

| Parcel Number | Street Address | Sale Date | Sale Price | Instr. | Terms of Sale | Adj. Sale \$ | Cur. Asmnt. |
|---------------------|----------------------------|-----------|--------------------|--------|-----------------|--------------------|--------------------------|
| 33-12-12-01-100-004 | 440 RISCH RD | 03/12/21 | \$185,000 | WD | 03-ARM'S LENGTH | \$185,000 | \$101,000 |
| 33-12-12-03-300-007 | 117 N M-52 STOCKBRIDGE RD | 08/25/21 | \$242,900 | PTA | 03-ARM'S LENGTH | \$242,900 | \$110,200 |
| 33-12-12-05-100-002 | 3186 E HOWELL RD | 11/18/20 | \$295,000 | WD | 03-ARM'S LENGTH | \$295,000 | \$136,200 |
| 33-12-12-08-300-006 | 3245 IOSCO RD | 11/23/20 | \$130,000 | WD | 03-ARM'S LENGTH | \$130,000 | \$123,600 |
| 33-12-12-13-100-030 | 5102 E IOSCO | 11/04/20 | \$280,000 | WD | 03-ARM'S LENGTH | \$280,000 | \$107,500 |
| 33-12-12-13-400-013 | 5275 DANSVILLE RD | 05/20/21 | \$681,000 | PTA | 03-ARM'S LENGTH | \$681,000 | \$294,000 |
| 33-12-12-17-400-003 | 834 S DIETZ RD | 09/17/20 | \$180,000 | WD | 03-ARM'S LENGTH | \$180,000 | \$67,300 |
| 33-12-12-18-200-006 | 2828 IOSCO RD | 08/20/20 | \$253,000 | WD | 03-ARM'S LENGTH | \$253,000 | \$97,700 |
| 33-12-12-18-300-004 | 2517 M-36 DANSVILLE RD | 01/13/22 | \$170,000 | WD | 03-ARM'S LENGTH | \$170,000 | \$75,300 |
| 33-12-12-20-200-016 | 3495 E DANSVILLE RD | 01/11/21 | \$195,000 | WD | 03-ARM'S LENGTH | \$195,000 | \$74,000 |
| 33-12-12-27-100-020 | 1600 M-52 | 06/15/20 | \$257,500 | WD | 03-ARM'S LENGTH | \$257,500 | \$135,800 |
| 33-12-12-30-200-003 | 2885 E CARTER RD | 08/25/20 | \$175,000 | WD | 03-ARM'S LENGTH | \$175,000 | \$72,900 |
| 33-12-12-30-200-011 | 2759 CARTER RD | 11/06/20 | \$324,250 | WD | 03-ARM'S LENGTH | \$324,250 | \$146,600 |
| 33-12-12-30-200-017 | 2955 CARTER RD E | 10/18/21 | \$180,000 | WD | 03-ARM'S LENGTH | \$180,000 | \$82,500 |
| 33-12-12-30-200-019 | | 12/30/20 | \$257,230 | WD | 03-ARM'S LENGTH | \$257,230 | \$109,500 |
| 33-12-12-30-300-010 | 1825 S OSBORNE RD | 04/20/20 | \$128,900 | WD | 03-ARM'S LENGTH | \$128,900 | \$98,400 |
| 33-12-12-34-100-006 | 2140 N M-52 STOCKBRIDGE RD | 09/25/20 | \$157,500 | WD | 03-ARM'S LENGTH | \$157,500 | \$68,700 |
| 33-12-12-34-200-005 | 4320 CARTER RD | 08/10/21 | \$155,500 | WD | 03-ARM'S LENGTH | \$155,500 | \$99,900 |
| 33-12-12-34-300-012 | 2440 N M-52 STOCKBRIDGE RD | 09/25/20 | \$336,000 | WD | 03-ARM'S LENGTH | \$336,000 | \$193,000 |
| 33-12-12-34-400-022 | 4396 SWAN RD | 02/28/22 | \$140,000 | WD | 03-ARM'S LENGTH | \$140,000 | \$69,400 |
| Totals: | | | \$4,723,780 | | | \$4,723,780 | \$2,263,500 |
| | | | | | | | Sale. Ratio => |
| | | | | | | | Std. Dev. => |

RESIDENTIAL/AG/MOBILE ECF .979 CALCULATED AND APPLIED

| Asd/Adj. Sale | Cur. Appraisal | Land + Yard | Bldg. Residual | Cost Man. \$ | E.C.F. | Floor Area | \$/Sq.Ft. | ECF Area |
|---------------|--------------------|-------------|--------------------|--------------------------|--------------|------------|----------------------------|-------------------|
| 54.59 | \$202,098 | \$35,210 | \$149,790 | \$181,993 | 0.823 | 2,764 | \$54.19 | 4001 |
| 45.37 | \$220,323 | \$40,243 | \$202,657 | \$196,380 | 1.032 | 1,778 | \$113.98 | 4001 |
| 46.17 | \$272,342 | \$182,474 | \$112,526 | \$98,002 | 1.148 | 1,827 | \$61.59 | 4001 |
| 95.08 | \$247,166 | \$86,079 | \$43,921 | \$175,667 | 0.250 | 1,555 | \$28.25 | 1001 |
| 38.39 | \$214,998 | \$32,525 | \$247,475 | \$198,989 | 1.244 | 1,914 | \$129.30 | 4001 |
| 43.17 | \$587,988 | \$204,851 | \$476,149 | \$394,580 | 1.207 | 3,186 | \$149.45 | 4001 |
| 37.39 | \$134,671 | \$25,000 | \$155,000 | \$119,598 | 1.296 | 2,228 | \$69.57 | 4001 |
| 38.62 | \$195,404 | \$30,430 | \$222,570 | \$179,906 | 1.237 | 1,764 | \$126.17 | 4001 |
| 44.29 | \$150,508 | \$35,000 | \$135,000 | \$118,958 | 1.135 | 1,764 | \$76.53 | 4001 |
| 37.95 | \$148,090 | \$27,188 | \$167,812 | \$131,845 | 1.273 | 2,216 | \$75.73 | 4001 |
| 52.74 | \$271,632 | \$53,292 | \$204,208 | \$238,103 | 0.858 | 2,496 | \$81.81 | 4001 |
| 41.66 | \$145,779 | \$20,000 | \$155,000 | \$137,164 | 1.130 | 1,568 | \$98.85 | 4001 |
| 45.21 | \$293,276 | \$42,104 | \$282,146 | \$273,906 | 1.030 | 2,600 | \$108.52 | 4001 |
| 45.83 | \$165,040 | \$25,225 | \$154,775 | \$152,470 | 1.015 | 2,688 | \$57.58 | 4001 |
| 42.57 | \$218,995 | \$28,650 | \$228,580 | \$207,574 | 1.101 | 1,594 | \$143.40 | 1001 |
| 76.34 | \$196,851 | \$27,300 | \$101,600 | \$184,897 | 0.549 | 2,152 | \$47.21 | 4001 |
| 43.62 | \$137,482 | \$18,200 | \$139,300 | \$130,079 | 1.071 | 1,184 | \$117.65 | 4001 |
| 64.24 | \$199,760 | \$10,000 | \$145,500 | \$206,936 | 0.703 | 1,916 | \$75.94 | 4001 |
| 57.44 | \$386,011 | \$133,702 | \$202,298 | \$275,146 | 0.735 | 1,624 | \$124.57 | 4001 |
| 49.57 | \$138,721 | \$20,500 | \$119,500 | \$121,752 | 0.982 | 1,008 | \$118.55 | 4001 |
| | \$4,527,135 | | \$3,645,807 | \$3,723,944 | | | \$92.94 | |
| 47.92 | | | | E.C.F. => | 0.979 | | Std. Deviation=> | 0.26840652 |
| 14.33 | | | | Ave. E.C.F. => | 0.991 | | Ave. Variance=> | 20.3649 |

| Dev. by Mean (%) | Building Style | Use Code | Land Value | Appr. by Eq. | Appr. Date | Other Parcels in Sale | Land Table |
|------------------|----------------|----------|------------|--------------|------------|-----------------------|------------------------|
| 16.7887 | BI LEVEL | | \$27,800 | No | / / | | 4000 RURAL RESIDENTIAL |
| 4.1028 | 2 STORY | | \$31,750 | No | / / | | 4000 RURAL RESIDENTIAL |
| 15.7261 | 1 3/4 STORY | | \$55,000 | No | / / | | 4000 RURAL RESIDENTIAL |
| 74.0915 | RANCH | | \$83,200 | No | / / | | AGRICULTURAL |
| 25.2723 | 2 STORY | | \$29,500 | No | / / | | 4000 RURAL RESIDENTIAL |
| 21.5786 | 1 1/2 STORY | | \$185,541 | No | / / | | 4000 RURAL RESIDENTIAL |
| 30.5074 | 2 STORY | | \$25,000 | No | / / | | 4000 RURAL RESIDENTIAL |
| 24.6206 | 1 3/4 STORY | | \$27,500 | No | / / | | 4000 RURAL RESIDENTIAL |
| 14.3918 | 2 STORY | | \$35,000 | No | / / | | 4000 RURAL RESIDENTIAL |
| 28.1858 | 2 STORY | | \$25,000 | No | / / | | 4000 RURAL RESIDENTIAL |
| 13.3291 | 1 3/4 STORY | | \$53,292 | No | / / | | 4000 RURAL RESIDENTIAL |
| 13.9099 | MODULAR | | \$20,000 | No | / / | | 4000 RURAL RESIDENTIAL |
| 3.9144 | RANCH | | \$37,475 | No | / / | | 4000 RURAL RESIDENTIAL |
| 2.4179 | 2 STORY | | \$25,150 | No | / / | | 4000 RURAL RESIDENTIAL |
| 11.0261 | RANCH | | \$28,650 | No | / / | | 4000 RURAL RESIDENTIAL |
| 44.1445 | 2 STORY | | \$25,050 | No | / / | | 4000 RURAL RESIDENTIAL |
| 7.9953 | RANCH | | \$18,200 | No | / / | | 4000 RURAL RESIDENTIAL |
| 28.7821 | 1 1/4 STORY | | \$10,000 | No | / / | | 4000 RURAL RESIDENTIAL |
| 25.5700 | RANCH | | \$51,729 | No | / / | | 4000 RURAL RESIDENTIAL |
| 0.9433 | MODULAR | | \$20,500 | No | / / | | 4000 RURAL RESIDENTIAL |

1.1921

Coefficient of Var=> 20.55114207

| Property Class | Building Depr. |
|----------------|----------------|
| 401 | 55 |
| 401 | 81 |
| 401 | 55 |
| 101 | 99 |
| 401 | 81 |
| 401 | 79 |
| 401 | 64 |
| 401 | 84 |
| 401 | 75 |
| 401 | 56 |
| 401 | 76 |
| 401 | 74 |
| 401 | 84 |
| 401 | 64 |
| 401 | 77 |
| 401 | 84 |
| 401 | 71 |
| 401 | 81 |
| 401 | 79 |
| 401 | 83 |
