



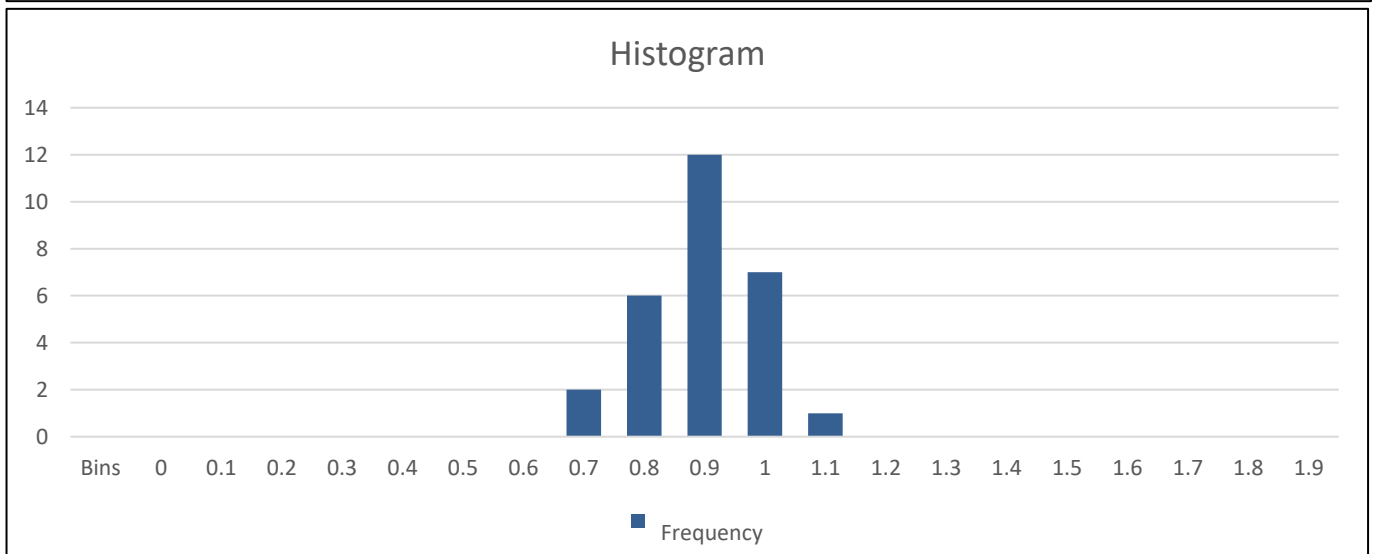
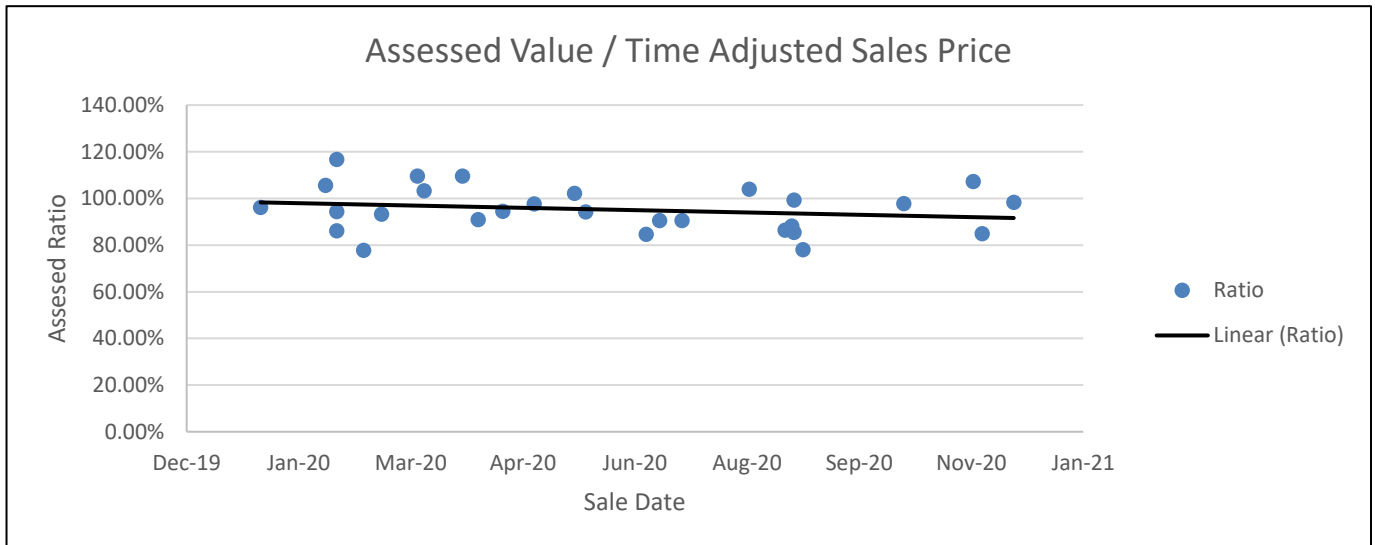
Franklin County Assessor Statistical Summary Report

8/20/2021

SALES SELECTION INFORMATION		
Sale Date Range	Start 1/1/2020	End Date 12/31/2020
Statistical Study Area	NBHD 612	
Index Creation Date	08/20/21	
Number Of Sales In The Index	28	
Ratios Calculated Using	CURRENT APPRAISED VALUES	

Measure	Result
Sales Ratio Lo Range	77.79%
Sales Ratio Hi Range	116.74%
Mean	95.26%
Median	94.43%
Aggregate Mean	94.83%
Variance	0.00942
Standard Deviation	0.09708
Coefficient of Variation	0.10191
Average Absolute Deviation	0.07778
Coefficient of Dispersion	0.08237
Price Related Differential	1.00455

Style	Average of Ratio
One Story	96.55%
Two Story	97.62%
Split Level	99.30%
One Story/Bsmt	90.92%
Bi-level/Bsmt	84.67%
Grand Total	95.26%



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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>
109862106	612	707 S SECOND AVE	6/23/2020	\$184,000	\$184,000	84.67%	SWD	65321	1976	Bi-level/Bsmt	858	828	Fair	Fair+
109804260	612	123 N BURKE AVE	2/1/2020	\$172,540	\$172,540	105.66%	SWD	64237	2020	One Story	1155		Avg	Avg
109651007	612	1081 W CLARK PL	8/24/2020	\$233,900	\$233,900	86.40%	SWD	65871	2011	One Story	1278		Avg	Avg
106691332	612	710 E BEECH ST	5/27/2020	\$219,000	\$219,000	94.25%	SWD	65101	1978	One Story	1418		Avg	Avg+
109851182	612	152 E FIR ST	5/22/2020	\$229,000	\$229,000	102.14%	SWD	65083	2019	One Story	1630		Avg	Avg
109851183	612	154 E FIR ST	8/8/2020	\$225,000	\$225,000	103.96%	SWD	65704	2019	One Story	1630		Avg	Avg
106691092	612	629 E BEECH ST	4/9/2020	\$235,000	\$235,000	90.94%	SWD	64854	1972	One Story	1650		Avg	Fair+
109831112	612	305 S BURKE AVE	3/13/2020	\$232,500	\$232,500	109.55%	SWD	64825	1953	One Story	2346		Avg	Fair+
109851184	612	150 E FIR ST	2/26/2020	\$250,000	\$250,000	93.28%	SWD	64402	2020	One Story	2128		Avg+	Avg
109851185	612	156 E FIR ST	2/6/2020	\$315,000	\$315,000	94.35%	SWD	64271	2019	One Story	2940		Avg+	Avg
109812151	612	256 N FIFTH AVE	11/16/2020	\$55,700	\$55,700	107.18%	SWD	66621	1935	One Story	672		Fair	Fair
109861198	612	707 S FIRST AVE	8/28/2020	\$135,000	\$135,000	85.41%	SWD	65966	1971	One Story	960		Fair	Fair+
109862053	612	653 S SECOND AVE	11/20/2020	\$162,000	\$162,000	84.88%	SWD	66671	1970	One Story	1080		Fair	Avg
109693361	612	440 N BURKE AVE	9/1/2020	\$189,900	\$189,900	78.04%	SWD	65993	1979	One Story	1148		Fair	Avg+
109862099	612	703 S SECOND AVE	4/20/2020	\$155,000	\$155,000	94.52%	SWD	64885	1973	One Story	1212		Fair	Fair+
109862428	612	709 S THIRD AVE	2/6/2020	\$135,000	\$135,000	116.74%	SWD	64264	1972	One Story	1270		Fair	Fair+
109861241	612	771 S FIRST AVE	1/3/2020	\$150,000	\$150,000	96.20%	SWD	64034	1972	One Story	1280		Fair	Avg
109803189	612	137 S ALMIRA AVE	3/16/2020	\$175,000	\$175,000	103.26%	SWD	64607	1938	One Story	1595		Fair	Avg
106692057	612	310 S DAYTON AVE	8/27/2020	\$227,000	\$227,000	88.15%	SWD	65932	2010	One Story	1370		Fair+	Avg
109852359	612	152 E GUM ST	10/16/2020	\$196,000	\$196,000	97.76%	SWD	66345	1961	One Story	1440		Fair+	Good
106664894	612	382 E DAVIS ST	12/4/2020	\$280,000	\$280,000	98.36%	SWD	66853	2020	One Story	2004		Fair+	Avg
109693450	612	437 N BURKE AVE	6/29/2020	\$247,000	\$247,000	90.53%	SWD	65380	1978	One Story/Bsmt	1378	1378	Avg	Avg+
109831238	612	315 S ALMIRA AVE	2/18/2020	\$149,900	\$149,900	77.79%	SWD	64589	1952	One Story/Bsmt	796	796	Fair	Avg
109814079	612	115 N THIRD AVE	4/2/2020	\$65,000	\$65,000	109.54%	SWD	64757	1908	One Story/Bsmt	1156	816	Fair	Fair
109803045	612	117 N ALMIRA AVE	2/6/2020	\$149,900	\$149,900	86.19%	SWD	64269	1938	One Story/Bsmt	1307	1083	Fair	Fair+
109801136	612	318 N ALMIRA AVE	7/9/2020	\$120,000	\$120,000	90.58%	SWD	65455	1937	One Story/Bsmt	1036	736	Fair+	Fair+
109683041	612	543 N THIRD AVE	8/28/2020	\$227,000	\$227,000	99.30%	SWD	65899	1976	Split Level	1824		Fair+	Avg
109804261	612	246 E FRANKLIN ST	5/4/2020	\$210,000	\$210,000	97.62%	SWD	64971	2020	Two Story	1478		Avg	Avg