-21-251-011 10/02/2020 RR 2 401 288,500 51,743
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 71 236,757 173,645 1.363

8798 W XY AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-28-151-036 09/24/2020 RR 2 001 295,000 98,365
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 82 179,169 220,524 0.812
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 17466 21498 0.812

!!MULTI-PARCEL SALE!!

11/22/2021
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Neighborhoods Used: 101 - AGRICULTURAL, RR 1 - RURAL RES MATT SCH, RR 2 - RURAL RES SCH & LAWTON SCH

7953 W U AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-10-101-015 05/29/2019 RR 2 401 230,000 34,037
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family SINGLE FAMILY 64 172,807 163,018 1.060
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 23156 21845 1.060

14937 S 4TH ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-21-351-016 05/17/2019 RR 2 401 343,000 82,267
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 74 260,733 233,249 1.118

7888 W U AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-03-360-016 04/23/2019 RR 2 401 178,500 42,360
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family SINGLE FAMILY 54 124,591 117,073 1.064
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 11549 10852 1.064

10489 W TU AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
13-06-251-010 04/15/2019 RR 1 401 146,000 25,593
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family SINGLE FAMILY 51 120,407 111,913 1.076

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DB: 2022 Prairie Ronde

Neighborhoods Used: HGTS.PAW PAW HEIGHTS

9825 RAINBOW RIDGE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
13-05-105-031	05/22/2020 HGTS	401	345,000	49,134	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	SINGLE FAMILY	74	295,866	381,817	0.775

11250 PAW PAW HEIGHTS

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
13-05-105-100	04/16/2020 HGTS	401	350,000	57,365	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	SINGLE FAMILY	82	292,635	255,119	1.147

!!MULTI-PARCEL SALE!!

11227 PAW PAW HEIGHTS

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
13-05-105-011	08/01/2019 HGTS	401	260,000	43,741	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	SINGLE FAMILY	78	216,259	240,935	0.898

11250 PAW PAW HEIGHTS

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
13-05-105-100	07/19/2017 HGTS	401	339,000	43,676	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	SINGLE FAMILY	84	295,324	251,176	1.176

!!MULTI-PARCEL SALE!!

04:07 PM

DB: 2022 Prairie Ronde

Neighborhoods Used: RR 2.RURAL RES SCH & LAWTON SCH

W VW AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
13-16-401-005	08/25/2020 RR 2	402	310,000	72,299	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	SINGLE FAMILY	35	224,038	233,914	0.958
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.		
	13663	14265	0.958		

!!MULTI-PARCEL SALE!!

8405 W VW AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
13-16-401-012	08/25/2020 RR 2	401	310,000	72,299	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	SINGLE FAMILY	71	224,038	233,914	0.958
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.		
	13663	14265	0.958		

!!MULTI-PARCEL SALE!!

W XY AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
13-27-276-018	08/13/2020 RR 2	401	45,000	37,445
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.	
	7555	6205	1.218	

10220 W Z AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
13-31-476-040	06/18/2020 RR 2	401	154,000	67,192	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	MOD/MANUF	70	86,808	165,766	0.524

14151 S VAN KAL

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
13-19-101-009	04/09/2020 RR 2	401	190,000	36,935	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1 STORY	65	153,065	150,042	1.020

9188 W V AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
13-08-476-040	03/23/2020 RR 2	401	392,000	97,189	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	SINGLE FAMILY	67	276,724	234,117	1.182
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.		
	18087	15302	1.182		

11192 S 8TH ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
13-03-280-012	03/06/2020 RR 2	001	410,000	116,977	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	SINGLE FAMILY	57	293,023	244,358	1.199

15775 S 2ND ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
13-29-355-010	02/05/2020 RR 2	401	225,000	85,115	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	2 STORY	62	120,346	105,457	1.141
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.		
	19539	17121	1.141		

15390 S 4TH ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
13-29-280-031	12/31/2019 RR 2	401	149,900	33,947	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	MOD/MANUF	71	115,953	120,993	0.958

9577 W XY AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
13-29-330-056	12/06/2019 RR 2	401	280,000	66,421	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1 STORY	72	207,463	206,295	1.006
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.		
	6116	6082	1.006		

14610 S 8TH ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
13-22-426-017	11/22/2019 RR 2	401	185,000	45,602	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1 STORY	70	139,398	131,229	1.062

04:07 PM

DB: 2022 Prairie Ronde

Neighborhoods Used: RR 2.RURAL RES SCH & LAWTON SCH

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
6234 W XY AVE	11/06/2019	RR 2	401	119,900
13-26-276-010	11/06/2019	RR 2	401	119,900
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1 STORY	54	78,653	131,972
				E.C.F.
				0.596

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
6594 W U AVE	10/17/2019	RR 2	401	291,000
13-02-376-017	10/17/2019	RR 2	401	291,000
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	SINGLE FAMILY	72	212,775	226,990
				E.C.F.
				0.937

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
7938 W VW AVE	10/16/2019	RR 2	101	530,000
13-15-155-010	10/16/2019	RR 2	101	530,000
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	SINGLE FAMILY	67	128,430	268,687
				E.C.F.
				0.478
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.	
	58427	122234	0.478	

!!MULTI-PARCEL SALE!!

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
10581 W XY AVE	10/08/2019	RR 2	401	312,500
13-30-326-020	10/08/2019	RR 2	401	312,500
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1 STORY	75	186,795	175,854
				E.C.F.
				1.062
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.	
	31531	29684	1.062	

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
15219 S 6TH ST	09/27/2019	RR 2	401	360,000
13-27-101-005	09/27/2019	RR 2	401	360,000
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	2 STORY	76	280,930	287,108
				E.C.F.
				0.978
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.	
	11118	11362	0.978	

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
11583 S 8TH ST	09/17/2019	RR 2	401	235,000
13-02-301-020	09/17/2019	RR 2	401	235,000
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	SINGLE FAMILY	58	188,659	170,094
				E.C.F.
				1.109
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.	
	9950	8970	1.109	

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
7636 W W AVE	09/13/2019	RR 2	401	155,000
13-15-376-030	09/13/2019	RR 2	401	155,000
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	MOD/MANUF	74	93,765	158,723
				E.C.F.
				0.591

!!MULTI-PARCEL SALE!!

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
13885 S 2ND ST	07/26/2019	RR 2	401	239,900
13-17-351-011	07/26/2019	RR 2	401	239,900
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	2 STORY	60	158,470	162,473
				E.C.F.
				0.975
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.	
	9355	9591	0.975	

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
6767 W YZ AVE	07/24/2019	RR 2	401	190,000
13-35-301-019	07/24/2019	RR 2	401	190,000
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1.75 STORY	74	121,233	137,609
				E.C.F.
				0.881
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.	
	8692	9867	0.881	

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
7020 W XY AVE	06/14/2019	RR 2	001	190,000
13-27-276-010	06/14/2019	RR 2	001	190,000
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1.5 STORY	45	62,795	86,659
				E.C.F.
				0.725

!!MULTI-PARCEL SALE!!

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
7953 W U AVE	05/29/2019	RR 2	401	230,000
13-10-101-015	05/29/2019	RR 2	401	230,000
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	SINGLE FAMILY	64	172,807	163,018
				E.C.F.
				1.060
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.	
	23156	21845	1.060	

Neighborhoods Used: RR 2.RURAL RES SCH & LAWTON SCH

14937 S 4TH ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
13-21-351-016	05/17/2019 RR 2	401	343,000	82,267	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1 STORY	74	260,733	233,249	1.118

7888 W U AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
13-03-360-016	04/23/2019 RR 2	401	178,500	42,360	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	SINGLE FAMILY	54	124,591	117,073	1.064
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.		
	11549	10852	1.064		

Neighborhoods Used: RR 1.RURAL RES MATT SCH

13104 S 2ND ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
13-18-226-016	10/29/2020 RR 1	401	180,000	51,255	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.5 STORY	75	121,896	148,288	0.822
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.		
	6849	8332	0.822		

11386 S 2ND ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
13-06-276-016	08/25/2020 RR 1	401	359,900	102,538	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	SINGLE FAMILY	67	244,940	247,738	0.989
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.		
	12422	12563	0.989		

9681 W V AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
13-17-126-011	11/12/2019 RR 1	401	285,000	69,789	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1 STORY	66	206,692	214,226	0.965
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.		
	8519	8829	0.965		

10489 W TU AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
13-06-251-010	04/15/2019 RR 1	401	146,000	25,593	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	SINGLE FAMILY	51	120,407	111,913	1.076

Commercial
ECF Analysis

ECF =	0.676
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SALE DATE	LIBER & PAGE	PARCEL NUMBER	SALES PRICE	TERMS OF SALE	LAND TCV	IMP. TCV	LAND & IMP. TCV	RES BLDG TCV	AG BLDG TCV	COM. & IND. BLDG TCV	TOTAL BLDG TCV	SALES RESIDUAL BLDGS TCV	RATIO OF SALE TO APPRAISAL
10/8/2019	19-030925	08-18-301-180	110,000	03-ARM'S LENGTH	32,325	26,671	58,996	0	0	157,640	157,640	51,004	0.32
9/27/2019	19-029876	03-22-226-090	150,000	03-ARM'S LENGTH	7,708	512	8,220	0	0	358,714	358,714	141,780	0.4
6/26/2020	20-023398	14-13-192-293	160,000	03-ARM'S LENGTH	14,242	17,025	31,267	0	0	262,829	262,829	128,733	0.49
9/1/2020	20-029501	04-20-340-021	650,000	03-ARM'S LENGTH	127,701	61,862	189,563	0	0	773,743	773,743	460,437	0.6
9/24/2020	20-034298	14-07-455-016	350,000	03-ARM'S LENGTH	61,046	26,853	87,899	0	0	410,599	410,599	262,101	0.64
2/21/2020	20-017476	02-08-426-016	140,000	03-ARM'S LENGTH	19,460	4,194	23,654	0	0	173,681	173,681	116,346	0.67
3/1/2021	21-011744	12-02-110-044	111,800	03-ARM'S LENGTH	16,680	11,395	28,075	0	0	122,686	122,686	83,725	0.68
6/12/2019	19-019552	06-02-110-280	85,000	03-ARM'S LENGTH	19,903	14,535	34,438	0	0	72,159	72,159	50,562	0.7
10/19/2020	20-037937	14-18-402-101	134,800	03-ARM'S LENGTH	16,788	10,744	27,532	0	0	140,402	140,402	107,268	0.76
6/26/2019	19-019272	03-14-155-001	280,000	03-ARM'S LENGTH	36,064	20,743	56,807	0	0	291,607	291,607	223,193	0.77
4/29/2019	19-013204	03-15-276-013	218,250	03-ARM'S LENGTH	86,076	9,600	95,676	0	0	145,007	145,007	122,574	0.85
2/26/2020	20-007014	14-18-382-170	130,000	03-ARM'S LENGTH	3,438	276	3,714	0	0	144,982	144,982	126,286	0.87
3/25/2021	21-016037	14-13-426-011	380,000	03-ARM'S LENGTH	49,338	26,788	76,126	0	0	343,766	343,766	303,874	0.88
3/22/2021	21-012815	03-14-155-007	530,000	03-ARM'S LENGTH	45,367	21,200	66,567	0	0	511,416	511,416	463,433	0.91

3,909,231	2,641,316
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ECF = 0.77

Industrial

ECF Analysis

SALE DATE	LIBER & PAGE	PARCEL NUMBER	CONFIRME TERMS		LAND TCV	IMP. TCV	LAND & IMP. TCV	RES BLDG TCV	AG BLDG TCV	COM. & IND. BLDG TCV	TOTAL BLDG TCV	SALES RESIDUAL BLDGS TCV	RATIO OF SALE TO APPRAISAL
			SALES PRICE	OF SALE									
12/30/2020	21-007800	06-08-410-011	310,000	03-ARM'S LENGTH	43,801	18,311	62,112	0	0	362,206	362,206	247,888	0.68
3/18/2021	21-012770	06-10-195-010	229,900	19-MULTI PARCEL ARM'S LENGTH	96,560	16,289	112,849	0	0	192,537	192,537	117,051	0.61
9/30/2020	20-037326	06-15-256-030	530,000	03-ARM'S LENGTH	36,176	41,151	77,327	0	0	476,264	476,264	452,673	0.95
7/13/2020	20-023502	14-06-455-011	300,000	03-ARM'S LENGTH	81,056	10,586	91,642	0	0	286,472	286,472	208,358	0.73
10/8/2020	20-039341	14-20-105-009	300,000	19-MULTI PARCEL ARM'S LENGTH	133,634	5,751	139,385	0	0	207,404	207,404	160,615	0.77
3/12/2021	21-018336	14-13-180-090	170,000	19-MULTI PARCEL ARM'S LENGTH	42,704	0	42,704	0	0	147,632	147,632	127,296	0.86
8/22/2019	19-026020	01-13-476-055	450,000	03-ARM'S LENGTH	45,696	26,762	72,458	0	0	293,982	293,982	377,542	1.28
6/20/2019	19-020468	02-21-101-030	175,000	03-ARM'S LENGTH	79,696	14,872	94,568	0	0	78,339	78,339	80,432	1.03
5/13/2019	19-014856	05-34-185-020	360,000	03-ARM'S LENGTH	213,635	22,798	236,433	0	0	269,197	269,197	123,567	0.46
9/11/2019	19-027679	05-34-185-035	675,000	03-ARM'S LENGTH	199,595	40,652	240,247	0	0	692,449	692,449	434,753	0.63
12/11/2019	19-037246	06-22-238-017	650,000	19-MULTI PARCEL ARM'S LENGTH	32,640	16,366	49,006	0	0	723,737	723,737	600,994	0.83
6/12/2019	19-022592	10-00013-020-D	500,000	03-ARM'S LENGTH	80,546	60,087	140,633	0	0	625,477	625,477	359,367	0.57
7/3/2019	19-020242	10-00026-066-O	250,000	03-ARM'S LENGTH	36,363	20,146	56,509	0	0	181,261	181,261	193,491	1.07

4,536,957 3,484,027