

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$
14-010-170-011-00	21557 LAKE ST	06/01/21	\$489,000	WD	03-ARM'S LENGTH	\$469,000
14-010-170-016-00	62543 TULIP TREE	08/26/21	\$545,000	WD	03-ARM'S LENGTH	\$535,000
14-010-170-017-00	62551 TULIP TREE LN	07/02/20	\$378,500	WD	03-ARM'S LENGTH	\$380,000
14-010-170-020-00	TULIP TREE LN	10/19/20	\$145,000	WD	03-ARM'S LENGTH	\$145,000
14-010-170-021-00	62625 TULIP TREE LN	10/19/20	\$335,000	WD	03-ARM'S LENGTH	\$335,000
<b>Totals:</b>			<b>\$1,892,500</b>			<b>\$1,864,000</b>

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Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Total Acres	Dollars/FF
\$542,903	\$119,372	\$193,275	75.0	0.00	\$1,592
\$356,152	\$269,043	\$90,195	50.0	0.00	\$5,381
\$509,597	\$31,466	\$161,063	62.5	0.00	\$503
\$144,956	\$145,000	\$144,956	56.3	0.00	\$2,578
\$398,691	\$128,796	\$192,487	74.5	0.00	\$1,729
<b>\$1,952,299</b>	<b>\$693,677</b>	<b>\$781,976</b>	<b>318.3</b>	<b>0.00</b>	
	<b>Average</b>				
	<b>per FF=&gt;</b>		<b>\$2,180</b>	<b>#REF!</b>	

**Actual Front**

75.00

50.00

62.50

56.25

74.50

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