Neighborhoods Used: TRSEQ.TWP RESIDENTIAL IN SE 1/4

9015 WASHBURN RD

Parcel Number	** Valid Sale		** Class	AdjSalePrice	LandValue
09-36-400-014	02/15/2023	TRSEQ	401	275,000	28,820

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	60	212,044	173,804	1.220

Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.
	34136	27980	1.220

12230 CRAWFORD RD

Parcel Number	** Valid Sale		** Class	AdjSalePrice	LandValue
09-24-300-008	02/14/2023	TRSEQ	101	300,000	193,744

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1 1/2 STY	45	49,185	60,975	0.807

Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.
	57071	70752	0.807

11148 HENDERSON RD

Parcel Number	** Valid Sale		** Class	AdjSalePrice	LandValue
09-24-300-034	02/10/2023	TRSEQ	401	180,000	31,920

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1 1/2 STY	60	148,080	158,255	0.936

12321 CRAWFORD RD

Parcel Number	** Valid Sale		** Class	AdjSalePrice	LandValue
09-24-200-001	01/26/2023	TRSEQ	101	400,000	247,666

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1 1/2 STY	45	106,385	89,293	1.191

Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.
	45949	38567	1.191

10151 OAK RD

Parcel Number	** Valid Sale		** Class	AdjSalePrice	LandValue
09-27-400-005	09/09/2022	TRSEQ	401	250,000	61,180

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	TWO STORY	63	188,820	183,004	1.032

10419 WILSON RD

Parcel Number	** Valid Sale		** Class	AdjSalePrice	LandValue
09-22-400-012	05/24/2022	TRSEQ	401	377,000	24,000

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1 1/2 STY	81	320,741	306,584	1.046

Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.
	32259	30835	1.046

11437 HENDERSON RD

Parcel Number	** Valid Sale		** Class	AdjSalePrice	LandValue
09-23-200-010	02/28/2022	TRSEQ	401	430,000	39,872

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	TWO STORY	58	368,199	318,882	1.155

Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.
	21929	18992	1.155

10238 DODGE RD

Parcel Number	** Valid Sale		** Class	AdjSalePrice	LandValue
09-34-100-006	10/26/2021	TRSEQ	401	150,000	28,568

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	OLD FARM	45	113,009	134,818	0.838

Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.
	8423	10048	0.838

11321 DODGE RD

Parcel Number	** Valid Sale		** Class	AdjSalePrice	LandValue
09-26-400-014	10/01/2021	TRSEQ	401	158,000	23,827

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	74	134,173	148,387	0.904

10338 E DODGE RD

Parcel Number	** Valid Sale		** Class	AdjSalePrice	LandValue
09-34-526-001	09/30/2021	TRSEQ	001	157,395	12,400

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	73	144,995	148,714	0.975

DODGE RD

Parcel Number	** Valid Sale		** Class	AdjSalePrice	LandValue
09-34-526-003	09/30/2021	TRSEQ	001	27,330	12,400

Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.
	14930	15796	0.945

Neighborhoods Used: TRSEQ.TWP RESIDENTIAL IN SE 1/4

10467 DODGE RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
09-27-400-019	09/14/2021 TRSEQ	001	253,000	46,270

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	70	180,222	180,396	0.999

Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.
	26508	26534	0.999

10360 N OAK RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
09-26-100-006	08/11/2021 TRSEQ	401	171,150	25,730

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	77	145,420	167,339	0.869

10340 N OAK RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
09-26-100-008	08/02/2021 TRSEQ	401	180,000	29,454

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	82	150,546	187,829	0.802

12104 DODGE RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
09-36-100-006	07/27/2021 TRSEQ	401	175,000	14,490

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	76	160,510	166,227	0.966

12383 DODGE RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
09-25-400-010	07/15/2021 TRSEQ	401	179,900	25,166

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	75	154,734	170,043	0.910

12282 WILSON RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
09-25-200-003	07/02/2021 TRSEQ	401	99,500	23,976

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	OLD FARM	45	64,223	87,873	0.731

Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.
	11301	15462	0.731

9491 VIENNA RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
09-16-576-001	05/27/2021 TRSEQ	401	111,000	22,959

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	90	88,041	132,885	0.663

11294 OAK RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
09-23-100-019	05/25/2021 TRSEQ	401	125,000	26,000

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	61	99,000	136,374	0.726

10074 CEMETERY RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
09-27-300-016	05/17/2021 TRSEQ	401	270,000	61,216

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	64	187,457	188,274	0.996

Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.
	21327	21420	0.996

11219 DODGE RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
09-26-300-014	04/15/2021 TRSEQ	401	195,000	32,591

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	OLD FARM	56	153,992	158,427	0.972

Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.
	8417	8659	0.972

Neighborhoods Used: TRSEQ.TWP RESIDENTIAL IN SE 1/4

<<<<<<<<<< Single Family Computed Costs by Manual >>>>>>>>>>

* Style *	91..100	81..90	71..80	61..70	51..60	0..50
1 1/2 STY	3,298,383	3,298,383	3,298,383	3,298,383	3,298,383	3,298,383
1 1/4 STY	3,298,383	3,298,383	3,298,383	3,298,383	3,298,383	3,298,383
1 3/4 STY	3,298,383	3,298,383	3,298,383	3,298,383	3,298,383	3,298,383
BI-LVL	3,298,383	3,298,383	3,298,383	3,298,383	3,298,383	3,298,383
DOME	3,298,383	3,298,383	3,298,383	3,298,383	3,298,383	3,298,383
MODULAR	3,298,383	3,298,383	3,298,383	3,298,383	3,298,383	3,298,383
OLD FARM	3,298,383	3,298,383	3,298,383	3,298,383	3,298,383	3,298,383
QUAD-LEVEL	3,298,383	3,298,383	3,298,383	3,298,383	3,298,383	3,298,383
RAISED RANCH	3,298,383	3,298,383	3,298,383	3,298,383	3,298,383	3,298,383
RANCH	3,298,383	3,298,383	3,298,383	3,298,383	3,298,383	3,298,383
TRAILER	3,298,383	3,298,383	3,298,383	3,298,383	3,298,383	3,298,383
TRI-LEVEL	3,298,383	3,298,383	3,298,383	3,298,383	3,298,383	3,298,383
TWO STORY	3,298,383	3,298,383	3,298,383	3,298,383	3,298,383	3,298,383
	3,298,383	3,298,383	3,298,383	3,298,383	3,298,383	3,298,383

Total Single Family Costs by Manual : 3,298,383
Total Mobile Home Costs by Manual : 0
Total Town Home Costs by Manual : 0
Total Agricultural Costs by Manual : 285,045
Total Commercial Costs by Manual : 0

<<<<<<<<<<<< Single Family Sale Residual Values >>>>>>>>>>>>

* Style *	91..100	81..90	71..80	61..70	51..60	0..50
1 1/2 STY	3,169,776	3,169,776	3,169,776	3,169,776	3,169,776	3,169,776
1 1/4 STY	3,169,776	3,169,776	3,169,776	3,169,776	3,169,776	3,169,776
1 3/4 STY	3,169,776	3,169,776	3,169,776	3,169,776	3,169,776	3,169,776
BI-LVL	3,169,776	3,169,776	3,169,776	3,169,776	3,169,776	3,169,776
DOME	3,169,776	3,169,776	3,169,776	3,169,776	3,169,776	3,169,776
MODULAR	3,169,776	3,169,776	3,169,776	3,169,776	3,169,776	3,169,776
OLD FARM	3,169,776	3,169,776	3,169,776	3,169,776	3,169,776	3,169,776
QUAD-LEVEL	3,169,776	3,169,776	3,169,776	3,169,776	3,169,776	3,169,776
RAISED RANCH	3,169,776	3,169,776	3,169,776	3,169,776	3,169,776	3,169,776
RANCH	3,169,776	3,169,776	3,169,776	3,169,776	3,169,776	3,169,776
TRAILER	3,169,776	3,169,776	3,169,776	3,169,776	3,169,776	3,169,776
TRI-LEVEL	3,169,776	3,169,776	3,169,776	3,169,776	3,169,776	3,169,776
TWO STORY	3,169,776	3,169,776	3,169,776	3,169,776	3,169,776	3,169,776
	3,169,776	3,169,776	3,169,776	3,169,776	3,169,776	3,169,776

Total Single Family Sale Residual Values : 3,169,776
Total Mobile Home Sale Residual Values : 0
Total Town Home Sale Residual Values : 0
Total Agricultural Sale Residual Values : 282,250
Total Commercial Sale Residual Values : 0

<<<<<<<<<<<<<< Statistics for this Analysis >>>>>>>>>>>>>>

# Valid Sales	# Invalid Sales	Coefficient of Dispersion (%)	Coefficient of Variation (%)	Price Related Differential
21	7	9.76	13.12	1.041
After Application of E.C.F.s		9.55	12.59	1.040

<<<<<<< Economic Condition Factor Estimates (# of data points) >>>>>>>

* Style *	91..100	81..90	71..80	61..70	51..60	0..50
1 1/2 STY	0.961(20)	0.961(20)	0.961(20)	0.961(20)	0.961(20)	0.961(20)
1 1/4 STY	0.961(20)	0.961(20)	0.961(20)	0.961(20)	0.961(20)	0.961(20)
1 3/4 STY	0.961(20)	0.961(20)	0.961(20)	0.961(20)	0.961(20)	0.961(20)
BI-LVL	0.961(20)	0.961(20)	0.961(20)	0.961(20)	0.961(20)	0.961(20)
DOME	0.961(20)	0.961(20)	0.961(20)	0.961(20)	0.961(20)	0.961(20)
MODULAR	0.961(20)	0.961(20)	0.961(20)	0.961(20)	0.961(20)	0.961(20)
OLD FARM	0.961(20)	0.961(20)	0.961(20)	0.961(20)	0.961(20)	0.961(20)
QUAD-LEVEL	0.961(20)	0.961(20)	0.961(20)	0.961(20)	0.961(20)	0.961(20)
RAISED RANCH	0.961(20)	0.961(20)	0.961(20)	0.961(20)	0.961(20)	0.961(20)
RANCH	0.961(20)	0.961(20)	0.961(20)	0.961(20)	0.961(20)	0.961(20)
TRAILER	0.961(20)	0.961(20)	0.961(20)	0.961(20)	0.961(20)	0.961(20)
TRI-LEVEL	0.961(20)	0.961(20)	0.961(20)	0.961(20)	0.961(20)	0.961(20)
TWO STORY	0.961(20)	0.961(20)	0.961(20)	0.961(20)	0.961(20)	0.961(20)
	0.961(20)	0.961(20)	0.961(20)	0.961(20)	0.961(20)	0.961(20)

Single Family E.C.F. : 0.961 (20)
Mobile Home E.C.F. : 1.000 (0)
Town Home E.C.F. : 1.000 (0)
Agricultural E.C.F. : 0.990 (11)
Commercial E.C.F. : 1.000 (0)

Neighborhoods Used: TRSEQ.TWP RESIDENTIAL IN SE 1/4

<<<<<<<<<<<<<< Settings for this Analysis >>>>>>>>>>>>>>

Starting Date: 04/01/2021
Ending Date: 03/31/2023
Terms Selected: 1
Analyze by Style:
Analyze by %Good:
Show Valid Data : X
Show Invalid Data :
Show Costs and Residuals: X
Use Infl. Adj. Sale Prices:
Neighborhood(s): TRSEQ - TWP RESIDENTIAL IN SE 1/4

Max # of Res. Buildings:	10	Minimum E.C.F. (Residential):	0.10
		Maximum E.C.F. (Residential):	3.00
Max # of Ag. Buildings:	30	Minimum E.C.F. (Agricultural):	0.10
		Maximum E.C.F. (Agricultural):	3.00
Max # of C/I Buildings:	30	Minimum E.C.F. (Commercial):	0.10
		Maximum E.C.F. (Commercial):	3.00

Neighborhoods Used: TRNWQ.TWP RESIDENTIAL IN NW 1/4

14385 TAYLOR RD

Parcel Number	** Valid Sale		** Class	AdjSalePrice	LandValue
09-06-200-007	03/20/2023	TRNWQ	401	190,000	26,136

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	69	163,864	154,156	1.063

12266 IRISH RD

Parcel Number	** Valid Sale		** Class	AdjSalePrice	LandValue
09-17-100-003	11/16/2022	TRNWQ	101	400,000	196,413

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	OLD FARM	55	163,327	141,246	1.156

Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.
	40260	34816	1.156

7317 LAKE RD

Parcel Number	** Valid Sale		** Class	AdjSalePrice	LandValue
09-06-400-018	11/10/2022	TRNWQ	401	230,000	28,016

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	78	192,972	181,890	1.061

Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.
	9012	8495	1.061

8083 HARRIS RD

Parcel Number	** Valid Sale		** Class	AdjSalePrice	LandValue
09-08-100-024	06/24/2022	TRNWQ	401	148,000	30,189

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	MODULAR	85	117,811	143,211	0.823

9428 E LAKE RD

Parcel Number	** Valid Sale		** Class	AdjSalePrice	LandValue
09-09-200-013	05/26/2022	TRNWQ	401	219,900	34,485

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	70	185,415	170,333	1.089

12151 IRISH RD

Parcel Number	** Valid Sale		** Class	AdjSalePrice	LandValue
09-18-400-002	04/14/2022	TRNWQ	401	390,000	61,144

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1 1/2 STY	87	311,704	354,336	0.880

Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.
	17152	19498	0.880

12375 N GALE RD

Parcel Number	** Valid Sale		** Class	AdjSalePrice	LandValue
09-17-200-017	02/16/2022	TRNWQ	401	360,000	83,766

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	95	250,157	271,650	0.921

Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.
	26077	28318	0.921

7404 FARRAND RD

Parcel Number	** Valid Sale		** Class	AdjSalePrice	LandValue
09-18-200-017	11/18/2021	TRNWQ	401	280,000	28,816

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	87	224,857	256,698	0.876

Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.
	26327	30055	0.876

8184 FARRAND RD

Parcel Number	** Valid Sale		** Class	AdjSalePrice	LandValue
09-17-100-015	09/24/2021	TRNWQ	401	280,000	22,000

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	88	258,000	300,211	0.859

13181 N STATE RD

Parcel Number	** Valid Sale		** Class	AdjSalePrice	LandValue
09-09-400-014	09/17/2021	TRNWQ	401	163,000	24,820

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	61	124,617	89,911	1.386

Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.
	13563	9786	1.386

12235 GALE RD

Parcel Number	** Valid Sale		** Class	AdjSalePrice	LandValue
09-17-400-003	08/13/2021	TRNWQ	401	262,000	31,142

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	87	201,943	245,655	0.822

Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.
	28915	35173	0.822

Neighborhoods Used: TRNWQ.TWP RESIDENTIAL IN NW 1/4

9289 FARRAND RD

Parcel Number	** Valid Sale		** Class	AdjSalePrice	LandValue
09-09-400-011	07/30/2021	TRNWQ	401	245,000	67,280

Occupancy	Style	%Good	ResidualValue	CostRyManual	E.C.F.
Single Family	RANCH	75	177,720	230,311	0.772

Neighborhoods Used: TRNWQ.TWP RESIDENTIAL IN NW 1/4

<<<<<<<<<< Single Family Computed Costs by Manual >>>>>>>>>>

* Style *	91..100	81..90	71..80	61..70	51..60	0..50
1 1/2 STY	2,539,607	2,539,607	2,539,607	2,539,607	2,539,607	2,539,607
1 1/4 STY	2,539,607	2,539,607	2,539,607	2,539,607	2,539,607	2,539,607
1 3/4 STY	2,539,607	2,539,607	2,539,607	2,539,607	2,539,607	2,539,607
BI-LVL	2,539,607	2,539,607	2,539,607	2,539,607	2,539,607	2,539,607
DOME	2,539,607	2,539,607	2,539,607	2,539,607	2,539,607	2,539,607
MODULAR	2,539,607	2,539,607	2,539,607	2,539,607	2,539,607	2,539,607
OLD FARM	2,539,607	2,539,607	2,539,607	2,539,607	2,539,607	2,539,607
QUAD-LEVEL	2,539,607	2,539,607	2,539,607	2,539,607	2,539,607	2,539,607
RAISED RANCH	2,539,607	2,539,607	2,539,607	2,539,607	2,539,607	2,539,607
RANCH	2,539,607	2,539,607	2,539,607	2,539,607	2,539,607	2,539,607
TRAILER	2,539,607	2,539,607	2,539,607	2,539,607	2,539,607	2,539,607
TRI-LEVEL	2,539,607	2,539,607	2,539,607	2,539,607	2,539,607	2,539,607
TWO STORY	2,539,607	2,539,607	2,539,607	2,539,607	2,539,607	2,539,607
	2,539,607	2,539,607	2,539,607	2,539,607	2,539,607	2,539,607

Total Single Family Costs by Manual : 2,539,607
Total Mobile Home Costs by Manual : 0
Total Town Home Costs by Manual : 0
Total Agricultural Costs by Manual : 166,140
Total Commercial Costs by Manual : 0

<<<<<<<<<<<< Single Family Sale Residual Values >>>>>>>>>>>>

* Style *	91..100	81..90	71..80	61..70	51..60	0..50
1 1/2 STY	2,372,387	2,372,387	2,372,387	2,372,387	2,372,387	2,372,387
1 1/4 STY	2,372,387	2,372,387	2,372,387	2,372,387	2,372,387	2,372,387
1 3/4 STY	2,372,387	2,372,387	2,372,387	2,372,387	2,372,387	2,372,387
BI-LVL	2,372,387	2,372,387	2,372,387	2,372,387	2,372,387	2,372,387
DOME	2,372,387	2,372,387	2,372,387	2,372,387	2,372,387	2,372,387
MODULAR	2,372,387	2,372,387	2,372,387	2,372,387	2,372,387	2,372,387
OLD FARM	2,372,387	2,372,387	2,372,387	2,372,387	2,372,387	2,372,387
QUAD-LEVEL	2,372,387	2,372,387	2,372,387	2,372,387	2,372,387	2,372,387
RAISED RANCH	2,372,387	2,372,387	2,372,387	2,372,387	2,372,387	2,372,387
RANCH	2,372,387	2,372,387	2,372,387	2,372,387	2,372,387	2,372,387
TRAILER	2,372,387	2,372,387	2,372,387	2,372,387	2,372,387	2,372,387
TRI-LEVEL	2,372,387	2,372,387	2,372,387	2,372,387	2,372,387	2,372,387
TWO STORY	2,372,387	2,372,387	2,372,387	2,372,387	2,372,387	2,372,387
	2,372,387	2,372,387	2,372,387	2,372,387	2,372,387	2,372,387

Total Single Family Sale Residual Values : 2,372,387
Total Mobile Home Sale Residual Values : 0
Total Town Home Sale Residual Values : 0
Total Agricultural Sale Residual Values : 161,306
Total Commercial Sale Residual Values : 0

<<<<<<<<<<<<< Statistics for this Analysis >>>>>>>>>>>>>

# Valid Sales	# Invalid Sales	Coefficient of Dispersion (%)	Coefficient of Variation (%)	Price Related Differential
12	5	10.30	14.30	0.993
After Application of E.C.F.s		10.01	13.96	0.992

<<<<<<< Economic Condition Factor Estimates (# of data points) >>>>>>>

* Style *	91..100	81..90	71..80	61..70	51..60	0..50
1 1/2 STY	0.934(12)	0.934(12)	0.934(12)	0.934(12)	0.934(12)	0.934(12)
1 1/4 STY	0.934(12)	0.934(12)	0.934(12)	0.934(12)	0.934(12)	0.934(12)
1 3/4 STY	0.934(12)	0.934(12)	0.934(12)	0.934(12)	0.934(12)	0.934(12)
BI-LVL	0.934(12)	0.934(12)	0.934(12)	0.934(12)	0.934(12)	0.934(12)
DOME	0.934(12)	0.934(12)	0.934(12)	0.934(12)	0.934(12)	0.934(12)
MODULAR	0.934(12)	0.934(12)	0.934(12)	0.934(12)	0.934(12)	0.934(12)
OLD FARM	0.934(12)	0.934(12)	0.934(12)	0.934(12)	0.934(12)	0.934(12)
QUAD-LEVEL	0.934(12)	0.934(12)	0.934(12)	0.934(12)	0.934(12)	0.934(12)
RAISED RANCH	0.934(12)	0.934(12)	0.934(12)	0.934(12)	0.934(12)	0.934(12)
RANCH	0.934(12)	0.934(12)	0.934(12)	0.934(12)	0.934(12)	0.934(12)
TRAILER	0.934(12)	0.934(12)	0.934(12)	0.934(12)	0.934(12)	0.934(12)
TRI-LEVEL	0.934(12)	0.934(12)	0.934(12)	0.934(12)	0.934(12)	0.934(12)
TWO STORY	0.934(12)	0.934(12)	0.934(12)	0.934(12)	0.934(12)	0.934(12)
	0.934(12)	0.934(12)	0.934(12)	0.934(12)	0.934(12)	0.934(12)

Single Family E.C.F. : 0.934 (12)
Mobile Home E.C.F. : 1.000 (0)
Town Home E.C.F. : 1.000 (0)
Agricultural E.C.F. : 0.971 (7)
Commercial E.C.F. : 1.000 (0)

Neighborhoods Used: TRNWQ.TWP RESIDENTIAL IN NW 1/4

<<<<<<<<<<<<< Settings for this Analysis >>>>>>>>>>>>>

Starting Date: 04/01/2021
Ending Date: 03/31/2023
Terms Selected: 1
Analyze by Style:
Analyze by %Good:
Show Valid Data : X
Show Invalid Data :
Show Costs and Residuals: X
Use Infl. Adj. Sale Prices:
Neighborhood(s): TRNWQ - TWP RESIDENTIAL IN NW 1/4

Max # of Res. Buildings:	10	Minimum E.C.F. (Residential):	0.10
		Maximum E.C.F. (Residential):	3.00
Max # of Ag. Buildings:	30	Minimum E.C.F. (Agricultural):	0.10
		Maximum E.C.F. (Agricultural):	3.00
Max # of C/I Buildings:	30	Minimum E.C.F. (Commercial):	0.10
		Maximum E.C.F. (Commercial):	3.00

Neighborhoods Used: TRNEQ.TWP RESIDENTIAL IN NE 1/4

10247 FARRAND RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
09-10-300-005	01/19/2023	TRNEQ 401	239,000	22,934

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	MODULAR	80	179,576	182,608	0.983

Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.
	36490	37106	0.983

13424 BLUEBERRY LN

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
09-12-200-002	12/01/2022	TRNEQ 401	232,000	37,580

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	TRI-LEVEL	74	187,324	205,128	0.913

Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.
	7096	7771	0.913

11416 LAKE RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
09-11-200-001	10/05/2022	TRNEQ 401	147,000	35,538

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	63	111,462	134,438	0.829

11479 FARRAND RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
09-11-400-029	08/19/2022	TRNEQ 401	198,900	25,240

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	88	173,660	211,368	0.822

13188 N STATE RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
09-10-300-018	06/28/2022	TRNEQ 401	150,000	35,875

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	MODULAR	70	108,139	144,782	0.747

Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.
	5986	8015	0.747

11310 MOSHER RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
09-14-400-008	09/23/2021	TRNEQ 401	399,900	37,729

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	TWO STORY	90	362,171	340,365	1.064

10284 FARRAND RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
09-15-200-001	08/24/2021	TRNEQ 401	225,000	23,000

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	65	202,000	193,513	1.044

Neighborhoods Used: TRNEQ.TWP RESIDENTIAL IN NE 1/4

<<<<<<<<<< Single Family Computed Costs by Manual >>>>>>>>>>

* Style *	91..100	81..90	71..80	61..70	51..60	0..50
1 1/2 STY	1,412,202	1,412,202	1,412,202	1,412,202	1,412,202	1,412,202
1 1/4 STY	1,412,202	1,412,202	1,412,202	1,412,202	1,412,202	1,412,202
1 3/4 STY	1,412,202	1,412,202	1,412,202	1,412,202	1,412,202	1,412,202
BI-LVL	1,412,202	1,412,202	1,412,202	1,412,202	1,412,202	1,412,202
DOME	1,412,202	1,412,202	1,412,202	1,412,202	1,412,202	1,412,202
MODULAR	1,412,202	1,412,202	1,412,202	1,412,202	1,412,202	1,412,202
OLD FARM	1,412,202	1,412,202	1,412,202	1,412,202	1,412,202	1,412,202
QUAD-LEVEL	1,412,202	1,412,202	1,412,202	1,412,202	1,412,202	1,412,202
RAISED RANCH	1,412,202	1,412,202	1,412,202	1,412,202	1,412,202	1,412,202
RANCH	1,412,202	1,412,202	1,412,202	1,412,202	1,412,202	1,412,202
TRAILER	1,412,202	1,412,202	1,412,202	1,412,202	1,412,202	1,412,202
TRI-LEVEL	1,412,202	1,412,202	1,412,202	1,412,202	1,412,202	1,412,202
TWO STORY	1,412,202	1,412,202	1,412,202	1,412,202	1,412,202	1,412,202
	1,412,202	1,412,202	1,412,202	1,412,202	1,412,202	1,412,202

Total Single Family Costs by Manual : 1,412,202
Total Mobile Home Costs by Manual : 0
Total Town Home Costs by Manual : 0
Total Agricultural Costs by Manual : 52,892
Total Commercial Costs by Manual : 0

<<<<<<<<<<<< Single Family Sale Residual Values >>>>>>>>>>>>

* Style *	91..100	81..90	71..80	61..70	51..60	0..50
1 1/2 STY	1,324,332	1,324,332	1,324,332	1,324,332	1,324,332	1,324,332
1 1/4 STY	1,324,332	1,324,332	1,324,332	1,324,332	1,324,332	1,324,332
1 3/4 STY	1,324,332	1,324,332	1,324,332	1,324,332	1,324,332	1,324,332
BI-LVL	1,324,332	1,324,332	1,324,332	1,324,332	1,324,332	1,324,332
DOME	1,324,332	1,324,332	1,324,332	1,324,332	1,324,332	1,324,332
MODULAR	1,324,332	1,324,332	1,324,332	1,324,332	1,324,332	1,324,332
OLD FARM	1,324,332	1,324,332	1,324,332	1,324,332	1,324,332	1,324,332
QUAD-LEVEL	1,324,332	1,324,332	1,324,332	1,324,332	1,324,332	1,324,332
RAISED RANCH	1,324,332	1,324,332	1,324,332	1,324,332	1,324,332	1,324,332
RANCH	1,324,332	1,324,332	1,324,332	1,324,332	1,324,332	1,324,332
TRAILER	1,324,332	1,324,332	1,324,332	1,324,332	1,324,332	1,324,332
TRI-LEVEL	1,324,332	1,324,332	1,324,332	1,324,332	1,324,332	1,324,332
TWO STORY	1,324,332	1,324,332	1,324,332	1,324,332	1,324,332	1,324,332
	1,324,332	1,324,332	1,324,332	1,324,332	1,324,332	1,324,332

Total Single Family Sale Residual Values : 1,324,332
Total Mobile Home Sale Residual Values : 0
Total Town Home Sale Residual Values : 0
Total Agricultural Sale Residual Values : 49,572
Total Commercial Sale Residual Values : 0

<<<<<<<<<<<<< Statistics for this Analysis >>>>>>>>>>>>>

# Valid Sales	# Invalid Sales	Coefficient of Dispersion (%)	Coefficient of Variation (%)	Price Related Differential
7	9	9.01	10.18	1.028
After Application of E.C.F.s		9.19	10.37	1.028

<<<<<<< Economic Condition Factor Estimates (# of data points) >>>>>>>

* Style *	91..100	81..90	71..80	61..70	51..60	0..50
1 1/2 STY	0.938(7)	0.938(7)	0.938(7)	0.938(7)	0.938(7)	0.938(7)
1 1/4 STY	0.938(7)	0.938(7)	0.938(7)	0.938(7)	0.938(7)	0.938(7)
1 3/4 STY	0.938(7)	0.938(7)	0.938(7)	0.938(7)	0.938(7)	0.938(7)
BI-LVL	0.938(7)	0.938(7)	0.938(7)	0.938(7)	0.938(7)	0.938(7)
DOME	0.938(7)	0.938(7)	0.938(7)	0.938(7)	0.938(7)	0.938(7)
MODULAR	0.938(7)	0.938(7)	0.938(7)	0.938(7)	0.938(7)	0.938(7)
OLD FARM	0.938(7)	0.938(7)	0.938(7)	0.938(7)	0.938(7)	0.938(7)
QUAD-LEVEL	0.938(7)	0.938(7)	0.938(7)	0.938(7)	0.938(7)	0.938(7)
RAISED RANCH	0.938(7)	0.938(7)	0.938(7)	0.938(7)	0.938(7)	0.938(7)
RANCH	0.938(7)	0.938(7)	0.938(7)	0.938(7)	0.938(7)	0.938(7)
TRAILER	0.938(7)	0.938(7)	0.938(7)	0.938(7)	0.938(7)	0.938(7)
TRI-LEVEL	0.938(7)	0.938(7)	0.938(7)	0.938(7)	0.938(7)	0.938(7)
TWO STORY	0.938(7)	0.938(7)	0.938(7)	0.938(7)	0.938(7)	0.938(7)
	0.938(7)	0.938(7)	0.938(7)	0.938(7)	0.938(7)	0.938(7)

Single Family E.C.F. : 0.938 (7)
Mobile Home E.C.F. : 1.000 (0)
Town Home E.C.F. : 1.000 (0)
Agricultural E.C.F. : 0.937 (3)
Commercial E.C.F. : 1.000 (0)

Neighborhoods Used: TRNEQ.TWP RESIDENTIAL IN NE 1/4

<<<<<<<<<<<<<< Settings for this Analysis >>>>>>>>>>>>>>

Starting Date: 04/01/2021
Ending Date: 03/31/2023
Terms Selected: 1
Analyze by Style:
Analyze by %Good:
Show Valid Data : X
Show Invalid Data :
Show Costs and Residuals: X
Use Infl. Adj. Sale Prices:
Neighborhood(s): TRNEQ - TWP RESIDENTIAL IN NE 1/4

Max # of Res. Buildings:	10	Minimum E.C.F. (Residential):	0.10
		Maximum E.C.F. (Residential):	3.00
Max # of Ag. Buildings:	30	Minimum E.C.F. (Agricultural):	0.10
		Maximum E.C.F. (Agricultural):	3.00
Max # of C/I Buildings:	30	Minimum E.C.F. (Commercial):	0.10
		Maximum E.C.F. (Commercial):	3.00

Neighborhoods Used: TRSWQ.TWP RESIDENTIAL IN SW 1/4

9098 N IRISH RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
09-32-551-007	11/18/2022 TRSWQ	401	100,000	16,117

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	81	83,883	102,724	0.817

9009 FRANCES RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
09-33-300-014	09/28/2022 TRSWQ	401	175,000	21,972

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	81	153,028	160,730	0.952

9139 GALE RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
09-32-400-005	07/22/2022 TRSWQ	401	195,000	28,000

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	76	154,160	173,039	0.891

Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.
	12840	14413	0.891

8340 DODGE RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
09-32-200-013	07/08/2022 TRSWQ	401	194,500	31,920

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	70	136,503	133,696	1.021

Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.
	26077	25541	1.021

9058 VASSAR RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
09-31-300-007	03/11/2022 TRSWQ	401	263,000	52,065

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	TWO STORY	65	201,885	205,426	0.983

Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.
	9050	9208	0.983

9367 N STATE RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
09-33-526-002	03/04/2022 TRSWQ	401	204,900	18,700

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	63	186,200	194,354	0.958

10289 N STATE RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
09-28-400-009	02/25/2022 TRSWQ	401	89,900	13,064

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1 1/2 STY	48	76,836	75,197	1.022

9521 HAMILL RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
09-21-200-017	02/18/2022 TRSWQ	401	160,000	21,000

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	82	124,876	135,641	0.921

Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.
	14124	15342	0.921

9194 E VIENNA RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
09-21-100-028	01/28/2022 TRSWQ	401	279,000	24,520

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	77	224,937	224,922	1.000

Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.
	29543	29541	1.000

11070 GALE RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
09-21-300-014	12/07/2021 TRSWQ	401	360,000	64,009

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	TWO STORY	85	256,632	278,550	0.921

Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.
	39359	42721	0.921

9351 N STATE RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
09-33-200-001	12/06/2021 TRSWQ	401	174,900	18,480

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	65	156,420	150,435	1.040

Neighborhoods Used: TRSWQ.TWP RESIDENTIAL IN SW 1/4

11261 IRISH RD

Parcel Number	** Valid Sale		** Class	AdjSalePrice	LandValue
09-19-576-003	06/22/2021	TRSWQ	401	139,000	20,907

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	73	118,093	119,264	0.990

11231 IRISH RD

Parcel Number	** Valid Sale		** Class	AdjSalePrice	LandValue
09-19-400-017	06/14/2021	TRSWQ	401	117,000	21,410

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	70	95,590	122,304	0.782

9425 PATRICIA DR

Parcel Number	** Valid Sale		** Class	AdjSalePrice	LandValue
09-33-526-011	04/29/2021	TRSWQ	401	195,000	18,700

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	TWO STORY	61	176,300	177,734	0.992

Neighborhoods Used: TRSWQ.TWP RESIDENTIAL IN SW 1/4

<<<<<<<<<< Single Family Computed Costs by Manual >>>>>>>>>>

* Style *	91..100	81..90	71..80	61..70	51..60	0..50
1 1/2 STY	2,254,017	2,254,017	2,254,017	2,254,017	2,254,017	2,254,017
1 1/4 STY	2,254,017	2,254,017	2,254,017	2,254,017	2,254,017	2,254,017
1 3/4 STY	2,254,017	2,254,017	2,254,017	2,254,017	2,254,017	2,254,017
BI-LVL	2,254,017	2,254,017	2,254,017	2,254,017	2,254,017	2,254,017
DOME	2,254,017	2,254,017	2,254,017	2,254,017	2,254,017	2,254,017
MODULAR	2,254,017	2,254,017	2,254,017	2,254,017	2,254,017	2,254,017
OLD FARM	2,254,017	2,254,017	2,254,017	2,254,017	2,254,017	2,254,017
QUAD-LEVEL	2,254,017	2,254,017	2,254,017	2,254,017	2,254,017	2,254,017
RAISED RANCH	2,254,017	2,254,017	2,254,017	2,254,017	2,254,017	2,254,017
RANCH	2,254,017	2,254,017	2,254,017	2,254,017	2,254,017	2,254,017
TRAILER	2,254,017	2,254,017	2,254,017	2,254,017	2,254,017	2,254,017
TRI-LEVEL	2,254,017	2,254,017	2,254,017	2,254,017	2,254,017	2,254,017
TWO STORY	2,254,017	2,254,017	2,254,017	2,254,017	2,254,017	2,254,017
	2,254,017	2,254,017	2,254,017	2,254,017	2,254,017	2,254,017

Total Single Family Costs by Manual : 2,254,017
Total Mobile Home Costs by Manual : 0
Total Town Home Costs by Manual : 0
Total Agricultural Costs by Manual : 136,765
Total Commercial Costs by Manual : 0

<<<<<<<<<<<< Single Family Sale Residual Values >>>>>>>>>>>>

* Style *	91..100	81..90	71..80	61..70	51..60	0..50
1 1/2 STY	2,145,343	2,145,343	2,145,343	2,145,343	2,145,343	2,145,343
1 1/4 STY	2,145,343	2,145,343	2,145,343	2,145,343	2,145,343	2,145,343
1 3/4 STY	2,145,343	2,145,343	2,145,343	2,145,343	2,145,343	2,145,343
BI-LVL	2,145,343	2,145,343	2,145,343	2,145,343	2,145,343	2,145,343
DOME	2,145,343	2,145,343	2,145,343	2,145,343	2,145,343	2,145,343
MODULAR	2,145,343	2,145,343	2,145,343	2,145,343	2,145,343	2,145,343
OLD FARM	2,145,343	2,145,343	2,145,343	2,145,343	2,145,343	2,145,343
QUAD-LEVEL	2,145,343	2,145,343	2,145,343	2,145,343	2,145,343	2,145,343
RAISED RANCH	2,145,343	2,145,343	2,145,343	2,145,343	2,145,343	2,145,343
RANCH	2,145,343	2,145,343	2,145,343	2,145,343	2,145,343	2,145,343
TRAILER	2,145,343	2,145,343	2,145,343	2,145,343	2,145,343	2,145,343
TRI-LEVEL	2,145,343	2,145,343	2,145,343	2,145,343	2,145,343	2,145,343
TWO STORY	2,145,343	2,145,343	2,145,343	2,145,343	2,145,343	2,145,343
	2,145,343	2,145,343	2,145,343	2,145,343	2,145,343	2,145,343

Total Single Family Sale Residual Values : 2,145,343
Total Mobile Home Sale Residual Values : 0
Total Town Home Sale Residual Values : 0
Total Agricultural Sale Residual Values : 130,993
Total Commercial Sale Residual Values : 0

<<<<<<<<<<<<<< Statistics for this Analysis >>>>>>>>>>>>>>

# Valid Sales	# Invalid Sales	Coefficient of Dispersion (%)	Coefficient of Variation (%)	Price Related Differential
14	2	5.43	7.21	1.007
After Application of E.C.F.s		5.43	7.27	1.007

<<<<<<< Economic Condition Factor Estimates (# of data points) >>>>>>>

* Style *	91..100	81..90	71..80	61..70	51..60	0..50
1 1/2 STY	0.952(14)	0.952(14)	0.952(14)	0.952(14)	0.952(14)	0.952(14)
1 1/4 STY	0.952(14)	0.952(14)	0.952(14)	0.952(14)	0.952(14)	0.952(14)
1 3/4 STY	0.952(14)	0.952(14)	0.952(14)	0.952(14)	0.952(14)	0.952(14)
BI-LVL	0.952(14)	0.952(14)	0.952(14)	0.952(14)	0.952(14)	0.952(14)
DOME	0.952(14)	0.952(14)	0.952(14)	0.952(14)	0.952(14)	0.952(14)
MODULAR	0.952(14)	0.952(14)	0.952(14)	0.952(14)	0.952(14)	0.952(14)
OLD FARM	0.952(14)	0.952(14)	0.952(14)	0.952(14)	0.952(14)	0.952(14)
QUAD-LEVEL	0.952(14)	0.952(14)	0.952(14)	0.952(14)	0.952(14)	0.952(14)
RAISED RANCH	0.952(14)	0.952(14)	0.952(14)	0.952(14)	0.952(14)	0.952(14)
RANCH	0.952(14)	0.952(14)	0.952(14)	0.952(14)	0.952(14)	0.952(14)
TRAILER	0.952(14)	0.952(14)	0.952(14)	0.952(14)	0.952(14)	0.952(14)
TRI-LEVEL	0.952(14)	0.952(14)	0.952(14)	0.952(14)	0.952(14)	0.952(14)
TWO STORY	0.952(14)	0.952(14)	0.952(14)	0.952(14)	0.952(14)	0.952(14)
	0.952(14)	0.952(14)	0.952(14)	0.952(14)	0.952(14)	0.952(14)

Single Family E.C.F. : 0.952 (14)
Mobile Home E.C.F. : 1.000 (0)
Town Home E.C.F. : 1.000 (0)
Agricultural E.C.F. : 0.958 (6)
Commercial E.C.F. : 1.000 (0)

Neighborhoods Used: TRSWQ.TWP RESIDENTIAL IN SW 1/4

<<<<<<<<<<<<<< Settings for this Analysis >>>>>>>>>>>>>>

Starting Date: 04/01/2021
Ending Date: 03/31/2023
Terms Selected: 1
Analyze by Style:
Analyze by %Good:
Show Valid Data : X
Show Invalid Data :
Show Costs and Residuals: X
Use Infl. Adj. Sale Prices:
Neighborhood(s): TRSWQ - TWP RESIDENTIAL IN SW 1/4

Max # of Res. Buildings:	10	Minimum E.C.F. (Residential):	0.10
		Maximum E.C.F. (Residential):	3.00
Max # of Ag. Buildings:	30	Minimum E.C.F. (Agricultural):	0.10
		Maximum E.C.F. (Agricultural):	3.00
Max # of C/I Buildings:	30	Minimum E.C.F. (Commercial):	0.10
		Maximum E.C.F. (Commercial):	3.00

Neighborhoods Used: 01200 - VILLAGE OF OTTER LAKE, 28528 - VILLAGE OF OTISVILLE

118 WOODWARD ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
09-28-527-026	02/21/2023 28528	401	130,000	13,418

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	TWO STORY	58	109,391	115,566	0.947

Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.
	7191	7597	0.947

447 S STATE ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
09-28-200-028	12/06/2022 28528	401	144,000	12,099

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	68	131,901	126,308	1.044

217 ORCHARD ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
09-28-527-042	10/07/2022 28528	401	133,000	12,072

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	MODULAR	75	108,136	119,605	0.904

Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.
	12792	14149	0.904

9510 HAMILL RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
09-21-400-009	06/28/2022 28528	401	160,000	22,296

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	53	137,704	110,013	1.252

122 S WOODWARD ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
09-28-527-027	06/16/2022 28528	401	130,000	13,418

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	79	116,582	122,127	0.955

216 W MAIN ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
09-21-580-005	05/18/2022 28528	401	93,500	7,666

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	69	85,834	100,376	0.855

110 LEROY ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
09-22-552-004	05/10/2022 28528	401	150,000	14,476

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	71	135,524	150,423	0.901

215 GROVE ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
09-21-579-065	05/05/2022 28528	401	65,000	11,027

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	77	50,586	62,811	0.805

Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.
	3387	4205	0.805

475 S STATE ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
09-28-200-031	04/22/2022 28528	401	179,900	16,989

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	85	162,911	156,499	1.041

130 WOODWARD ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
09-28-527-029	02/28/2022 28528	401	125,000	13,418

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	73	111,582	117,651	0.948

137 PARK ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
09-28-528-046	02/16/2022 28528	401	260,000	50,000

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1 1/2 STY	70	210,000	152,075	1.381

122 MAPLEWOOD DR

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
09-21-577-022	12/29/2021 28528	401	133,000	13,488

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	MODULAR	75	119,512	124,689	0.958

Neighborhoods Used: 01200 - VILLAGE OF OTTER LAKE, 28528 - VILLAGE OF OTISVILLE

131 PINE ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
09-21-580-008	12/29/2021 28528	401	93,000	17,049

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	TWO STORY	57	75,951	87,339	0.870

152 JEFFERSON ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
09-28-527-023	12/16/2021 28528	401	149,900	11,952

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	TWO STORY	62	137,948	155,440	0.887

437 S STATE ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
09-28-200-027	11/12/2021 28528	401	164,500	19,406

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	74	145,094	162,555	0.893

221 GROVE ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
09-21-579-066	09/29/2021 28528	401	120,000	19,920

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	66	94,888	123,531	0.768

Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.
	5192	6759	0.768

143 JEFFERSON ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
09-28-527-010	09/01/2021 28528	401	84,400	9,481

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	72	74,919	96,493	0.776

123 ATHLETIC ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
09-21-577-001	08/17/2021 28528	401	135,000	16,637

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	79	118,363	146,322	0.809

115 CENTER ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
09-22-551-005	04/27/2021 28528	401	189,900	39,840

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	61	150,060	180,929	0.829

211 W MAIN ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
09-28-527-003	04/12/2021 28528	401	184,000	19,920

Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	TWO STORY	55	154,351	149,698	1.031

Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.
	9729	9436	1.031

Neighborhoods Used: 01200 - VILLAGE OF OTTER LAKE, 28528 - VILLAGE OF OTISVILLE

<<<<<<<<<< Single Family Computed Costs by Manual >>>>>>>>>>

* Style *	91..100	81..90	71..80	61..70	51..60	0..50
1 1/2 STY	2,560,449	2,560,449	2,560,449	2,560,449	2,560,449	2,560,449
1 1/4 STY	2,560,449	2,560,449	2,560,449	2,560,449	2,560,449	2,560,449
1 3/4 STY	2,560,449	2,560,449	2,560,449	2,560,449	2,560,449	2,560,449
BI-LVL	2,560,449	2,560,449	2,560,449	2,560,449	2,560,449	2,560,449
DOME	2,560,449	2,560,449	2,560,449	2,560,449	2,560,449	2,560,449
MODULAR	2,560,449	2,560,449	2,560,449	2,560,449	2,560,449	2,560,449
OLD FARM	2,560,449	2,560,449	2,560,449	2,560,449	2,560,449	2,560,449
QUAD-LEVEL	2,560,449	2,560,449	2,560,449	2,560,449	2,560,449	2,560,449
RAISED RANCH	2,560,449	2,560,449	2,560,449	2,560,449	2,560,449	2,560,449
RANCH	2,560,449	2,560,449	2,560,449	2,560,449	2,560,449	2,560,449
TRAILER	2,560,449	2,560,449	2,560,449	2,560,449	2,560,449	2,560,449
TRI-LEVEL	2,560,449	2,560,449	2,560,449	2,560,449	2,560,449	2,560,449
TWO STORY	2,560,449	2,560,449	2,560,449	2,560,449	2,560,449	2,560,449
	2,560,449	2,560,449	2,560,449	2,560,449	2,560,449	2,560,449

Total Single Family Costs by Manual : 2,560,449
Total Mobile Home Costs by Manual : 0
Total Town Home Costs by Manual : 0
Total Agricultural Costs by Manual : 42,146
Total Commercial Costs by Manual : 0

<<<<<<<<<<<< Single Family Sale Residual Values >>>>>>>>>>>>

* Style *	91..100	81..90	71..80	61..70	51..60	0..50
1 1/2 STY	2,431,237	2,431,237	2,431,237	2,431,237	2,431,237	2,431,237
1 1/4 STY	2,431,237	2,431,237	2,431,237	2,431,237	2,431,237	2,431,237
1 3/4 STY	2,431,237	2,431,237	2,431,237	2,431,237	2,431,237	2,431,237
BI-LVL	2,431,237	2,431,237	2,431,237	2,431,237	2,431,237	2,431,237
DOME	2,431,237	2,431,237	2,431,237	2,431,237	2,431,237	2,431,237
MODULAR	2,431,237	2,431,237	2,431,237	2,431,237	2,431,237	2,431,237
OLD FARM	2,431,237	2,431,237	2,431,237	2,431,237	2,431,237	2,431,237
QUAD-LEVEL	2,431,237	2,431,237	2,431,237	2,431,237	2,431,237	2,431,237
RAISED RANCH	2,431,237	2,431,237	2,431,237	2,431,237	2,431,237	2,431,237
RANCH	2,431,237	2,431,237	2,431,237	2,431,237	2,431,237	2,431,237
TRAILER	2,431,237	2,431,237	2,431,237	2,431,237	2,431,237	2,431,237
TRI-LEVEL	2,431,237	2,431,237	2,431,237	2,431,237	2,431,237	2,431,237
TWO STORY	2,431,237	2,431,237	2,431,237	2,431,237	2,431,237	2,431,237
	2,431,237	2,431,237	2,431,237	2,431,237	2,431,237	2,431,237

Total Single Family Sale Residual Values : 2,431,237
Total Mobile Home Sale Residual Values : 0
Total Town Home Sale Residual Values : 0
Total Agricultural Sale Residual Values : 38,291
Total Commercial Sale Residual Values : 0

<<<<<<<<<<<<< Statistics for this Analysis >>>>>>>>>>>>>

# Valid Sales	# Invalid Sales	Coefficient of Dispersion (%)	Coefficient of Variation (%)	Price Related Differential
20	5	8.63	11.80	1.025
After Application of E.C.F.s		8.66	11.71	1.024

<<<<<<< Economic Condition Factor Estimates (# of data points) >>>>>>>

* Style *	91..100	81..90	71..80	61..70	51..60	0..50
1 1/2 STY	0.950(20)	0.950(20)	0.950(20)	0.950(20)	0.950(20)	0.950(20)
1 1/4 STY	0.950(20)	0.950(20)	0.950(20)	0.950(20)	0.950(20)	0.950(20)
1 3/4 STY	0.950(20)	0.950(20)	0.950(20)	0.950(20)	0.950(20)	0.950(20)
BI-LVL	0.950(20)	0.950(20)	0.950(20)	0.950(20)	0.950(20)	0.950(20)
DOME	0.950(20)	0.950(20)	0.950(20)	0.950(20)	0.950(20)	0.950(20)
MODULAR	0.950(20)	0.950(20)	0.950(20)	0.950(20)	0.950(20)	0.950(20)
OLD FARM	0.950(20)	0.950(20)	0.950(20)	0.950(20)	0.950(20)	0.950(20)
QUAD-LEVEL	0.950(20)	0.950(20)	0.950(20)	0.950(20)	0.950(20)	0.950(20)
RAISED RANCH	0.950(20)	0.950(20)	0.950(20)	0.950(20)	0.950(20)	0.950(20)
RANCH	0.950(20)	0.950(20)	0.950(20)	0.950(20)	0.950(20)	0.950(20)
TRAILER	0.950(20)	0.950(20)	0.950(20)	0.950(20)	0.950(20)	0.950(20)
TRI-LEVEL	0.950(20)	0.950(20)	0.950(20)	0.950(20)	0.950(20)	0.950(20)
TWO STORY	0.950(20)	0.950(20)	0.950(20)	0.950(20)	0.950(20)	0.950(20)
	0.950(20)	0.950(20)	0.950(20)	0.950(20)	0.950(20)	0.950(20)

Single Family E.C.F. : 0.950 (20)
Mobile Home E.C.F. : 1.000 (0)
Town Home E.C.F. : 1.000 (0)
Agricultural E.C.F. : 0.909 (5)
Commercial E.C.F. : 1.000 (0)

Neighborhoods Used: 01200 - VILLAGE OF OTTER LAKE, 28528 - VILLAGE OF OTISVILLE

<<<<<<<<<<<<<< Settings for this Analysis >>>>>>>>>>>>>>

Starting Date: 04/01/2021
Ending Date: 03/31/2023
Terms Selected: 1
Analyze by Style:
Analyze by %Good:
Show Valid Data : X
Show Invalid Data :
Show Costs and Residuals: X
Use Infl. Adj. Sale Prices:
Neighborhood(s): 01200 - VILLAGE OF OTTER LAKE, 28528 - VILLAGE OF OTISVILLE

Max # of Res. Buildings: 10
Minimum E.C.F. (Residential): 0.10
Maximum E.C.F. (Residential): 3.00

Max # of Ag. Buildings: 30
Minimum E.C.F. (Agricultural): 0.10
Maximum E.C.F. (Agricultural): 3.00

Max # of C/I Buildings: 30
Minimum E.C.F. (Commercial): 0.10
Maximum E.C.F. (Commercial): 3.00