



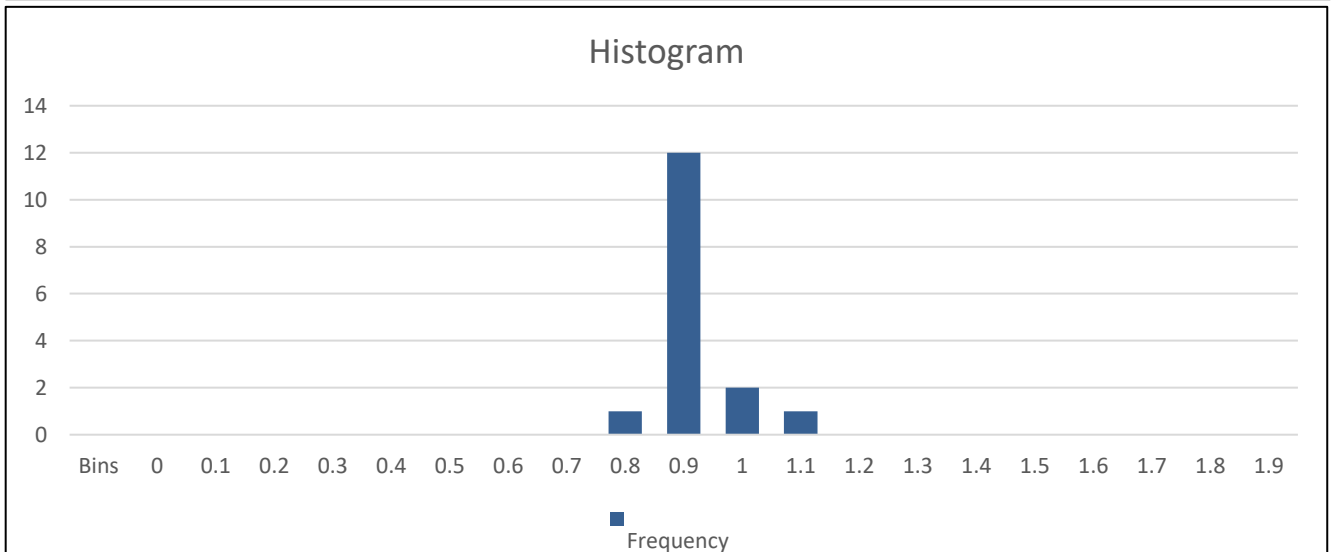
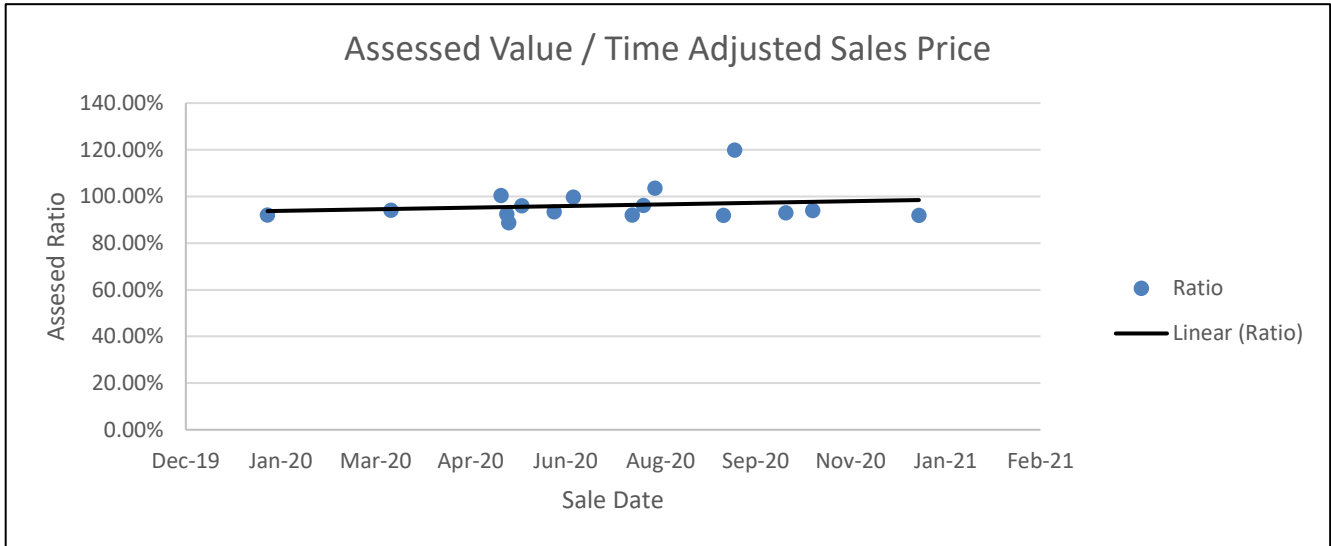
Franklin County Assessor Statistical Summary Report

8/20/2021

SALES SELECTION INFORMATION		
Sale Date Range	Start 1/1/2020	End Date 12/31/2020
Statistical Study Area	NBHD 215	
Index Creation Date	08/20/21	
Number Of Sales In The Index	16	
Ratios Calculated Using	CURRENT APPRAISED VALUES	

Measure	Result
Sales Ratio Lo Range	88.69%
Sales Ratio Hi Range	119.90%
Mean	96.20%
Median	93.70%
Aggregate Mean	96.01%
Variance	0.00543
Standard Deviation	0.07370
Coefficient of Variation	0.07661
Average Absolute Deviation	0.04846
Coefficient of Dispersion	0.05171
Price Related Differential	1.00197

Style	Average of Ratio
One Story	96.49%
Two Story	94.04%
Bi-level/Bsmt	95.93%
Grand Total	96.20%



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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>
115492102	215	8415 KENSINGTON CT	5/26/2020	\$335,000	\$358,450	95.97%	SWD	65151	2003	Bi-level/Bsmt	1417	1348	Avg	Avg
115520089	215	8408 PICCADILLY DR	7/29/2020	\$350,000	\$367,500	96.08%	SWD	65625	2003	Bi-level/Bsmt	1417	1348	Avg	Avg
115492100	215	8426 KENSINGTON CT	6/22/2020	\$315,000	\$333,900	99.76%	SWD	65325	2003	Bi-level/Bsmt	1232	1232	Fair+	Avg
115520087	215	8416 PICCADILLY DR	9/9/2020	\$320,000	\$329,600	91.90%	SWD	65970	2004	Bi-level/Bsmt	1232	1232	Fair+	Avg
115491093	215	5320 WESTMINSTER LN	5/19/2020	\$251,000	\$268,570	88.69%	SWD	65079	2002	One Story	1176		Fair+	Avg
115520062	215	8504 HOLBORN LN	1/13/2020	\$238,500	\$264,735	92.09%	SWD	64125	2004	One Story	1176		Fair+	Avg
115492052	215	8712 KINGSBURY DR	7/23/2020	\$247,000	\$259,350	91.96%	SWD	65580	2004	One Story	1176		Fair+	Avg
115520098	215	8507 PICCADILLY DR	12/21/2020	\$275,000	\$275,000	91.89%	SWD	66983	2004	One Story	1176		Fair+	Avg+
115520078	215	8411 KINGSBURY DR	5/18/2020	\$263,000	\$281,410	92.50%	SWD	65058	2003	One Story	1309		Fair+	Avg
115492059	215	8611 QUEENSBURY DR	6/12/2020	\$270,000	\$286,200	93.43%	SWD	65216	2003	One Story	1309		Fair+	Avg
115520052	215	5007 LATIMER CT	8/4/2020	\$270,000	\$280,800	103.53%	SWD	65676	2003	One Story	1440		Fair+	Avg
115520076	215	8403 KINGSBURY DR	9/15/2020	\$240,000	\$247,200	119.90%	SWD	66123	2003	One Story	1440		Fair+	Avg
115492066	215	5216 BAKERLOO LN	10/26/2020	\$292,000	\$297,840	93.98%	SWD	66470	2003	One Story	1440		Fair+	Avg
115520060	215	8512 HOLBORN LN	5/15/2020	\$260,000	\$278,200	100.36%	SWD	65039	2004	One Story	1440		Fair+	Avg
115492113	215	5311 PADDINGTON LN	10/12/2020	\$320,000	\$326,400	93.05%	SWD	66333	2004	One Story	1584		Fair+	Avg
115492090	215	5403 BAKERLOO LN	3/18/2020	\$311,000	\$338,990	94.04%	SWD	64620	2004	Two Story	2108		Avg	Avg