



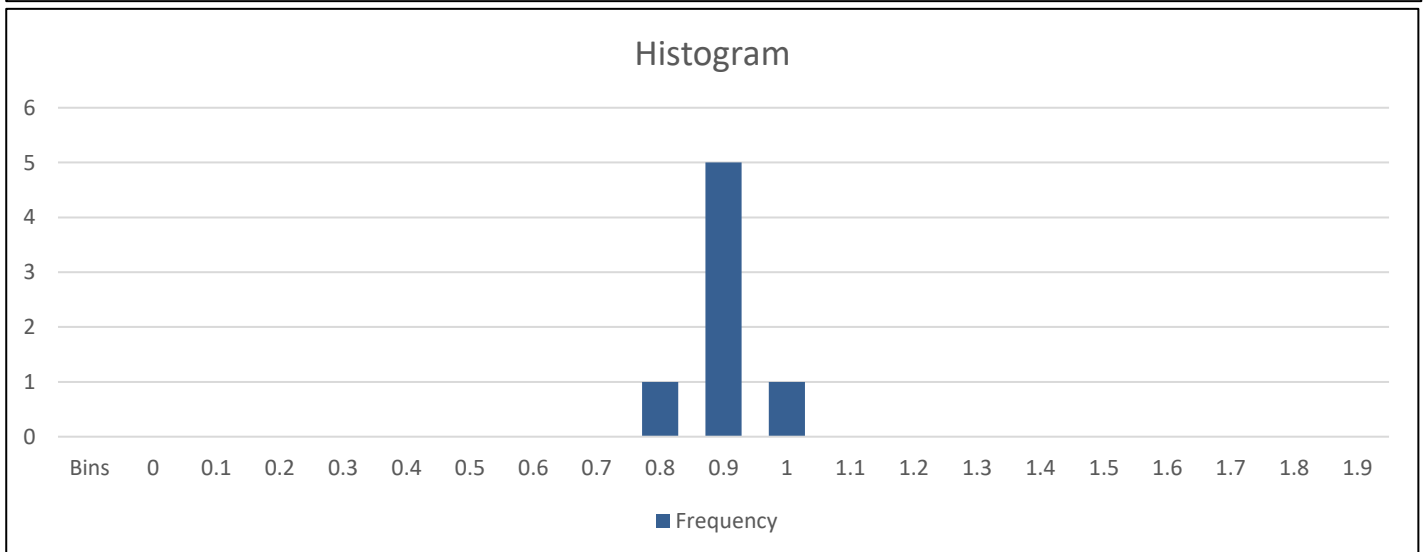
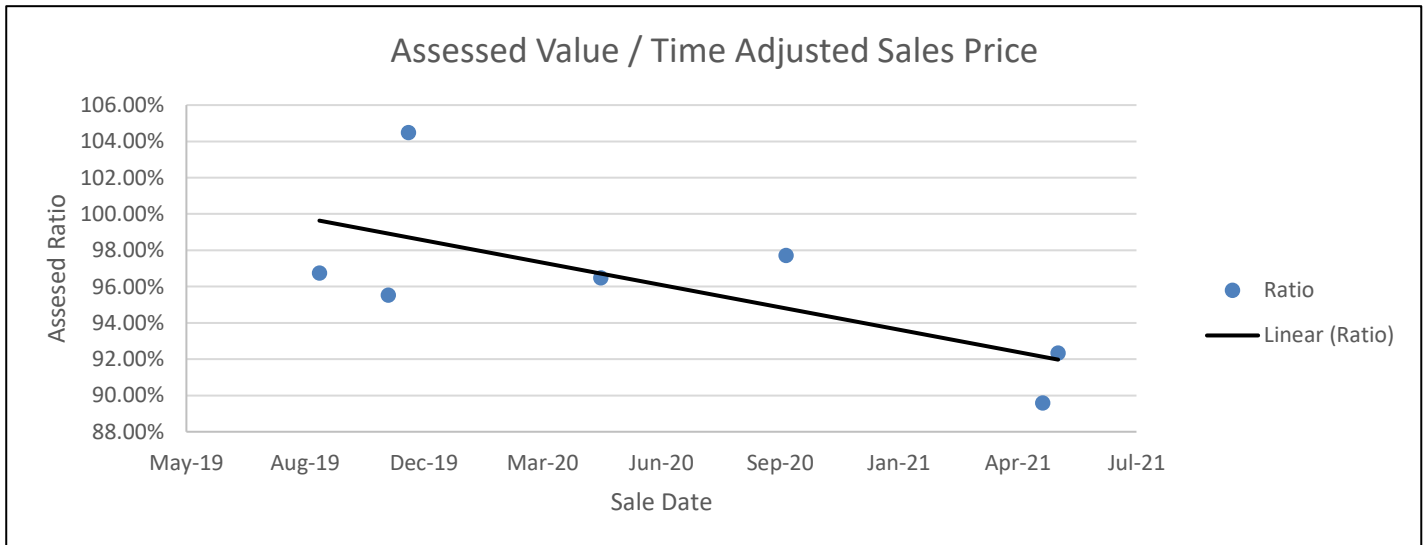
Franklin County Assessor Statistical Summary Report

8/20/2021

SALES SELECTION INFORMATION		
Sale Date Range	Start 1/1/2019	End Date 5/18/2021
Statistical Study Area	NBHD 106	
Index Creation Date	08/20/21	
Number Of Sales In The Index	7	
Ratios Calculated Using	CURRENT APPRAISED VALUES	

Measure	Result
Sales Ratio Lo Range	89.58%
Sales Ratio Hi Range	104.48%
Mean	96.13%
Median	96.48%
Aggregate Mean	96.09%
Variance	0.00217
Standard Deviation	0.04662
Coefficient of Variation	0.04849
Average Absolute Deviation	0.03121
Coefficient of Dispersion	0.03235
Price Related Differential	1.00034

Style	Average of Ratio
One Story	92.34%
Two Story	97.06%
1 1/2 Story Finished	96.14%
Grand Total	96.13%



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Statistical Summary Report**

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<u>Parcel#</u>	<u>NBHD</u>	<u>Address</u>	<u>SaleDate</u>	<u>Sale Price</u>	<u>TASP</u>	<u>Ratio</u>	<u>DeedType</u>	<u>Excise#</u>	<u>Yr Blt</u>	<u>Style</u>	<u>Sqft</u>	<u>Bsmt</u>	<u>Qual</u>	<u>Cond</u>
119670300	106	913 CHRISTOPHER LN	11/1/2019	\$395,000	\$446,350	95.53%	SWD	63438	2008	1 1/2 Story Finished	2018		Avg+	Avg
119670283	106	6712 W OCTAVE ST	9/4/2019	\$459,900	\$528,885	96.75%	SWD	62861	2005	1 1/2 Story Finished	2666		Good	Avg
119670293	106	1002 CHRISTOPHER LN	5/18/2021	\$575,000	\$552,000	92.34%	SWD	68465	2018	One Story	2488		Good	Avg
119670272	106	6709 W OCTAVE ST	4/28/2020	\$397,207	\$428,984	96.48%	SWD	64931	2007	Two Story	2102		Avg	Avg
119670285	106	6704 W OCTAVE ST	5/5/2021	\$565,000	\$542,400	89.58%	SWD	68335	2006	Two Story	3282		Avg	Avg
119670289	106	6604 W OCTAVE ST	11/18/2019	\$455,000	\$514,150	104.48%	SWD	63613	2007	Two Story	3012		Avg+	Avg
119670292	106	1006 CHRISTOPHER LN	10/1/2020	\$622,500	\$634,950	97.71%	SWD	66195	2006	Two Story	3884		Good	Avg