

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale
06-500-020-00	7952 E FILLMORE	02/26/25	\$206,000	WD	03-ARM'S LENGTH	\$206,000	\$65,200	31.65
06-500-015-00	7699 E FILLMORE	02/08/24	\$145,000	WD	03-ARM'S LENGTH	\$145,000	\$39,600	27.31
06-500-014-00	7659 E FILLMORE	10/13/23	\$172,000	WD	03-ARM'S LENGTH	\$172,000	\$33,000	19.19
06-009-014-00	8829 E PIERCE	06/21/24	\$90,000	WD	03-ARM'S LENGTH	\$90,000	\$30,800	34.22
06-024-002-15	3260 SE COUNTYLINE	07/21/23	\$221,100	WD	03-ARM'S LENGTH	\$221,100	\$77,700	35.14
06-030-001-20	4101 S WISNER	10/18/24	\$213,000	WD	03-ARM'S LENGTH	\$213,000	\$66,300	31.13
06-016-007-10	8410 E PIERCE	12/06/24	\$225,000	WD	03-ARM'S LENGTH	\$225,000	\$74,400	33.07
06-015-005-00	S BARRY	04/11/23	\$104,500	WD	03-ARM'S LENGTH	\$104,500	\$0	0.00
06-035-001-01	E HAYES/S MASON	04/17/23	\$219,000	WD	03-ARM'S LENGTH	\$219,000	\$76,500	34.93
Totals:			\$1,595,600			\$1,595,600	\$463,500	
							Sale. Ratio =>	29.05
							Std. Dev. =>	11.43

HAMILTON REISIDENTIAL LAND FIRST ACRE AT \$15,000, 5 ACRES AT \$37,500, 10 ACRES AT \$60,000 25 ACRES + AT \$3800 PER ACRE

Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt
\$141,192	\$72,122	\$7,314	140.0	198.0	0.64	0.64	\$515	\$113,399	\$2.60
\$91,439	\$63,692	\$10,131	132.0	304.0	0.92	0.92	\$483	\$69,155	\$1.59
\$116,798	\$68,723	\$13,521	198.0	337.0	1.53	1.53	\$347	\$44,858	\$1.03
\$60,923	\$45,049	\$15,972	130.7	660.0	1.98	1.98	\$345	\$22,752	\$0.52
\$181,834	\$55,942	\$16,676	0.0	0.0	2.28	2.28	#DIV/0!	\$24,514	\$0.56
\$156,072	\$82,503	\$25,575	0.0	0.0	5.05	5.05	#DIV/0!	\$16,337	\$0.38
\$170,481	\$91,175	\$36,656	0.0	0.0	6.50	6.50	#DIV/0!	\$14,027	\$0.32
\$110,000	\$104,500	\$110,000	0.0	0.0	40.00	40.00	#DIV/0!	\$2,613	\$0.06
\$168,405	\$219,000	\$168,405	0.0	0.0	74.00	74.00	#DIV/0!	\$2,959	\$0.07
\$1,197,144	\$802,706	\$404,250	600.7		132.90	132.90			
		Average			Average			Average	
		per FF=>	\$1,336		per Net Acre=>	6,039.88		per SqFt=>	\$0.14

Actual Front	ECF Area	Liber/Page	Land Table	Gravel	Paved	Inspected Date	Class
140.00	RES	2025R-01547	RESIDENTIAL	1	0	9/19/2018	401
132.00	RES	2024R-00669	RESIDENTIAL	1	0	11/12/2022	401
198.00	RES	2023R-03452	RESIDENTIAL	1	0	9/19/2018	401
130.68	RES	2024R-03075	RESIDENTIAL	1	0	8/9/2014	401
0.00	RES	2023R-01484	RESIDENTIAL	1	0	5/18/2016	401
0.00	RES	2024R-04848	RESIDENTIAL	1	0	7/31/2016	401
0.00	RES	2025R-00344	RESIDENTIAL	1	0	7/1/2015	401
0.00	RES	01118/00034	RESIDENTIAL	0	0	5/30/2015	402
0.00	RES	01118/00297	RESIDENTIAL	1	0	10/14/2016	402
