



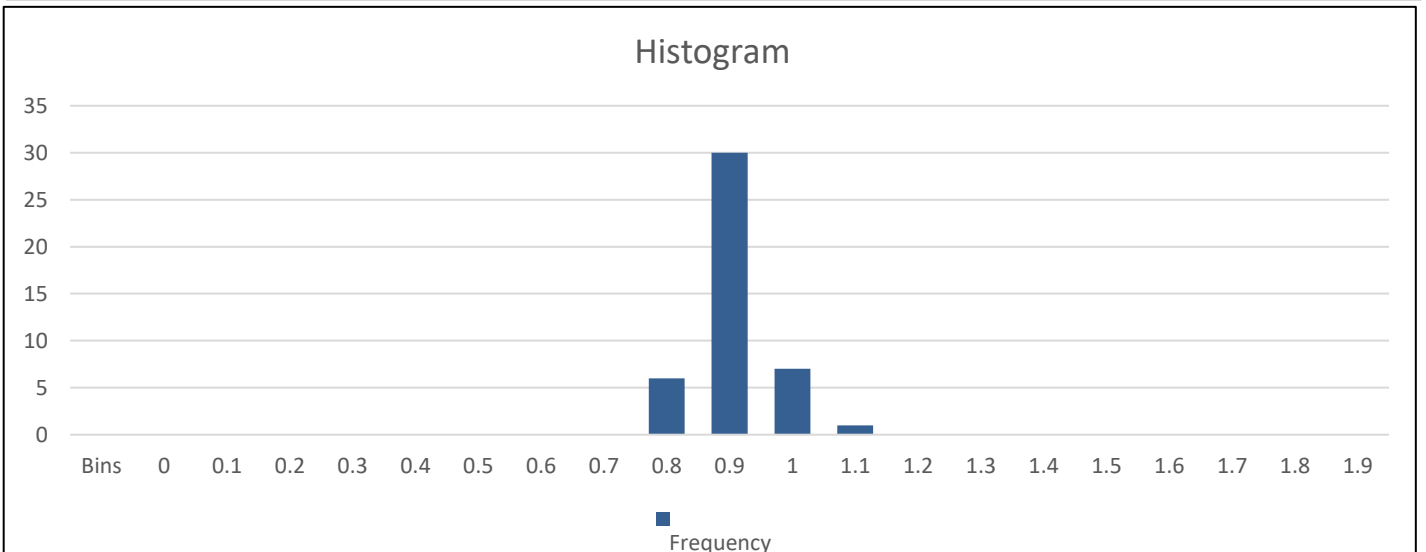
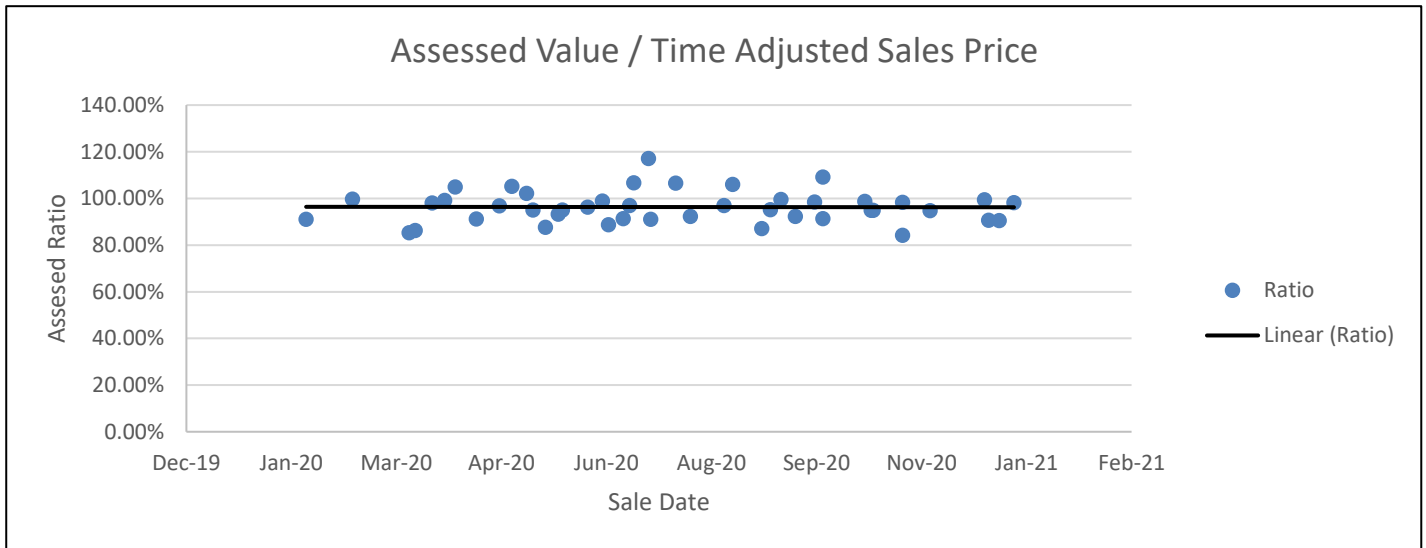
# Franklin County Assessor Statistical Summary Report

8/20/2021

SALES SELECTION INFORMATION		
Sale Date Range	Start 1/1/2020	End Date 12/31/2020
Statistical Study Area	NBHD 211	
Index Creation Date	08/20/21	
Number Of Sales In The Index	44	
Ratios Calculated Using	CURRENT APPRAISED VALUES	

Measure	Result
Sales Ratio Lo Range	84.21%
Sales Ratio Hi Range	117.16%
Mean	96.31%
Median	95.73%
Aggregate Mean	95.63%
Variance	0.00465
Standard Deviation	0.06820
Coefficient of Variation	0.07082
Average Absolute Deviation	0.05220
Coefficient of Dispersion	0.05452
Price Related Differential	1.00705

Style	Average of Ratio
One Story	97.26%
Two Story	92.65%
One Story/Bsmt	98.71%
Two Story/Bsmt	91.40%
Bi-level/Bsmt	84.21%
1 1/2 Story Finished	98.88%
<b>Grand Total</b>	<b>96.31%</b>



**Franklin County Assessor  
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>
118192073	211	3908 ROAD 110	6/16/2020	\$320,000	\$339,200	98.88%	SWD	65300	1998	1 1/2 Story Finished	1521		Avg+	Avg
118362068	211	2817 ROAD 76	11/6/2020	\$512,500	\$517,625	84.21%	SWD	66531	1981	Bi-level/Bsmt	1288	1104	Fair+	Avg
118271308	211	8504 W LIVINGSTON RD	4/7/2020	\$280,000	\$302,400	104.89%	SWD	64889	1987	One Story	1508		Avg	Fair+
118312022	211	9220 W RICHARDSON RD	7/21/2020	\$350,000	\$367,500	106.50%	SWD	65554	1997	One Story	1811		Avg	Avg
118462086	211	1621 ROAD 80	4/2/2020	\$395,000	\$426,600	99.20%	SWD	64751	1991	One Story	1864		Avg	Avg+
118192180	211	3812 ROAD 109	9/29/2020	\$385,000	\$396,550	91.39%	SWD	66187	1978	One Story	1882		Avg	Good
118080103	211	3913 ROAD 96	5/4/2020	\$409,500	\$438,165	105.17%	SWD	64968	2002	One Story	2258		Avg	Avg
118462098	211	7902 RUBY CT	5/11/2020	\$359,900	\$385,093	102.24%	SWD	65015	2012	One Story	2287		Avg	Avg
118462100	211	7910 RUBY CT	12/29/2020	\$420,000	\$420,000	98.26%	SWD	67029	2012	One Story	2287		Avg	Avg
118381092	211	6919 FRANKLIN RD	4/28/2020	\$450,000	\$486,000	96.79%	SWD	64928	1976	One Story	2586		Avg	Avg
118481053	211	2202 ROAD 72	8/31/2020	\$550,000	\$572,000	87.06%	SWD	65896	2018	One Story	1822		Avg+	Avg
118371111	211	7303 RICHARDSON RD	9/25/2020	\$478,366	\$492,717	98.41%	SWD		2020	One Story	1983		Avg+	Avg
118371115	211	7209 RICHARDSON RD	7/9/2020	\$508,500	\$533,925	91.08%	SWD	65446	2020	One Story	1984		Avg+	Avg
117642234	211	3203 ROAD 70 PL	7/1/2020	\$357,000	\$374,850	106.68%	SWD	65398	2004	One Story	1997		Avg+	Avg
118371114	211	7311 RICHARDSON RD	5/14/2020	\$478,201	\$511,675	95.06%	SWD	65042	2020	One Story	2004		Avg+	Avg
118352281	211	6801 TIMOTHY CT	3/16/2020	\$498,000	\$542,820	85.30%	SWD	64761	2017	One Story	2076		Avg+	Avg
118161087	211	3508 ROAD 84	6/29/2020	\$455,848	\$483,199	97.00%	SWD	65368	2020	One Story	2155		Avg+	Avg
118371116	211	7201 RICHARDSON RD	4/17/2020	\$502,350	\$542,538	91.20%	SWD	64843	2020	One Story	2163		Avg+	Avg
118501019	211	6812 PEARL ST	1/27/2020	\$538,374	\$597,595	91.00%	SWD	64190	2020	One Story	2189		Avg+	Avg
118501020	211	6800 PEARL ST	12/15/2020	\$544,038	\$544,038	99.44%	SWD	67016	2020	One Story	2240		Avg+	Avg
118201188	211	10315 W ARGENT RD	6/9/2020	\$435,000	\$461,100	96.25%	SWD	65198	1981	One Story	2254		Avg+	Avg
118422128	211	2617 ROAD 80	6/19/2020	\$550,000	\$583,000	88.68%	SWD	65276	2001	One Story	2398		Avg+	Avg
118311069	211	9505 W RICHARDSON RD	9/9/2020	\$575,000	\$592,250	99.52%	SWD	65992	1997	One Story	2702		Avg+	Avg
118442057	211	8217 NELSON CT	2/18/2020	\$515,000	\$566,500	99.74%	SWD	64440	2019	One Story	3168		Avg+	Avg
118261717	211	8921 FRANKLIN RD	10/19/2020	\$625,000	\$637,500	98.71%	SWD	66363	2001	One Story	3406		Avg+	Avg
119701289	211	6903 W HENRY ST	6/26/2020	\$399,000	\$422,940	91.41%	SWD	65485	1959	One Story	2100		Fair+	Avg+
118371113	211	7319 RICHARDSON RD	10/22/2020	\$564,420	\$575,708	94.93%	SWD	66421	2020	One Story	2252		Good	Avg
117642024	211	3221 ROAD 71ST PL	9/29/2020	\$450,000	\$463,500	109.21%	SWD	66158	2020	One Story	2283		Good	Avg
118412065	211	8008 BAYBERRY DR	8/17/2020	\$529,990	\$551,190	105.97%	SWD	65787	2017	One Story	2324		Good	Avg
126170038	211	12006 HARRIS RD	9/16/2020	\$875,000	\$901,250	92.27%	SWD	66125	1995	One Story	2769		Good	Avg+
118262103	211	9120 W RICHARDSON RD	3/27/2020	\$525,000	\$572,250	98.10%	SWD	64704	1995	One Story/Bsmt	2295	2253	Avg	Avg
118122131	211	3311 SYRAH DR	10/23/2020	\$579,900	\$591,498	94.84%	SWD	66540	2002	One Story/Bsmt	1847	1847	Avg+	Avg
118140235	211	9005 SUNSET TRL	11/19/2020	\$585,000	\$590,850	94.71%	SWD	66664	1987	One Story/Bsmt	1989	1131	Avg+	Avg
118321263	211	8405 W CLARA ST	12/22/2020	\$285,000	\$285,000	90.46%	SWD	66981	1958	One Story/Bsmt	976	960	Fair	Fair+
118191127	211	10904 SHADY LN	7/8/2020	\$235,000	\$246,750	117.16%	SWD	65469	1966	One Story/Bsmt	1188	1188	Fair+	Fair+
118272030	211	8708 W LIVINGSTON RD	8/13/2020	\$385,000	\$400,400	97.00%	SWD	65757	1961	One Story/Bsmt	1344	1344	Fair+	Good
118192224	211	10901 W COURT ST	7/28/2020	\$454,500	\$477,225	92.35%	SWD	65628	2011	Two Story	2582		Avg	Avg
118382117	211	7109 W WERNETT RD	5/28/2020	\$435,070	\$465,525	95.08%	SWD	65162	1999	Two Story	2634		Avg	Avg
118202614	211	10219 W ARGENT RD	3/19/2020	\$474,000	\$516,660	86.27%	SWD	64655	1989	Two Story	2379		Avg+	Avg
118302294	211	9724 W COURT ST	11/6/2020	\$513,400	\$518,534	98.35%	SWD	66587	2011	Two Story	3403		Avg+	Avg
118321058	211	8512 WHIPPLE AVE	5/26/2020	\$655,000	\$700,850	93.24%	SWD	65117	2014	Two Story	3619		Good	Avg
118352155	211	7009 ALDERMAN RD	12/17/2020	\$865,000	\$865,000	90.61%	SWD	66955	2013	Two Story	4953		Good	Avg
118122095	211	9405 W ARGENT RD	5/20/2020	\$350,000	\$374,500	87.58%	SWD	65097	2003	Two Story/Bsmt	1288	368	Avg	Avg
118202285	211	3011 LINDEMEIN CT	9/4/2020	\$405,000	\$417,150	95.22%	SWD	65935	1981	Two Story/Bsmt	2228	1172	Avg	Avg