

Mariner's Landing 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
02-285-0001-000	210 HURON LANE	04/30/21	\$136,000	WD	03-ARM'S LENGTH	\$136,000	\$58,300	42.87	\$133,935	\$0	\$136,000	\$145,582	0.934	1,044	\$130.27	285	0.9911	Ranch
02-285-0002-000	220 HURON LANE	04/24/20	\$134,900	WD	03-ARM'S LENGTH	\$134,900	\$62,500	46.33	\$146,468	\$0	\$134,900	\$159,204	0.847	1,176	\$114.71	285	7.6935	Ranch
02-285-0010-000	1030 CHANNEL DR	09/03/20	\$145,000	WD	03-ARM'S LENGTH	\$145,000	\$57,100	39.38	\$133,979	\$0	\$145,000	\$145,629	0.996	1,044	\$138.89	285	7.1405	Ranch
02-285-0023-000	251 MICHIGAN DRIVE	11/01/21	\$139,900	WD	03-ARM'S LENGTH	\$139,900	\$64,500	46.10	\$148,201	\$0	\$139,900	\$161,088	0.868	1,220	\$114.67	285	5.5805	Ranch
02-285-0025-000	210 MICHIGAN DRIVE	01/04/21	\$135,000	WD	03-ARM'S LENGTH	\$135,000	\$57,100	42.30	\$133,979	\$0	\$135,000	\$145,629	0.927	1,044	\$129.31	285	0.2737	Ranch
02-285-0035-000	251 SUPERIOR AVE	04/29/21	\$140,000	WD	03-ARM'S LENGTH	\$140,000	\$63,200	45.14	\$145,334	\$0	\$140,000	\$157,972	0.886	1,088	\$128.68	285	3.8039	Ranch
02-285-0038-000	250 SUPERIOR AVE	08/20/21	\$150,000	WD	03-ARM'S LENGTH	\$150,000	\$61,700	41.13	\$141,925	\$0	\$150,000	\$154,266	0.972	1,088	\$137.87	285	4.8071	Ranch
02-285-0073-000	630 CHANNEL DR	02/28/22	\$144,000	WD	03-ARM'S LENGTH	\$144,000	\$59,900	41.60	\$137,664	\$1,884	\$142,116	\$147,587	0.963	1,044	\$136.13	285	3.8657	Ranch
Totals:			\$1,124,800			\$1,124,800	\$484,300		\$1,121,485		\$1,122,916	\$1,216,958			\$128.82		0.1550	
							Sale. Ratio =>	43.06				E.C.F. =>	0.923		Std. Deviation=>	0.052765859		
							Std. Dev. =>	2.52				Ave. E.C.F. =>	0.924		Ave. Variance=>	4.2695	Coefficient of Var=>	4.619287683
												.92 for 2023						