

**2023 LAND SALES ANALYSIS: REINHARDT/GOETZ 2 YR 4/01/2020 - 3/31/2022**

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	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	Inspected Date	Class
100-025-400-070-00	5439 BAXMAN RD	05/26/21	\$168,000	WD	08-ESTATE	\$168,000	\$65,000	38.69	\$143,693	\$64,557	\$40,250	115.0	200.0	0.53	0.53	\$561	\$122,267	\$2.81	115.00	/GOTZ 202115838/202115835	9/17/2021	401	
100-G05-000-020-00	5405 MEADOWBROOK DR	02/12/21	\$130,000	WD	03-ARM'S LENGTH	\$130,000	\$77,100	59.31	\$154,308	\$10,692	\$35,000	100.0	155.0	0.36	0.36	\$107	\$30,034	\$0.69	100.00	O/NCG	202103293	5/14/2021	401
100-G05-000-035-00	2693 ROYAL OAK DR	10/26/20	\$150,000	WD	03-ARM'S LENGTH	\$150,000	\$81,400	54.27	\$160,569	\$18,831	\$29,400	105.0	229.0	0.55	0.55	\$179	\$34,114	\$0.78	105.00	O/NCG 202016237/202016236	6/9/2021	401	
100-G05-000-047-00	5414 BAXMAN RD	06/09/20	\$75,900	WD	03-ARM'S LENGTH	\$75,900	\$52,300	68.91	\$100,787	\$3,113	\$28,000	100.0	167.0	0.38	0.38	\$31	\$8,128	\$0.19	100.00	O/NCG	202007778	2/11/2021	401
100-G05-000-047-00	5414 BAXMAN RD	02/03/21	\$111,000	WD	03-ARM'S LENGTH	\$111,000	\$52,300	47.12	\$100,787	\$38,213	\$28,000	100.0	167.0	0.38	0.38	\$382	\$99,773	\$2.29	100.00	O/NCG	202102059	2/11/2021	401
100-R05-000-004-00	5459 HARVEST CT	09/22/20	\$145,000	WD	03-ARM'S LENGTH	\$145,000	\$53,600	36.97	\$110,502	\$69,498	\$35,000	100.0	208.0	0.48	0.48	\$695	\$145,393	\$3.34	100.00	O/NCG	202013487	10/6/2020	401
100-R05-000-018-00	2819 SECURITY LANE	07/30/21	\$141,500	WD	03-ARM'S LENGTH	\$141,500	\$52,400	37.03	\$93,342	\$72,658	\$24,500	70.0	300.0	0.48	0.48	\$1,038	\$150,743	\$3.46	70.00	O/NCG	202113222	8/5/2021	401
100-R05-000-025-00	2804 SECURITY LANE	02/03/21	\$127,900	WD	03-ARM'S LENGTH	\$127,900	\$52,100	40.73	\$110,687	\$52,213	\$35,000	100.0	200.0	0.46	0.46	\$522	\$113,754	\$2.61	100.00	O/NCG	202102066	2/11/2021	401
100-R05-000-029-00	2834 SECURITY LANE	03/16/22	\$95,000	WD	03-ARM'S LENGTH	\$95,000	\$55,700	58.63	\$106,327	\$23,673	\$35,000	100.0	99.5	0.23	0.23	\$237	\$103,829	\$2.38	100.00	O/NCG	202203966	4/13/2022	401
100-R06-000-036-01	5457 HOMESTEAD LANE	11/03/20	\$155,000	WD	03-ARM'S LENGTH	\$155,000	\$75,900	48.97	\$156,752	\$26,598	\$28,350	81.0	162.0	0.30	0.30	\$328	\$88,365	\$2.03	81.00	O/NCG	202015849	11/12/2020	401
100-R06-000-045-00	2784 SPORTSMAN CT	06/23/20	\$120,000	WD	03-ARM'S LENGTH	\$120,000	\$51,000	42.50	\$104,667	\$50,333	\$35,000	100.0	165.0	0.38	0.38	\$503	\$132,805	\$3.05	100.00	O/NCG	202008355	7/21/2022	401
100-R06-000-047-00	5462 HOMESTEAD LANE	08/02/21	\$90,000	WD	03-ARM'S LENGTH	\$90,000	\$61,000	67.78	\$105,236	\$16,964	\$32,200	92.0	100.0	0.21	0.21	\$184	\$80,398	\$1.85	92.00	O/NCG	202113348	8/6/2021	401
100-R10-000-016-00	5421 MICHAEL DR	12/01/21	\$191,000	WD	03-ARM'S LENGTH	\$191,000	\$77,200	40.42	\$136,015	\$89,985	\$35,000	100.0	100.0	0.23	0.23	\$900	\$391,239	\$8.98	100.00	MA/CG	202120497	8/22/2022	401
100-R11-000-023-00	5455 EASY ST	10/29/21	\$187,500	OTH	08-ESTATE	\$187,500	\$75,700	40.37	\$136,244	\$105,699	\$54,443	183.0	141.8	0.71	0.71	\$578	\$148,038	\$3.40	110.00	MA/CG	202118652	3/18/2022	401
100-R11-000-035-00	5402 EASY ST	07/02/20	\$144,500	WD	03-ARM'S LENGTH	\$144,500	\$76,800	53.15	\$144,840	\$34,660	\$35,000	100.0	100.0	0.23	0.23	\$347	\$150,696	\$3.46	100.00	MA/CG	202008910	5/14/2021	401
100-R11-000-037-00	5422 EASY ST	10/13/20	\$174,900	WD	03-ARM'S LENGTH	\$174,900	\$78,400	44.83	\$147,959	\$61,941	\$35,000	100.0	100.0	0.23	0.23	\$619	\$269,309	\$6.18	100.00	MA/CG	202014934	10/27/2021	401
100-R15-000-002-00	2985 CADILLAC DR	03/30/21	\$138,000	WD	03-ARM'S LENGTH	\$138,000	\$65,200	47.25	\$122,688	\$46,812	\$31,500	90.0	120.0	0.25	0.25	\$520	\$188,758	\$4.33	90.00	MA/CG	202105407	7/13/2021	401
100-R15-000-006-00	2951 CADILLAC DR	07/06/20	\$96,000	WD	03-ARM'S LENGTH	\$96,000	\$49,500	51.56	\$95,893	\$31,607	\$31,500	90.0	120.0	0.25	0.25	\$351	\$127,448	\$2.93	90.00	MA/CG	202009005	7/28/2020	401
100-R15-000-010-00	2915 CADILLAC DR	01/20/21	\$88,000	WD	09-FAMILY	\$88,000	\$48,000	54.55	\$91,776	\$27,374	\$31,150	89.0	119.0	0.24	0.24	\$308	\$112,650	\$2.59	89.00	MA/CG	202101344	2/16/2021	401
100-R15-000-031-00	5677 MICHAEL DR	06/09/21	\$140,000	WD	03-ARM'S LENGTH	\$140,000	\$63,300	45.21	\$111,899	\$59,251	\$31,150	89.0	120.0	0.25	0.25	\$666	\$241,841	\$5.55	89.00	MA/CG	202110462	11/4/2021	401
100-R15-000-033-00	2934 CHRYSLER DR	09/09/21	\$161,500	WD	03-ARM'S LENGTH	\$161,500	\$56,700	35.11	\$98,708	\$93,942	\$31,150	89.0	120.0	0.25	0.25	\$1,056	\$383,437	\$8.80	89.00	MA/CG	202115630	9/13/2021	401
100-R15-000-045-00	2959 CONTINENTAL DR	11/23/21	\$136,000	WD	03-ARM'S LENGTH	\$136,000	\$54,900	40.37	\$95,041	\$72,459	\$31,500	90.0	120.0	0.25	0.25	\$805	\$292,173	\$6.71	90.00	MA/CG	202119755	11/29/2021	401
100-R15-000-058-00	2976 CONTINENTAL DR	01/22/21	\$145,000	WD	03-ARM'S LENGTH	\$145,000	\$52,800	36.41	\$101,488	\$75,012	\$31,500	90.0	120.0	0.25	0.25	\$833	\$302,468	\$6.94	90.00	MA/CG	202101917	2/11/2021	401
100-R15-000-060-00	2994 CONTINENTAL DR	08/02/21	\$175,000	WD	03-ARM'S LENGTH	\$175,000	\$70,300	40.17	\$125,874	\$80,626	\$31,500	90.0	121.0	0.25	0.25	\$896	\$322,504	\$7.40	90.00	MA/CG	202113732	8/5/2021	401
100-R15-000-065-00	5664 MICHAEL DR	08/05/21	\$193,000	WD	03-ARM'S LENGTH	\$193,000	\$73,700	38.19	\$132,182	\$93,018	\$32,200	92.0	197.0	0.42	0.42	\$1,011	\$223,601	\$5.13	92.00	MA/CG	202113980	8/9/2021	401
100-R15-000-069-00	5700 MICHAEL DR	10/06/21	\$191,000	WD	03-ARM'S LENGTH	\$191,000	\$77,900	40.79	\$140,838	\$82,012	\$31,850	91.0	197.0	0.41	0.41	\$901	\$199,058	\$4.57	91.00	MA/CG	202117781	8/8/2022	401
100-R16-000-076-00	2915 THUNDERBIRD DR	09/14/21	\$165,000	WD	03-ARM'S LENGTH	\$165,000	\$62,600	37.94	\$108,893	\$87,257	\$31,150	89.0	114.0	0.23	0.23	\$980	\$374,494	\$8.60	89.00	MA/CG	202116148	9/17/2021	401
100-R17-000-082-00	2941 THUNDERBIRD DR	08/25/21	\$164,533	OTH	03-ARM'S LENGTH	\$164,533	\$71,000	43.15	\$125,697	\$69,636	\$30,800	88.0	114.0	0.23	0.23	\$791	\$302,765	\$6.95	88.00	MA/CG	202114881	9/7/2022	401
100-R17-000-086-00	2973 THUNDERBIRD DR	10/23/20	\$144,000	WD	03-ARM'S LENGTH	\$144,000	\$56,300	39.10	\$109,823	\$64,977	\$30,800	88.0	114.0	0.23	0.23	\$738	\$282,509	\$6.49	88.00	MA/CG	202015243	12/22/2020	401
100-R18-000-104-00	2973 IMPERIAL DR	08/30/21	\$160,587	WD	03-ARM'S LENGTH	\$160,587	\$57,600	35.87	\$99,377	\$92,010	\$30,800	88.0	114.0	0.23	0.23	\$1,046	\$400,043	\$9.18	88.00	MA/CG	202115565	9/1/2021	401
100-R20-000-001-00	5522 MICHAEL DR	05/01/20	\$139,050	WD	03-ARM'S LENGTH	\$139,050	\$84,800	60.99	\$163,185	\$34,315	\$58,450	167.0	160.0	0.61	0.61	\$205	\$55,979	\$1.29	167.00	MA/CG	202006286	6/13/2020	401
100-R21-000-021-00	5576 MICHAEL DR	06/01/21	\$110,000	WD	08-ESTATE	\$110,000	\$62,800	57.09	\$110,035	\$33,215	\$33,250	95.0	182.0	0.40	0.40	\$350	\$83,665	\$1.92	95.00	MA/CG	202109904	6/7/2021	401
100-R22-000-058-00	2922 NOREEN DR	12/08/20	\$152,500	WD	03-ARM'S LENGTH	\$152,500	\$62,200	40.79	\$116,828	\$68,572	\$32,900	94.0	159.0	0.34	0.34	\$729	\$199,918	\$4.59	94.00	MA/CG	202017980	12/16/2020	401
<b>Totals:</b>			<b>\$4,706,370</b>			<b>\$4,706,370</b>	<b>\$2,107,500</b>		<b>\$3,962,940</b>	<b>\$1,851,723</b>	<b>\$1,108,293</b>	<b>3,255.0</b>		<b>11.22</b>	<b>11.22</b>								
							<b>Sale. Ratio =&gt;</b>	<b>44.78</b>			<b>Average</b>			<b>Average</b>		<b>Average</b>							
							<b>Std. Dev. =&gt;</b>	<b>9.44</b>			<b>per FF=&gt;</b>	<b>\$569</b>		<b>per Net Acre=&gt;</b>	<b>164,993.58</b>	<b>per SqFt=&gt;</b>	<b>\$3.79</b>						

**2023 USED \$569 FF**