

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Land Residual	Est. Land Value
02 007 400 001 07 5 3	10420 FRENCH RD	04/08/20	\$355,000	WD	03-ARM'S LENGTH	\$355,000	\$181,061	\$115,088
02 020 300 002 20 5 3		05/07/20	\$722,064	PTA	03-ARM'S LENGTH	\$722,064	\$713,531	\$646,030
07-021-300-005-21-6-3		05/15/21	\$280,000	WD	03-ARM'S LENGTH	\$280,000	\$280,000	
05-008-200-011-08-6-4		04/07/21	\$335,000	WD	03-ARM'S LENGTH	\$335,000	\$335,000	
01-004-200-003-04-5-4		07/22/21	\$495,000	WD	03-ARM'S LENGTH	\$495,000	\$495,000	
02 030 200 008 30 5 3	W STERLING RD	09/27/21	\$200,000	WD	03-ARM'S LENGTH	\$200,000	\$200,000	\$276,638
Totals:			\$2,387,064			\$2,387,064	\$2,204,592	\$1,037,756
								Average per FF=>

SCIPPIO TILLABLE ACREAGE \$4900 APPLIED PER ACRE

02-003-400-011-03-5-3		04/13/21	\$210,000	WD	03-ARM'S LENGTH	\$210,000	\$210,000	
02 012 300 018 12 5 3	POPE RD	11/08/21	\$100,000	WD	03-ARM'S LENGTH	\$100,000	\$100,000	\$79,760
06-015-100-010-15-6-3		10/07/20	\$305,000	WD	03-ARM'S LENGTH	\$305,000	\$305,000	
07/031-300-009-31-6-3		12/03/20	\$120,000	WD	03-ARM'S LENGTH	\$120,000	\$120,000	

NON TILLABLE SCIPPIO ACREAGE \$3400 APPLIED PER ACRE

Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Liber/Page
0.0	0.0	33.94	33.94	#DIV/0!	\$5,335	\$0.12	0.00	001	1757-0479
0.0	0.0	152.55	80.00	#DIV/0!	\$4,677	\$0.11	0.00	001	
		67.08	67.08		\$4,174				
		60.70	60.70		\$5,519				
		92.35	92.35		\$5,360				
0.0	0.0	40.52	40.52	#DIV/0!	\$4,935	\$0.11	0.00	001	1807-0717
0.0		447.14	374.59		\$4,930				
#DIV/0!		Average per Net Acre=>	4,930.38			\$0.11			

		65.49			\$3,207				
0.0	0.0	25.50	12.50	#DIV/0!	\$3,922	\$0.09	0.00	002	1811-1095
		126.17	126.17		\$2,417				1776/476
		37.50	37.50		\$3,200				1780/1038

Other Parcels in Sale	Land Table	Gravel	Paved	Inspected Date	Use Code	Class	Rate Group 1	Rate Group 2	Rate Group 3
	1001 AG	0	1	1/16/1995		101			
02 020 300 001 20 5 3	1001 AG	1	0	8/20/1991		001			

	1001 AG	0	0	10/1/2019		102			
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02 012 300 010 12 5 3 4001 RES LAI 1 0 8/9/2019 402