



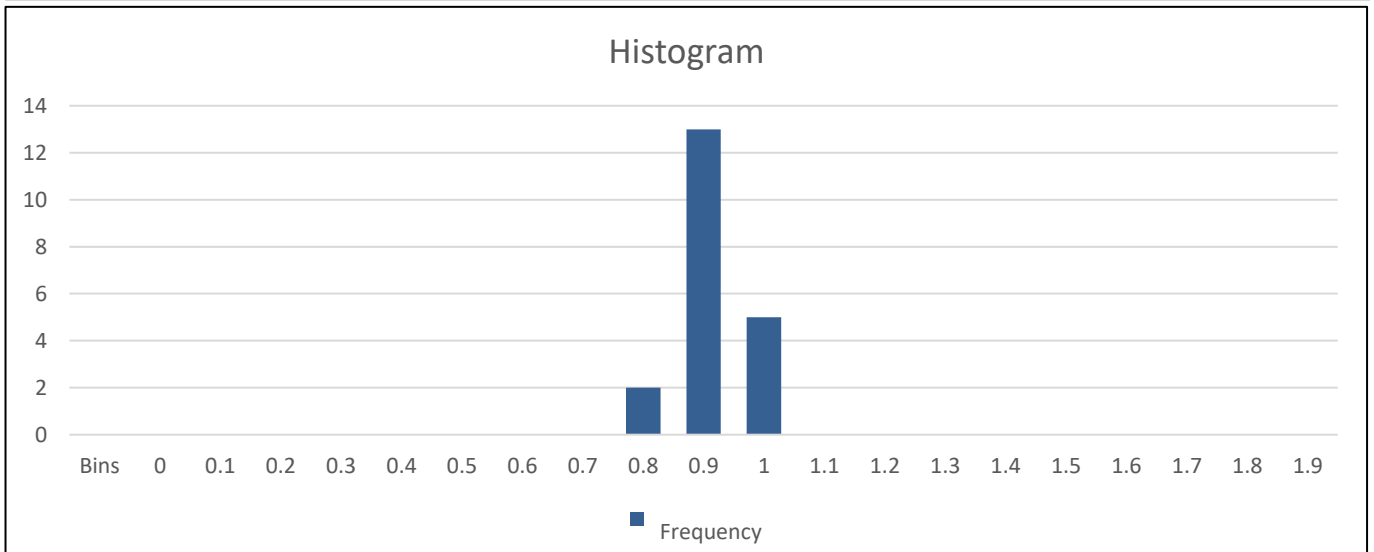
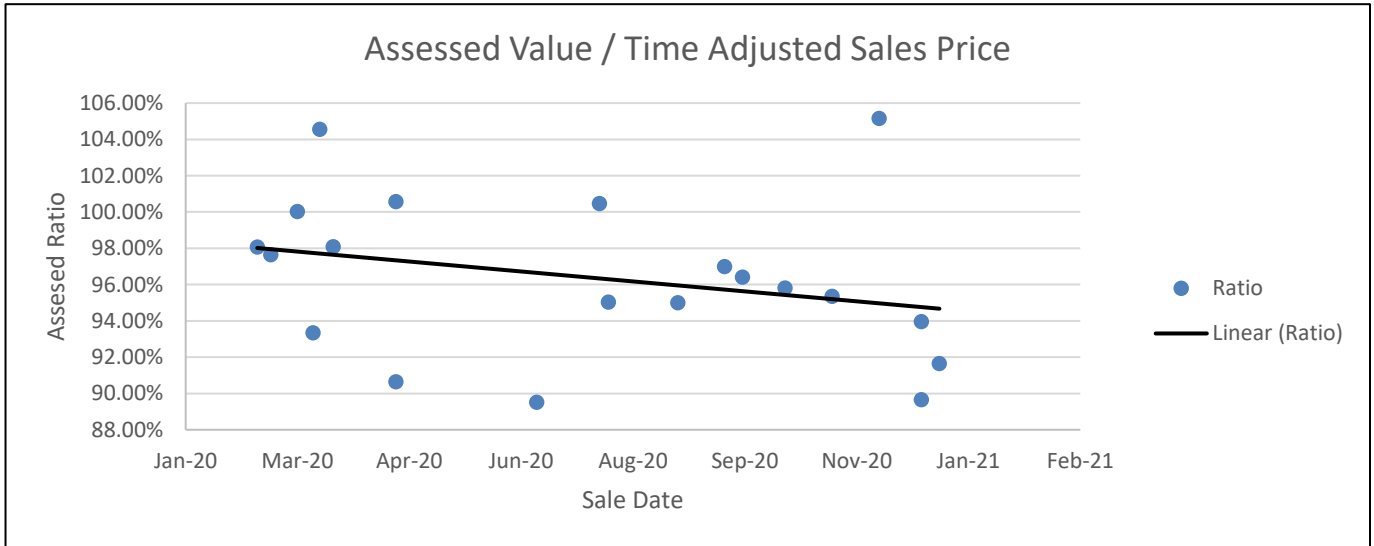
Franklin County Assessor Statistical Summary Report

8/20/2021

SALES SELECTION INFORMATION		
Sale Date Range	Start 1/1/2020	End Date 12/31/2020
Statistical Study Area	NBHD 107	
Index Creation Date	08/20/21	
Number Of Sales In The Index	20	
Ratios Calculated Using	CURRENT APPRAISED VALUES	

Measure	Result
Sales Ratio Lo Range	89.51%
Sales Ratio Hi Range	105.15%
Mean	96.40%
Median	96.11%
Aggregate Mean	96.30%
Variance	0.00193
Standard Deviation	0.04394
Coefficient of Variation	0.04558
Average Absolute Deviation	0.03401
Coefficient of Dispersion	0.03539
Price Related Differential	1.00096

Style	Average of Ratio
One Story	96.79%
Two Story	96.14%
One Story/Bsmt	89.51%
Bi-level/Bsmt	98.08%
Grand Total	96.40%



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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>Soft</u>	<u>Bsmt</u>	<u>Qual</u>	<u>Cond</u>
117420129	107	6220 WOODBINE DR	3/26/2020	\$309,900	\$337,791	98.08%	SWD	64698	2007	Bi-level/Bsmt	1276	1276	Fair+	Avg
117420083	107	3405 KEENELAND LN	12/14/2020	\$270,000	\$270,000	93.96%	SWD	66899	2009	One Story	1160		Avg	Avg
117420092	107	3308 CALDER LN	3/20/2020	\$250,000	\$272,500	104.55%	SWD	64657	2009	One Story	1270		Avg	Avg
117420086	107	3309 KEENELAND LN	11/4/2020	\$284,000	\$286,840	95.35%	SWD	66578	2008	One Story	1286		Avg	Avg
117470164	107	5518 CHAPEL HILL BLVD	7/27/2020	\$282,000	\$296,100	95.04%	SWD	65581	2017	One Story	1406		Avg	Avg
117430184	107	3216 AQUEDUCT LN	4/23/2020	\$260,000	\$280,800	100.57%	SWD	64879	2013	One Story	1412		Avg	Avg
117470180	107	5812 CHAPEL HILL BLVD	3/10/2020	\$259,000	\$282,310	100.03%	SWD	64558	2016	One Story	1456		Avg	Avg
117470113	107	5613 BELMONT DR	9/25/2020	\$317,000	\$326,510	96.41%	SWD	66191	2012	One Story	1536		Avg	Avg
117430157	107	6113 TURF PARADISE DR	7/23/2020	\$299,000	\$313,950	100.46%	SWD	65588	2013	One Story	1615		Avg	Avg
117430232	107	6315 PIMLICO DR	2/27/2020	\$320,000	\$352,000	97.64%	SWD	64459	2013	One Story	1845		Avg+	Avg
117420064	107	3307 EMERALD DOWNS LN	4/23/2020	\$256,000	\$276,480	90.64%	SWD	64895	2007	One Story	1184		Fair+	Avg
117420057	107	3406 EMERALD DOWNS LN	12/14/2020	\$288,000	\$288,000	89.65%	SWD	66904	2007	One Story	1184		Fair+	Avg
117420066	107	3412 HAWTHORNE LN	12/22/2020	\$280,000	\$280,000	91.64%	SWD	67055	2007	One Story	1184		Fair+	Avg
117420019	107	6312 DEL MAR CT	8/27/2020	\$273,000	\$283,920	94.99%	SWD	65885	2006	One Story	1340		Fair+	Avg
117420028	107	6314 THISTLEDOWN DR	11/25/2020	\$279,000	\$281,790	105.15%	SWD	66738	2009	One Story	1344		Fair+	Avg
117470135	107	5705 PIMLICO DR	10/14/2020	\$295,000	\$300,900	95.81%	SWD	66322	2014	One Story	1344		Fair+	Avg
117470146	107	5408 PIMLICO DR	6/25/2020	\$350,000	\$371,000	89.51%	SWD	65355	2014	One Story/Bsmt	1538	1538	Avg	Avg
117420139	107	6008 WOODBINE DR	2/21/2020	\$260,000	\$286,000	98.08%	SWD	64392	2007	Two Story	1495		Avg	Avg
117470099	107	5903 THISTLEDOWN DR	3/17/2020	\$320,000	\$348,800	93.35%	SWD	64627	2010	Two Story	1797		Avg	Avg
117470092	107	5908 THISTLEDOWN DR	9/17/2020	\$322,000	\$331,660	97.00%	SWD	66050	2009	Two Story	1797		Avg+	Avg