

2023 LAND VALUE SISTER CABLE LK SHORES 4

Parcel Number	Sale Date	Sale Price	Instr.	Inf. Adj. Sale \$	Prev. Asmnt.	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Dollars/FF
14-130-364-103-01	09/18/20	\$205,000	WD	\$205,000	\$94,100	45.90	\$185,859	\$51,241	\$32,100	107.0	133.0	\$479
14-130-364-104-01	08/28/20	\$309,000	WD	\$309,000	\$118,800	38.45	\$235,514	\$128,386	\$54,900	183.0	130.0	\$702
14-130-364-126-00	04/30/21	\$40,000	WD	\$40,000	\$34,000	85.00	\$68,000	\$40,000	\$68,000	200.0	123.0	\$200
14-130-364-126-02	03/15/22	\$34,000	WD	\$34,000	\$18,800	55.29	\$37,500	\$34,000	\$37,500	100.0	123.0	\$340
14-130-364-128-00	05/07/21	\$255,000	WD	\$255,000	\$117,600	46.12	\$232,567	\$55,073	\$32,640	96.0	156.0	\$574
Totals:		\$843,000		\$843,000	\$383,300		\$759,440	\$308,700	\$225,140	686.0		
						Sale. Ratio =>	45.47			Average		
						Std. Dev. =>	18.25			per FF=>	\$450	

USED 450 FF