



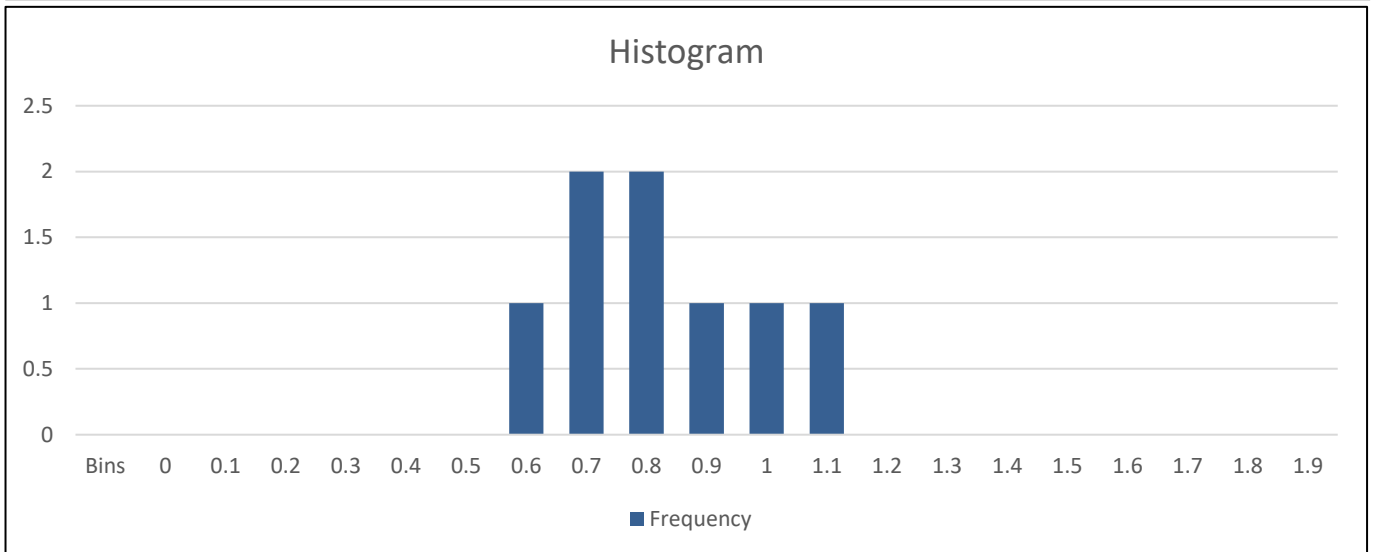
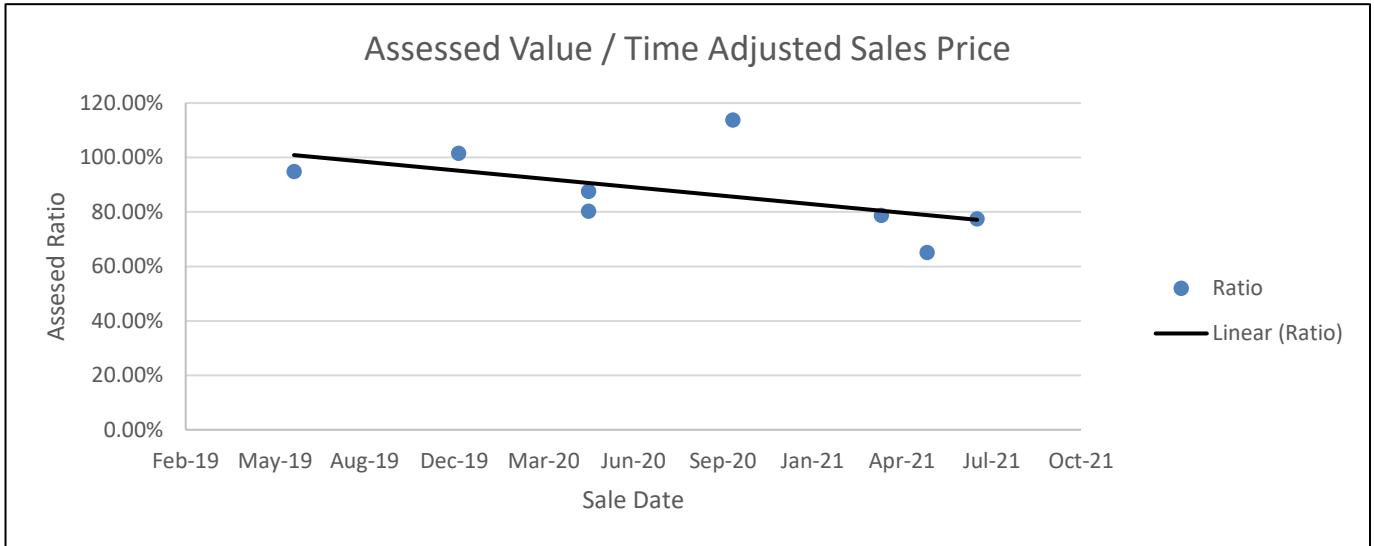
Franklin County Assessor Statistical Summary Report

8/20/2021

SALES SELECTION INFORMATION		
Sale Date Range	Start 1/1/2019	End Date 7/7/2021
Statistical Study Area	NBHD 411	
Index Creation Date	08/20/21	
Number Of Sales In The Index	8	
Ratios Calculated Using	CURRENT APPRAISED VALUES	

Measure	Result
Sales Ratio Lo Range	65.13%
Sales Ratio Hi Range	113.80%
Mean	87.43%
Median	83.90%
Aggregate Mean	89.09%
Variance	0.02392
Standard Deviation	0.15465
Coefficient of Variation	0.17689
Average Absolute Deviation	0.12028
Coefficient of Dispersion	0.14336
Price Related Differential	0.98133

Style	Average of Ratio
One Story	95.10%
Two Story	94.89%
One Story/Bsmt	74.71%
Grand Total	87.43%



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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>
124040092	411	5355 W SAGEMOOR RD	10/7/2020	\$850,000	\$858,500	113.80%	SWD	66275	2011	One Story	1800		Avg	Avg
124110078	411	4800 ALDER RD	12/6/2019	\$589,000	\$624,340	101.56%	SWD	63832	1960	One Story	2264		Avg+	Avg
124090163	411	10 AMBER RD	7/7/2021	\$550,000	\$533,500	77.47%	SWD	68979	1994	One Story	864		Fair+	Avg
123240144	411	10581 GLADE NORTH RD	4/29/2020	\$355,000	\$369,200	87.57%	SWD	64936	1980	One Story	1632		Fair+	Avg
123341080	411	500 HAWORTH RD	5/12/2021	\$629,500	\$616,910	65.13%	SWD	68404	1965	One Story/Bsmt	1362	972	Fair+	Avg
124410119	411	221 W SAGEMOOR RD	3/22/2021	\$470,000	\$465,300	78.77%	SWD	67868	1973	One Story/Bsmt	1484	560	Fair+	Fair+
123220219	411	2441 ELM RD	4/29/2020	\$450,000	\$468,000	80.24%	SWD	64955	1959	One Story/Bsmt	1795	480	Fair+	Good
124510010	411	4422 E VINEYARD DR	6/5/2019	\$236,000	\$257,240	94.89%	SWD	61964	1960	Two Story	1872		Fair	Fair+