

2023 OAK PRK INDIAN LK WOOD CONDO

Parcel Number	Sale Date	Sale Price	Instr.	Inf. Adj. Sale \$	Prev. Asmnt.	Asd/Adj. Sale	Cur. Appraisal	Land + Yard	Bldg. Residual	Cost Man. \$	E.C.F.
14-130-410-012-00	04/13/20	\$100,000	WD	\$100,000	\$37,600	37.60	\$88,627	\$9,000	\$91,000	\$139,452	0.653
14-130-410-019-00	12/07/20	\$141,750	WD	\$141,750	\$50,300	35.49	\$99,430	\$9,000	\$132,750	\$158,371	0.838
Totals:		\$241,750		\$241,750	\$87,900		\$188,057		\$223,750	\$297,823	
						Sale. Ratio =>	36.36			E.C.F. =>	0.751
						Std. Dev. =>	1.50			Ave. E.C.F. =>	0.745
											USED .751