

Hidden Hollow ECF

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
02-385-0004-000	104 MURRAY CT	11/24/20	\$155,000	WD	03-ARM'S LENGTH	\$155,000	\$61,300	39.55	\$152,458	\$43,781	\$111,219	\$122,109	0.911	960	\$115.85	385	4.5168	Ranch
02-385-0007-000	107 MURRAY CT	03/22/22	\$190,000	WD	03-ARM'S LENGTH	\$190,000	\$57,500	30.26	\$141,934	\$45,318	\$144,682	\$108,557	1.333	1,056	\$137.01	385	37.6785	Ranch
02-385-0011-000	111 MURRAY CT	03/18/22	\$176,000	WD	03-ARM'S LENGTH	\$176,000	\$73,800	41.93	\$182,890	\$54,786	\$121,214	\$143,937	0.842	1,780	\$68.10	385	11.3854	2 Story
02-385-0012-000	112 MURRAY CT	04/08/21	\$153,000	WD	03-ARM'S LENGTH	\$153,000	\$72,700	47.52	\$174,968	\$46,150	\$106,850	\$144,739	0.738	1,104	\$96.78	385	21.7762	Ranch
Totals:			\$674,000			\$674,000	\$265,300		\$652,250		\$483,965	\$519,343			\$104.44		2.4106	
							Sale. Ratio =>	39.36				E.C.F. =>	0.932		Std. Deviation=>	0.261017326		
							Std. Dev. =>	7.19				Ave. E.C.F. =>	0.956		Ave. Variance=>	18.8392	Coefficient of Var=>	19.70660856
												.93 for 2023						