

12 West from Elm

Parcel Number	Street Address	Sale Date	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal
47-6750-0001-00-2	202 W LOCUST	03/05/21	\$200,000	\$38,000	19.00	\$86,207
47-6750-0006-00-4	212 W LOCUST	10/25/21	\$184,500	\$93,600	50.73	\$269,100
47-7100-0002-01-8	206 S ELM	04/14/21	\$80,000	\$29,600	37.00	\$59,292
47-7350-0002-01-7	7 W LINDEN	07/02/20	\$159,900	\$39,700	24.83	\$118,579
47-7350-0008-10-4	202 CHICAGO	06/01/21	\$130,000	\$41,700	32.08	\$83,383
47-7350-0008-20-1	18 W ASH	11/11/20	\$210,500	\$18,900	8.98	\$139,837
<b>Totals:</b>			<b>\$964,900</b>	<b>\$261,500</b>		<b>\$756,398</b>
					<b>Sale. Ratio =&gt;</b>	<b>27.10</b>
					<b>Std. Dev. =&gt;</b>	<b>14.59</b>

Final Conclusion 1.028

Land + Yard	Bldg. Residual	Cost Man. \$	E.C.F.
\$24,490	\$175,510	\$89,966	1.951
\$22,638	\$161,862	\$256,731	0.630
\$10,290	\$69,710	\$71,431	0.976
\$21,952	\$137,948	\$140,856	0.979
\$25,382	\$104,618	\$84,550	1.237
\$21,952	\$188,548	\$171,844	1.097
	<b>\$838,196</b>	<b>\$815,378</b>	
		<b>E.C.F. =&gt;</b>	<b>1.028</b>
		<b>Ave. E.C.F. =&gt;</b>	<b>1.145</b>