

2023 LAND VALUE SEC 1-36

Parcel Number	Sale Date	Sale Price	Instr.	Inf. Adj. Sale \$	Prev. Asmnt.	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Net Acres	Total Acres	Dollars/Acre	Land Table
14-130-002-014-10	05/20/21	\$242,000	PTA	\$242,000	\$82,300	34.01	\$162,118	\$101,682	\$21,800	2.00	2.00	\$50,841	SECTION 02
14-130-002-017-20	04/17/20	\$142,000	WD	\$142,000	\$62,700	44.15	\$123,799	\$33,096	\$14,895	1.15	1.15	\$28,779	SECTION 02
14-130-002-020-00	11/04/20	\$188,000	WD	\$188,000	\$96,600	51.38	\$190,340	\$19,710	\$22,050	2.50	2.50	\$7,884	SECTION 02
14-130-005-044-00	06/16/20	\$360,000	WD	\$360,000	\$118,300	32.86	\$231,900	\$174,100	\$46,000	0.48	0.48	\$362,708	SECTION 05
14-130-005-046-00	07/30/20	\$225,000	WD	\$225,000	\$85,200	37.87	\$168,128	\$86,472	\$29,600	0.29	0.29	\$298,179	SECTION 05
14-130-007-008-00	11/29/21	\$230,000	WD	\$230,000	\$84,100	36.57	\$165,638	\$92,021	\$27,659	5.17	5.17	\$17,799	SECTION 07
14-130-009-030-02	10/08/20	\$690,000	WD	\$690,000	\$258,000	37.39	\$512,479	\$404,871	\$227,350	51.50	51.50	\$7,862	SECTION 09
14-130-009-031-61	07/04/20	\$249,900	WD	\$249,900	\$118,300	47.34	\$233,689	\$35,982	\$19,771	2.07	2.07	\$17,383	SECTION 09
14-130-009-031-61	03/26/21	\$265,000	WD	\$265,000	\$124,300	46.91	\$245,657	\$41,521	\$22,178	2.07	2.07	\$20,058	SECTION 09
14-130-010-002-02	07/16/20	\$57,500	WD	\$57,500	\$30,500	53.04	\$60,950	\$57,500	\$60,950	11.50	11.50	\$5,000	SECTION 10
14-130-011-010-01	05/06/21	\$475,000	WD	\$475,000	\$210,900	44.40	\$418,381	\$194,249	\$137,630	27.90	27.90	\$6,962	SECTION 10
14-130-012-004-01	06/04/20	\$166,000	WD	\$166,000	\$63,800	38.43	\$127,583	\$74,724	\$36,307	5.19	5.19	\$14,398	SECTION 12
14-130-012-020-00	08/28/20	\$175,000	PTA	\$175,000	\$74,400	42.51	\$146,398	\$42,702	\$14,100	1.00	1.00	\$42,702	SECTION 12
14-130-015-001-11	10/14/20	\$134,000	OTH	\$134,000	\$54,400	40.60	\$107,805	\$60,435	\$34,240	4.80	4.80	\$12,591	SECTION 15
14-130-015-001-60	05/22/20	\$30,000	WD	\$30,000	\$18,700	62.33	\$37,420	\$30,000	\$37,420	5.40	5.40	\$5,556	SECTION 15
14-130-015-004-01	02/05/21	\$170,000	OTH	\$170,000	\$76,300	44.88	\$150,260	\$52,340	\$32,600	4.00	1.22	\$13,085	SECTION 15
14-130-015-006-00	07/24/20	\$237,000	WD	\$237,000	\$86,500	36.50	\$170,871	\$127,929	\$61,800	10.00	10.00	\$12,793	SECTION 15
14-130-025-030-02	08/27/21	\$269,000	WD	\$269,000	\$85,200	31.67	\$167,950	\$124,038	\$22,988	2.22	2.22	\$55,873	SECTION 25
14-130-026-021-02	12/23/21	\$260,000	WD	\$260,000	\$93,100	35.81	\$183,515	\$105,548	\$29,063	7.27	5.46	\$14,518	SECTION 26
14-130-029-015-00	11/04/21	\$188,900	WD	\$188,900	\$56,000	29.65	\$111,255	\$117,505	\$39,860	10.05	10.05	\$11,692	SECTION 29
14-130-029-016-00	04/09/21	\$255,000	WD	\$255,000	\$89,500	35.10	\$177,077	\$137,523	\$59,600	10.00	10.00	\$13,752	SECTION 29
14-130-029-017-03	10/21/20	\$114,000	WD	\$114,000	\$46,300	40.61	\$90,197	\$46,754	\$22,951	2.67	2.67	\$17,511	SECTION 29
14-130-029-027-30	09/03/20	\$18,000	WD	\$18,000	\$9,300	51.67	\$18,690	\$18,000	\$18,690	2.70	2.70	\$6,667	SECTION 29
14-130-030-014-00	09/01/20	\$38,000	WD	\$38,000	\$16,500	43.42	\$32,794	\$25,931	\$20,725	2.25	2.25	\$11,525	SECTION 30
14-130-030-042-00	02/28/22	\$100,000	OTH	\$100,000	\$45,800	45.80	\$91,646	\$90,854	\$82,500	0.14	0.14	\$658,362	SECTION 30
14-130-031-056-01	08/13/20	\$255,000	WD	\$255,000	\$93,100	36.51	\$183,185	\$101,815	\$30,000	0.35	0.35	\$288,428	SECTION 31
14-130-031-082-00	02/28/22	\$147,000	WD	\$147,000	\$55,500	37.76	\$109,347	\$45,453	\$7,800	0.14	0.14	\$329,370	SECTION 31
14-130-035-019-00	12/11/20	\$176,000	WD	\$176,000	\$62,400	35.45	\$124,827	\$78,523	\$27,350	3.50	3.50	\$22,435	SECTION 35
14-130-035-023-10	06/22/21	\$137,500	LC	\$137,500	\$66,500	48.36	\$132,945	\$41,529	\$36,974	4.81	4.81	\$8,634	SECTION 35
14-130-036-009-00	09/16/21	\$106,000	WD	\$106,000	\$47,900	45.19	\$95,704	\$37,521	\$27,225	0.50	0.50	\$75,042	SECTION 36
14-130-036-010-00	12/13/21	\$130,000	WD	\$130,000	\$46,100	35.46	\$90,863	\$66,362	\$27,225	0.50	0.50	\$132,724	SECTION 36
14-130-036-018-00	03/02/21	\$147,900	WD	\$147,900	\$53,200	35.97	\$116,659	\$61,216	\$29,975	0.50	0.50	\$122,432	SECTION 36

<b>Totals:</b>	<b>\$6,378,700</b>	<b>\$6,378,700</b>	<b>\$2,511,700</b>	<b>39.38</b>	<b>\$4,980,070</b>	<b>\$2,727,906</b>	<b>\$1,329,276</b>	<b>184.62</b>	<b>180.03</b>
			<b>Sale. Ratio =&gt;</b>	<b>7.22</b>		<b>Average per FF=&gt;</b>	<b>Average per Net Acre=</b>	<b>14,775.87</b>	<b>Average per SqFt=&gt;</b>

USED 14,700 SITE VALUE