

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Cur. Asmnt.	Asd/Adj. Sale
006-126-159-13	52 WILLOW ST	02/02/24	\$240,000	WD	03-ARM'S LENGTH	\$240,000	\$142,300	59.29
14 017 300 004 17 8 4	105 E MCCALLUM ST	07/19/24	\$125,000	WD	03-ARM'S LENGTH	\$125,000	\$125,700	100.56
13 018 300 033 18 7 1	9137 HUDSON RD	08/21/23	\$67,000	MLC	03-ARM'S LENGTH	\$67,000	\$31,600	47.16
19 085 001 012	174 SIMPSON DR	02/29/24	\$326,853	WD	03-ARM'S LENGTH	\$326,853	\$289,600	88.60
20 110 002 147 23 7 4	105 ENTERPRISE DR	02/29/24	\$243,883	WD	03-ARM'S LENGTH	\$243,883	\$186,400	76.43
21 120 001 006	530 INDUSTRIAL PKWY	07/11/24	\$2,150,000	WD	03-ARM'S LENGTH	\$2,150,000	\$781,000	36.33
Totals:			\$3,152,736			\$3,152,736	\$1,556,600	
							Sale. Ratio =>	49.37
							Std. Dev. =>	24.77

JONESVILLE INDUSTRIAL ECF .512 CALCULATED, .512 APPLIED

Cur. Appraisal	Land + Yard	Bldg. Residual	Cost Man. \$	E.C.F.	Floor Area	\$/Sq.Ft.	ECF Area	Dev. by Mean (%)
\$308,067	\$17,844	\$222,156	\$441,089	0.504	27,463	\$8.09	IAPP	2.4561
\$255,231	\$21,800	\$103,200	\$410,248	0.252	18,282	\$5.64	IAPP	22.7537
\$92,222	\$12,966	\$54,034	\$139,290	0.388	8,156	\$6.63	IAPP	9.1168
\$711,077	\$43,747	\$283,106	\$1,172,812	0.241	30,625	\$9.24	IAPP	23.7702
\$399,282	\$26,545	\$217,338	\$655,074	0.332	18,500	\$11.75	IAPP	14.7316
\$1,561,926	\$46,533	\$2,103,467	\$3,006,732	0.700	61,750	\$34.06	300	29.6938
\$3,327,805		\$2,983,301	\$5,825,245			\$12.57		10.9485
			E.C.F. => 0.512			Std. Deviation=> 0.1746119		
			Ave. E.C.F. => 0.403			Ave. Variance=> 17.0870		Coefficient of Var=>

Building Style	Use Code	Land Value	Land Table	Property Class
City Industrial Warehouse	WAREHOUSES	\$16,793	006-IAPP.INDUSTRIAL APPRAISALS	301
Village-Industrial Light Manufacturing	INDUSTRIAL LIGHT MANUFACTURING	\$21,800	14-IAPP.INDUSTRIAL APPRAISALS	301
M-99 Village-Unincorporated Industrial	INDUSTRIAL LIGHT MANUFACTURING	\$12,966	13-IAPP.INDUSTRIAL APPRAISALS	301
Litchfield Industrial Park	INDUSTRIAL LIGHT MANUFACTURING	\$43,747	19-IAPP.INDUSTRIAL APPRAISALS	301
Reading Industrial Park	INDUSTRIAL LIGHT MANUFACTURING	\$26,545	20-IAPP.INDUSTRIAL APPRAISALS	301
		\$37,925	00301.INDUSTRIAL	301

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