

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land + Yard	Bldg. Residual	Cost Man. \$	E.C.F.	Floor Area	\$/Sq.Ft.	ECF Area	Dev. by Mean (%)	Building Style	Use Code	Land Value	Appr. by Eq.	Appr. Date	Other Parcels in Sale	Land Table	Property Class	Building Depr.			
700-045-000-016-00	204 COUNTRY LAKE	08/12/24	\$250,000	WD	03-ARM'S LENGTH	\$250,000	\$109,300	43.72	\$231,982	\$42,583	\$207,417	\$187,524	1.106	1,456	\$142.46	4020	6.6945	2-STORY MODERN		\$40,077	No	/ /		NEW TOWN	401	80			
700-045-000-038-00	505 REMWAY	04/11/24	\$192,000	WD	03-ARM'S LENGTH	\$192,000	\$98,800	51.46	\$201,791	\$50,204	\$141,796	\$150,086	0.945	1,364	\$103.96	4020	9.4375	RANCH		\$46,380	No	/ /		NEW TOWN	401	68			
700-045-000-050-00	113 COUNTRY LAKE	01/03/24	\$238,000	WD	03-ARM'S LENGTH	\$238,000	\$111,500	46.85	\$254,793	\$92,904	\$145,096	\$160,286	0.905	1,248	\$118.26	4020	13.3908	2-STORY MODERN		\$87,035	No	/ /		NEW TOWN	401	80			
700-050-000-006-00	324 FOLK	04/15/24	\$133,000	WD	03-ARM'S LENGTH	\$133,000	\$56,800	42.71	\$120,438	\$28,531	\$104,469	\$90,997	1.148	1,134	\$92.12	4020	10.8910	2-STORY MODERN		\$26,345	No	/ /		NEW TOWN	401	59			
700-057-400-006-00	714 BRENNEMAN	08/04/23	\$230,000	WD	03-ARM'S LENGTH	\$230,000	\$86,900	37.78	\$218,826	\$40,449	\$189,551	\$176,611	1.073	1,142	\$165.98	4020	3.4130	RANCH		\$36,979	No	/ /		NEW TOWN	401	85			
700-057-400-018-00	125 ELIZABETH	09/11/23	\$238,000	WD	03-ARM'S LENGTH	\$238,000	\$109,900	46.18	\$263,595	\$93,615	\$144,385	\$168,297	0.858	1,208	\$119.52	4020	18.1221	2-STORY MODERN		\$87,674	No	/ /		NEW TOWN	401	80			
700-057-400-019-00	121 ELIZABETH	11/10/23	\$226,000	WD	03-ARM'S LENGTH	\$226,000	\$101,300	44.82	\$245,437	\$53,591	\$172,409	\$189,947	0.908	1,376	\$125.30	4020	13.1468	2-STORY MODERN		\$48,604	No	/ /		NEW TOWN	401	82			
700-057-400-029-00	750 BRENNEMAN	12/19/24	\$255,000	WD	03-ARM'S LENGTH	\$255,000	\$114,000	44.71	\$240,344	\$44,829	\$210,171	\$193,579	1.086	1,382	\$152.08	4020	4.6572	RANCH		\$37,359	No	/ /		NEW TOWN	401	82			
700-057-400-034-00	755 TIM'S VIEW	09/28/23	\$250,000	WD	03-ARM'S LENGTH	\$250,000	\$106,500	42.60	\$255,940	\$47,897	\$202,103	\$205,983	0.981	1,361	\$148.50	4020	5.7976	RANCH		\$45,878	No	/ /		NEW TOWN	401	82			
700-057-400-045-00	720 MITCHELL	02/21/25	\$230,715	WD	03-ARM'S LENGTH	\$230,715	\$111,500	48.33	\$236,020	\$41,370	\$189,345	\$192,723	0.982	1,378	\$137.41	4020	5.6665	2-STORY MODERN		\$36,979	No	/ /		NEW TOWN	401	83			
700-057-400-049-00	736 MITCHELL	06/28/24	\$250,000	WD	03-ARM'S LENGTH	\$250,000	\$112,000	44.80	\$235,200	\$40,158	\$209,842	\$193,111	1.087	1,243	\$168.82	4020	4.7501	RANCH		\$36,979	No	/ /		NEW TOWN	401	87			
700-057-400-070-00	720 TIM'S VIEW	08/31/23	\$240,000	WD	03-ARM'S LENGTH	\$240,000	\$105,800	44.08	\$253,001	\$51,059	\$188,941	\$199,943	0.945	1,248	\$151.40	4020	9.4162	1.5 STORY		\$47,710	No	/ /		NEW TOWN	401	95			
700-057-400-085-00	145 ELIZABETH	03/01/24	\$282,500	WD	03-ARM'S LENGTH	\$282,500	\$103,800	36.74	\$268,026	\$46,352	\$236,148	\$219,479	1.076	1,456	\$162.19	4020	3.6808	2-STORY MODERN		\$41,472	No	/ /		NEW TOWN	401	87			
700-070-000-060-00	115 THORNWAY	03/01/24	\$226,000	WD	03-ARM'S LENGTH	\$226,000	\$84,500	37.39	\$213,570	\$42,359	\$183,641	\$169,516	1.083	1,092	\$168.17	4020	4.4188	1 STORY		\$39,518	No	/ /		NEW TOWN	401	82			
700-072-000-210-00	4751 SUNSET	05/15/24	\$280,000	WD	03-ARM'S LENGTH	\$280,000	\$121,900	43.54	\$262,040	\$56,784	\$223,216	\$203,224	1.098	1,470	\$151.85	4020	5.9237	2-STORY MODERN		\$52,691	No	/ /		NEW TOWN	401	80			
700-072-000-240-00	4121 SCENICVIEW	08/30/24	\$276,000	WD	03-ARM'S LENGTH	\$276,000	\$116,300	42.14	\$244,820	\$42,731	\$233,269	\$200,088	1.166	1,248	\$186.91	4020	12.6693	RANCH		\$39,894	No	/ /		NEW TOWN	401	82			
700-072-000-330-00	4056 SCENICVIEW	03/05/25	\$269,000	WD	03-ARM'S LENGTH	\$269,000	\$117,900	43.72	\$244,908	\$69,371	\$199,629	\$173,799	1.149	1,872	\$106.64	4020	10.9481	BI/TRI-LEVEL		\$65,110	No	/ /		NEW TOWN	401	82			
700-072-000-390-00	4644 SUNSET	02/05/25	\$307,000	WD	03-ARM'S LENGTH	\$307,000	\$125,700	40.94	\$268,893	\$41,110	\$265,890	\$225,528	1.179	1,574	\$168.93	4020	13.9829	2-STORY MODERN		\$37,071	No	/ /		NEW TOWN	401	85			
700-072-000-410-00	4624 SUNSET	12/30/24	\$273,000	WD	03-ARM'S LENGTH	\$273,000	\$117,700	43.11	\$260,326	\$55,829	\$217,171	\$202,472	1.073	1,666	\$130.35	4020	3.3457	2-STORY MODERN		\$52,126	No	/ /		NEW TOWN	401	82			
700-072-000-430-00	4610 SUNSET	11/17/23	\$247,000	WD	03-ARM'S LENGTH	\$247,000	\$103,600	41.94	\$250,596	\$58,881	\$188,119	\$189,817	0.991	1,230	\$152.94	4020	4.8083	RANCH		\$54,196	No	/ /		NEW TOWN	401	83			
700-072-000-580-00	4567 SUNSET	06/30/23	\$251,100	WD	03-ARM'S LENGTH	\$251,100	\$103,700	41.30	\$252,424	\$59,570	\$191,530	\$190,945	1.003	1,406	\$136.22	4020	3.6073	2-STORY MODERN		\$57,018	No	/ /		NEW TOWN	401	85			
700-072-000-730-00	4874 PINE HILL	10/04/24	\$275,000	WD	03-ARM'S LENGTH	\$275,000	\$122,700	44.62	\$260,608	\$52,603	\$222,397	\$205,946	1.080	1,328	\$167.47	4020	4.0744	RANCH		\$47,233	No	/ /		NEW TOWN	401	85			
700-072-000-900-00	4869 PINE HILL	12/14/23	\$271,250	WD	03-ARM'S LENGTH	\$271,250	\$113,800	41.95	\$278,183	\$55,365	\$215,885	\$220,612	0.979	1,644	\$131.32	4020	6.0565	2-STORY MODERN		\$50,432	No	/ /		NEW TOWN	401	87			
Totals:			\$5,690,565			\$5,690,565	\$2,455,600		\$5,561,761		\$4,482,420	\$4,310,511			\$142.90		0.0743												
								Sale. Ratio =>	43.15					E.C.F. =>	1.040	Std. Deviation=>		0.09015166											
								Std. Dev. =>	3.34					Ave. E.C.F. =>	1.039	Ave. Variance=>		7.7782	Coefficient of Var=>										7.485257395

2026 1.039

Outliers