

E.C.F.s for Neighborhood: 02101 ' AGRICULTURAL '

Style:	%Good:	100-91	90-81	80-71	70-61	60-51	50-0
1.25-1.75 STORY		0.854	0.854	0.854	0.854	0.854	0.854
BI-LEVEL		0.854	0.854	0.854	0.854	0.854	0.854
BUNGELow		0.854	0.854	0.854	0.854	0.854	0.854
CONDO		0.854	0.854	0.854	0.854	0.854	0.854
DUPLEX		0.854	0.854	0.854	0.854	0.854	0.854
MOD/MANUF		0.611	0.611	0.611	0.611	0.611	0.611
OTHER		0.854	0.854	0.854	0.854	0.854	0.854
QUAD/TRI-LEVEL		0.854	0.854	0.854	0.854	0.854	0.854
RANCH		0.854	0.854	0.854	0.854	0.854	0.854
TWO STORY		0.854	0.854	0.854	0.854	0.854	0.854

Town Homes/Duplexes: 0.901
Mobile Homes : 0.611
Agricultural Bldgs : 0.965
Commercial Bldgs : 1.000
Industrial Bldgs : 1.000

(Optional) Gross Rate Multipliers

A: 0.000
B: 0.000
C: 0.000
D: 0.000

E.C.F.s for Neighborhood: 02110 'CLIMAX VILLAGE'

Style:	%Good:	100-91	90-81	80-71	70-61	60-51	50-0
1.25-1.75 STORY		0.854	0.854	0.854	0.854	0.854	0.854
BI-LEVEL		0.854	0.854	0.854	0.854	0.854	0.854
BUNGELow		0.854	0.854	0.854	0.854	0.854	0.854
CONDO		0.854	0.854	0.854	0.854	0.854	0.854
DUPLEX		0.854	0.854	0.854	0.854	0.854	0.854
MOD/MANUF		0.611	0.611	0.611	0.611	0.611	0.611
OTHER		0.854	0.854	0.854	0.854	0.854	0.854
QUAD/TRI-LEVEL		0.854	0.854	0.854	0.854	0.854	0.854
RANCH		0.854	0.854	0.854	0.854	0.854	0.854
TWO STORY		0.854	0.854	0.854	0.854	0.854	0.854

Town Homes/Duplexes: 0.863
Mobile Homes : 0.611
Agricultural Bldgs : 0.965
Commercial Bldgs : 1.000
Industrial Bldgs : 1.000

(Optional) Gross Rate Multipliers

A: 0.000
B: 0.000
C: 0.000
D: 0.000

E.C.F.s for Neighborhood: 02176 'EBINGER'

Style:	%Good:	100-91	90-81	80-71	70-61	60-51	50-0
1.25-1.75 STORY		0.780	0.780	0.780	0.780	0.780	0.780
BI-LEVEL		0.780	0.780	0.780	0.780	0.780	0.780
BUNGELow		0.780	0.780	0.780	0.780	0.780	0.780
CONDO		0.780	0.780	0.780	0.780	0.780	0.780
DUPLEX		0.780	0.780	0.780	0.780	0.780	0.780
MOD/MANUF		0.611	0.611	0.611	0.611	0.611	0.611
OTHER		0.780	0.780	0.780	0.780	0.780	0.780
QUAD/TRI-LEVEL		0.780	0.780	0.780	0.780	0.780	0.780
RANCH		0.780	0.780	0.780	0.780	0.780	0.780
TWO STORY		0.780	0.780	0.780	0.780	0.780	0.780

Town Homes/Duplexes: 0.770
Mobile Homes : 0.611
Agricultural Bldgs : 0.965
Commercial Bldgs : 1.000
Industrial Bldgs : 1.000

(Optional) Gross Rate Multipliers

A: 0.000
B: 0.000
C: 0.000
D: 0.000

E.C.F.s for Neighborhood: 02178 'MAPLE TERRACE'

Style:	%Good:	100-91	90-81	80-71	70-61	60-51	50-0
1.25-1.75 STORY		0.780	0.780	0.780	0.780	0.780	0.780
BI-LEVEL		0.780	0.780	0.780	0.780	0.780	0.780
BUNGELow		0.780	0.780	0.780	0.780	0.780	0.780
CONDO		0.780	0.780	0.780	0.780	0.780	0.780
DUPLEX		0.780	0.780	0.780	0.780	0.780	0.780
MOD/MANUF		0.611	0.611	0.611	0.611	0.611	0.611
OTHER		0.780	0.780	0.780	0.780	0.780	0.780
QUAD/TRI-LEVEL		0.780	0.780	0.780	0.780	0.780	0.780
RANCH		0.780	0.780	0.780	0.780	0.780	0.780
TWO STORY		0.780	0.780	0.780	0.780	0.780	0.780

Town Homes/Duplexes: 0.770
Mobile Homes : 0.611
Agricultural Bldgs : 0.965
Commercial Bldgs : 1.000
Industrial Bldgs : 1.000

(Optional) Gross Rate Multipliers

A: 0.000
B: 0.000
C: 0.000
D: 0.000

E.C.F.s for Neighborhood: 02301 'INDUSTRIAL'

ONLY ONE PARCEL 19-302-100, NO ECF

Residential : 1.000
Town Homes/Duplexes: 1.000
Mobile Homes : 1.000
Agricultural Bldgs : 1.000
Commercial Bldgs : 1.000
Industrial Bldgs : 1.000

(Optional) Gross Rate Multipliers

A: 0.000
B: 0.000
C: 0.000
D: 0.000

E.C.F.s for Neighborhood: 03426 'SUNNYMEADE'

Style:	%Good:	100-91	90-81	80-71	70-61	60-51	50-0
1.25-1.75 STORY		0.854	0.854	0.854	0.854	0.854	0.854
BI-LEVEL		0.854	0.854	0.854	0.854	0.854	0.854
BUNGELow		0.854	0.854	0.854	0.854	0.854	0.854
CONDO		0.854	0.854	0.854	0.854	0.854	0.854
DUPLEX		0.854	0.854	0.854	0.854	0.854	0.854
MOD/MANUF		0.611	0.611	0.611	0.611	0.611	0.611
OTHER		0.854	0.854	0.854	0.854	0.854	0.854
QUAD/TRI-LEVEL		0.854	0.854	0.854	0.854	0.854	0.854
RANCH		0.854	0.854	0.854	0.854	0.854	0.854
TWO STORY		0.854	0.854	0.854	0.854	0.854	0.854

Town Homes/Duplexes: 0.919
Mobile Homes : 0.611
Agricultural Bldgs : 0.965
Commercial Bldgs : 1.000
Industrial Bldgs : 1.000

(Optional) Gross Rate Multipliers

A: 0.000
B: 0.000
C: 0.000
D: 0.000

E.C.F.s for Neighborhood: 03901 'BLDGS ON LEASED LAND'

Residential : 0.611
Town Homes/Duplexes: 1.000
Mobile Homes : 0.611
Agricultural Bldgs : 0.965
Commercial Bldgs : 1.000
Industrial Bldgs : 1.000

(Optional) Gross Rate Multipliers

A: 0.000
B: 0.000
C: 0.000
D: 0.000

E.C.F.s for Neighborhood: 03903 'BUILDINGS ON LL SOUTH'

Style:	%Good:	100-91	90-81	80-71	70-61	60-51	50-0
RANCH		0.854	0.854	0.854	0.854	0.854	0.854
1.25-1.75 STORY		0.854	0.854	0.854	0.854	0.854	0.854
TWO STORY		0.854	0.854	0.854	0.854	0.854	0.854
BUNGELow		0.854	0.854	0.854	0.854	0.854	0.854
BI-LEVEL		0.854	0.854	0.854	0.854	0.854	0.854
QUAD/TRI-LEVEL		0.854	0.854	0.854	0.854	0.854	0.854
DUPLEX		0.854	0.854	0.854	0.854	0.854	0.854
CONDO		0.854	0.854	0.854	0.854	0.854	0.854
OTHER		0.854	0.854	0.854	0.854	0.854	0.854
MOD/MANUF		0.611	0.611	0.611	0.611	0.611	0.611

Town Homes/Duplexes: 1.000
Mobile Homes : 0.611
Agricultural Bldgs : 0.965
Commercial Bldgs : 1.000
Industrial Bldgs : 1.000

(Optional) Gross Rate Multipliers

A: 0.000
B: 0.000
C: 0.000
D: 0.000

E.C.F.s for Neighborhood: 12201 'COMMERCIAL'

Residential : 0.857
Town Homes/Duplexes: 0.857
Mobile Homes : 0.857
Agricultural Bldgs : 0.857
Commercial Bldgs : 0.857
Industrial Bldgs : 0.857

(Optional) Gross Rate Multipliers

A: 0.000
B: 0.000
C: 0.000
D: 0.000

E.C.F.s for Neighborhood: 12251 'PERSONAL PROPERTY'

Residential : 1.000
Town Homes/Duplexes: 1.000
Mobile Homes : 1.000
Agricultural Bldgs : 1.000
Commercial Bldgs : 1.000
Industrial Bldgs : 1.000

(Optional) Gross Rate Multipliers

A: 0.000
B: 0.000
C: 0.000
D: 0.000

E.C.F.s for Neighborhood: 12401 'RURAL RES'

Style:	%Good:	100-91	90-81	80-71	70-61	60-51	50-0
1.25-1.75 STORY		0.854	0.854	0.854	0.854	0.854	0.854
BI-LEVEL		0.854	0.854	0.854	0.854	0.854	0.854
BUNGELow		0.854	0.854	0.854	0.854	0.854	0.854
CONDO		0.854	0.854	0.854	0.854	0.854	0.854
DUPLEX		0.854	0.854	0.854	0.854	0.854	0.854
MOD/MANUF		0.611	0.611	0.611	0.611	0.611	0.611
OTHER		0.854	0.854	0.854	0.854	0.854	0.854
QUAD/TRI-LEVEL		0.854	0.854	0.854	0.854	0.854	0.854
RANCH		0.854	0.854	0.854	0.854	0.854	0.854
TWO STORY		0.854	0.854	0.854	0.854	0.854	0.854

Town Homes/Duplexes: 0.864
Mobile Homes : 0.611
Agricultural Bldgs : 0.965
Commercial Bldgs : 1.000
Industrial Bldgs : 1.000

(Optional) Gross Rate Multipliers

A: 0.000
B: 0.000
C: 0.000
D: 0.000

E.C.F.s for Neighborhood: 19176 'VILLAGE OF SCOTTS'

Style:	%Good:	100-91	90-81	80-71	70-61	60-51	50-0
1.25-1.75 STORY		0.854	0.854	0.854	0.854	0.854	0.854
BI-LEVEL		0.854	0.854	0.854	0.854	0.854	0.854
BUNGELow		0.854	0.854	0.854	0.854	0.854	0.854
CONDO		0.854	0.854	0.854	0.854	0.854	0.854
DUPLEX		0.854	0.854	0.854	0.854	0.854	0.854
MOD/MANUF		0.611	0.611	0.611	0.611	0.611	0.611
OTHER		0.854	0.854	0.854	0.854	0.854	0.854
QUAD/TRI-LEVEL		0.854	0.854	0.854	0.854	0.854	0.854
RANCH		0.854	0.854	0.854	0.854	0.854	0.854
TWO STORY		0.854	0.854	0.854	0.854	0.854	0.854

Town Homes/Duplexes: 0.989
Mobile Homes : 0.611
Agricultural Bldgs : 0.965
Commercial Bldgs : 1.000
Industrial Bldgs : 1.000

(Optional) Gross Rate Multipliers

A: 0.000
B: 0.000
C: 0.000
D: 0.000

Neighborhoods Used: 12401 - RURAL RES, 02101 - AGRICULTURAL

16364 E ON AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
12-01-330-013	06/17/2019 12401	401	80,000	32,663	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STORY	49	47,337	92,449	0.512

5007 S 42ND ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
12-03-105-023	06/14/2019 12401	401	340,000	35,284	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	58	275,937	209,952	1.314
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.		
	28779	21897	1.314		

Neighborhoods Used: 12401 - RURAL RES, 19176 - VILLAGE OF SCOTTS, 02110 - CLIMAX VILLAGE, 03426 - SUNNYMEADE, 02101 - AGRICULTURAL

6379 S 47TH ST
 Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
 12-12-180-010 03/30/2021 12401 001 315,000 144,455
 Occupancy Style %Good ResidualValue CostByManual E.C.F.
 Single Family TWO STORY 61 152,776 154,471 0.989
 Agricultural Buildings: ResidualValue CostByManual E.C.F.
 17769 17967 0.989

313 E MAPLE ST
 Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
 12-02-160-750 01/15/2021 02110 401 107,000 48,163
 Occupancy Style %Good ResidualValue CostByManual E.C.F.
 Single Family TWO STORY 55 58,837 114,572 0.514

145 N CHURCH ST
 Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
 12-02-160-210 12/28/2020 02110 401 135,000 16,796
 Occupancy Style %Good ResidualValue CostByManual E.C.F.
 Single Family TWO STORY 50 118,204 99,420 1.189

135 SHELDON ST
 Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
 12-02-160-630 12/15/2020 02110 401 110,000 24,723
 Occupancy Style %Good ResidualValue CostByManual E.C.F.
 Single Family TWO STORY 60 85,277 100,222 0.851

118 S MAIN ST
 Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
 12-03-435-280 11/19/2020 02110 401 133,900 38,426
 Occupancy Style %Good ResidualValue CostByManual E.C.F.
 Single Family TWO STORY 56 95,474 109,883 0.869

12499 E O AVE
 Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
 12-05-380-060 11/18/2020 12401 401 219,000 33,075
 Occupancy Style %Good ResidualValue CostByManual E.C.F.
 Single Family RANCH 60 163,255 146,114 1.117
 Agricultural Buildings: ResidualValue CostByManual E.C.F.
 22670 20289 1.117

5501 S 36TH ST
 Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
 12-06-155-040 11/12/2020 12401 401 440,000 74,707
 Occupancy Style %Good ResidualValue CostByManual E.C.F.
 Single Family TWO STORY 80 356,343 412,951 0.863
 Agricultural Buildings: ResidualValue CostByManual E.C.F.
 8950 10372 0.863

11211 E PQ AVE
 Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
 12-18-155-069 10/30/2020 12401 401 323,500 56,284
 Occupancy Style %Good ResidualValue CostByManual E.C.F.
 Single Family TWO STORY 68 239,184 221,638 1.079
 Agricultural Buildings: ResidualValue CostByManual E.C.F.
 28032 25976 1.079

230 SNAPDRAGON ST
 Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
 12-03-430-170 10/27/2020 03426 401 187,900 46,897
 Occupancy Style %Good ResidualValue CostByManual E.C.F.
 Single Family RANCH 63 141,003 129,580 1.088

12350 E Q AVE
 Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
 12-20-130-016 10/27/2020 12401 401 182,000 29,158
 Occupancy Style %Good ResidualValue CostByManual E.C.F.
 Single Family RANCH 60 147,678 154,051 0.959
 Agricultural Buildings: ResidualValue CostByManual E.C.F.
 5164 5387 0.959

S 42ND ST
 Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
 12-33-280-010 10/14/2020 02101 102 435,000 369,838
 Occupancy Style %Good ResidualValue CostByManual E.C.F.
 Single Family 27 57,504 136,881 0.420
 Agricultural Buildings: ResidualValue CostByManual E.C.F.
 7658 18228 0.420

!!MULTI-PARCEL SALE!!

Neighborhoods Used: 12401 - RURAL RES, 19176 - VILLAGE OF SCOTTS, 02110 - CLIMAX VILLAGE, 03426 - SUNNYMEADE, 02101 - AGRICULTURAL

10214 S 42ND ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
12-33-230-011	10/14/2020 02101	101	435,000	369,838
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1.25-1.75 STORY	55	57,504	136,881
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.	
	7658	18228	0.420	

!!MULTI-PARCEL SALE!!

14877 E OP AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
12-10-280-063	10/10/2020 12401	401	248,500	29,514
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	RANCH	78	208,528	200,461
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.	
	10458	10053	1.040	

345 E MAPLE ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
12-02-180-020	10/08/2020 02110	401	155,325	26,457
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1.25-1.75 STORY	50	128,868	112,888

123 E MAPLE ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
12-02-160-390	10/02/2020 02110	401	71,300	18,526
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	TWO STORY	55	52,774	118,871

13581 E RS AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
12-28-255-031	07/31/2020 12401	401	262,500	47,259
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	TWO STORY	75	200,897	214,133
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.	
	14344	15289	0.938	

15113 E S AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
12-26-355-031	07/28/2020 12401	401	167,375	52,213
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	RANCH	55	115,162	136,011

6910 S JETSON DR

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
12-08-480-020	06/30/2020 12401	401	183,000	30,097
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	RANCH	64	145,086	133,327
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.	
	7817	7183	1.088	

7821 S 45TH ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
12-14-380-020	05/06/2020 12401	401	301,500	69,797
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	TWO STORY	76	206,385	203,555
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.	
	25318	24971	1.014	

127 S LOVELL ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
12-03-435-210	03/12/2020 02110	401	158,900	72,278
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	RANCH	58	86,622	137,754

141 N CHURCH ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
12-02-160-410	02/24/2020 02110	401	143,000	34,257
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	TWO STORY	55	108,743	106,852

7128 S 40TH ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
12-17-230-061	01/15/2020 12401	401	182,000	40,023
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	RANCH	56	130,672	115,882
Agricultural Buildings:	ResidualValue	CostByManual	E.C.F.	
	11305	10025	1.128	

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DB: 2022 Climax

Neighborhoods Used: 12401 - RURAL RES, 19176 - VILLAGE OF SCOTTS, 02110 - CLIMAX VILLAGE, 03426 - SUNNYMEADE,
02101 - AGRICULTURAL

12256 E P AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-17-130-013 01/06/2020 12401 401 125,000 32,769
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family MOD/MANUF 73 85,857 140,410 0.611
Agricultural Buildings: ResidualValue CostByManual E.C.F.
6374 10424 0.611

220 N CHURCH ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-02-160-110 12/09/2019 02110 401 79,000 16,322
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STORY 55 62,678 86,420 0.725

229 SUNFLOWER DR
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-03-426-191 12/06/2019 03426 401 228,000 49,164
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STORY 69 178,836 194,837 0.918

7381 S 40TH ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-16-155-022 12/06/2019 12401 401 412,000 80,717
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family TWO STORY 75 319,642 407,388 0.785
Agricultural Buildings: ResidualValue CostByManual E.C.F.
11641 14837 0.785

8342 S 45TH ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-23-155-010 10/24/2019 12401 401 425,000 234,840
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family RANCH 78 179,178 182,177 0.984
Agricultural Buildings: ResidualValue CostByManual E.C.F.
10982 11166 0.984

264 S LOVELL ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-03-435-122 10/17/2019 02110 401 125,000 57,223
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family RANCH 56 66,834 68,372 0.977
Agricultural Buildings: ResidualValue CostByManual E.C.F.
943 965 0.977

10986 S 44TH ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-35-355-019 10/10/2019 12401 401 135,000 43,707
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family RANCH 70 90,640 125,778 0.721
Agricultural Buildings: ResidualValue CostByManual E.C.F.
653 906 0.721

225 W MAPLE ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-03-435-040 10/04/2019 02110 401 134,914 21,130
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family TWO STORY 55 113,784 120,203 0.947

6378 S 44TH ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-10-280-075 10/04/2019 12401 401 275,000 75,204
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family TWO STORY 52 187,254 213,835 0.876
Agricultural Buildings: ResidualValue CostByManual E.C.F.
12542 14323 0.876

13520 E O AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-09-205-012 09/30/2019 12401 401 400,000 61,529
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family RANCH 72 319,479 409,268 0.781
Agricultural Buildings: ResidualValue CostByManual E.C.F.
18992 24329 0.781

6245 S 36TH ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-07-105-030 09/20/2019 12401 401 438,000 94,076
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family RANCH 78 323,418 343,404 0.942
Agricultural Buildings: ResidualValue CostByManual E.C.F.
20506 21773 0.942

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Neighborhoods Used: 12401 - RURAL RES, 19176 - VILLAGE OF SCOTTS, 02110 - CLIMAX VILLAGE, 03426 - SUNNYMEADE,
02101 - AGRICULTURAL

334 THISTLE AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-03-420-110 09/13/2019 03426 401 170,000 44,927
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family RANCH 73 125,073 160,867 0.777

13410 E P AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-16-130-015 08/27/2019 12401 401 274,900 68,670
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family RANCH 79 196,946 206,617 0.953
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 9284 9739 0.953

14165 E ON AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-03-155-072 08/16/2019 12401 401 125,000 39,535
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family RANCH 61 82,578 136,639 0.604
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 2887 4776 0.604

11385 E QR AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-19-130-011 08/13/2019 12401 401 130,233 58,532
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family RANCH 58 68,434 97,879 0.699
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 3267 4673 0.699

230 SNAPDRAGON ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-03-430-170 08/02/2019 03426 401 169,900 46,897
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family RANCH 63 123,003 129,580 0.949

7475 S 45TH ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-14-180-019 07/26/2019 12401 401 205,000 121,620
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family RANCH 76 83,380 190,700 0.437
!!MULTI-PARCEL SALE!!

8441 WATSON ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-19-165-280 07/23/2019 19176 401 94,000 22,391
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family TWO STORY 47 71,609 89,112 0.804

261 COLUMBINE STREET
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-03-426-081 07/02/2019 03426 401 160,000 45,606
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STORY 69 114,394 149,831 0.763

14759 E OP AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-10-280-010 06/28/2019 12401 401 195,000 28,645
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family RANCH 56 161,983 137,279 1.180
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 4372 3705 1.180

7694 S 45TH ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-14-305-050 06/28/2019 12401 401 155,000 88,997
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STORY 50 53,986 82,925 0.651
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 12017 18459 0.651

16364 E ON AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-01-330-013 06/17/2019 12401 401 80,000 32,663
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STORY 49 47,337 92,449 0.512

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DB: 2022 Climax

Neighborhoods Used: 02301 - INDUSTRIAL, 12401 - RURAL RES, 02176 - EBINGER, 02178 - MAPLE TERRACE, 19176 -
VILLAGE OF SCOTTS, 02110 - CLIMAX VILLAGE, 03426 - SUNNYMEADE, 02101 - AGRICULTURAL

6379 S 47TH ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-12-180-010 03/30/2021 12401 401 315,000 144,455
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family TWO STORY 61 152,776 154,471 0.989
Agricultural Buildings: ResidualValue CostByManual E.C.F.
17769 17967 0.989

6379 S 47TH ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-12-180-011 03/30/2021 12401 401 315,000 77,110
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family TWO STORY 61 213,104 154,471 1.380
Agricultural Buildings: ResidualValue CostByManual E.C.F.
24786 17967 1.380

313 E MAPLE ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-02-160-750 01/15/2021 02110 401 107,000 48,163
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family TWO STORY 55 58,837 114,572 0.514

118 WATSON ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-03-435-300 01/11/2021 02110 401 159,000 18,459
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STORY 59 140,541 115,618 1.216

145 N CHURCH ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-02-160-210 12/28/2020 02110 401 135,000 16,796
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family TWO STORY 50 118,204 99,420 1.189

135 SHELDON ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-02-160-630 12/15/2020 02110 401 110,000 24,723
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family TWO STORY 60 85,277 100,222 0.851

118 S MAIN ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-03-435-280 11/19/2020 02110 401 133,900 38,426
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family TWO STORY 56 95,474 109,883 0.869

12499 E O AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-05-380-060 11/18/2020 12401 401 219,000 33,075
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family RANCH 60 163,255 146,114 1.117
Agricultural Buildings: ResidualValue CostByManual E.C.F.
22670 20289 1.117

5501 S 36TH ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-06-155-040 11/12/2020 12401 401 440,000 74,707
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family TWO STORY 80 356,343 412,951 0.863
Agricultural Buildings: ResidualValue CostByManual E.C.F.
8950 10372 0.863

11211 E PQ AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-18-155-069 10/30/2020 12401 401 323,500 56,284
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family TWO STORY 68 239,184 221,638 1.079
Agricultural Buildings: ResidualValue CostByManual E.C.F.
28032 25976 1.079

230 SNAPDRAGON ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-03-430-170 10/27/2020 03426 401 187,900 46,897
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family RANCH 63 141,003 129,580 1.088

Neighborhoods Used: 02301 - INDUSTRIAL, 12401 - RURAL RES, 02176 - EBINGER, 02178 - MAPLE TERRACE, 19176 - VILLAGE OF SCOTTS, 02110 - CLIMAX VILLAGE, 03426 - SUNNYMEADE, 02101 - AGRICULTURAL

12350 E Q AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-20-130-016 10/27/2020 12401 401 182,000 29,158
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family RANCH 60 147,678 154,051 0.959
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 5164 5387 0.959

329 PRAIRIE DR
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-02-178-270 10/26/2020 02178 401 235,500 44,340
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family RANCH 74 191,160 247,329 0.773

S 42ND ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-33-280-010 10/14/2020 02101 102 435,000 369,838
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 27 57,504 136,881 0.420
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 7658 18228 0.420

!!MULTI-PARCEL SALE!!

10214 S 42ND ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-33-230-011 10/14/2020 02101 101 435,000 369,838
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STORY 55 57,504 136,881 0.420
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 7658 18228 0.420

!!MULTI-PARCEL SALE!!

14877 E OP AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-10-280-063 10/10/2020 12401 401 248,500 29,514
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family RANCH 78 208,528 200,461 1.040
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 10458 10053 1.040

345 E MAPLE ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-02-180-020 10/08/2020 02110 401 155,325 26,457
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STORY 50 128,868 112,888 1.142

123 E MAPLE ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-02-160-390 10/02/2020 02110 401 71,300 18,526
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family TWO STORY 55 52,774 118,871 0.444

6031 S 42ND ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-10-105-012 09/02/2020 12401 401 273,000 47,866
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family TWO STORY 55 169,914 131,920 1.288
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 55220 42872 1.288

135 W HANCOCK ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-03-435-410 08/28/2020 02110 401 141,000 40,295
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family TWO STORY 55 100,705 82,499 1.221

13581 E RS AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-28-255-031 07/31/2020 12401 401 262,500 47,259
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family TWO STORY 75 200,897 214,133 0.938
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 14344 15289 0.938

15113 E S AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-26-355-031 07/28/2020 12401 401 167,375 52,213
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family RANCH 55 115,162 136,011 0.847

Neighborhoods Used: 02301 - INDUSTRIAL, 12401 - RURAL RES, 02176 - EBINGER, 02178 - MAPLE TERRACE, 19176 - VILLAGE OF SCOTTS, 02110 - CLIMAX VILLAGE, 03426 - SUNNYMEADE, 02101 - AGRICULTURAL

14165 E ON AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-03-155-072 08/16/2019 12401 401 125,000 39,535
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family RANCH 61 82,578 136,639 0.604
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 2887 4776 0.604

11385 E QR AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-19-130-011 08/13/2019 12401 401 130,233 58,532
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family RANCH 58 68,434 97,879 0.699
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 3267 4673 0.699

230 SNAPDRAGON ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-03-430-170 08/02/2019 03426 401 169,900 46,897
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family RANCH 63 123,003 129,580 0.949

7475 S 45TH ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-14-180-019 07/26/2019 12401 401 205,000 121,620
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family RANCH 76 83,380 190,700 0.437
!!MULTI-PARCEL SALE!!

8441 WATSON ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-19-165-280 07/23/2019 19176 401 94,000 22,391
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family TWO STORY 47 71,609 89,112 0.804

261 COLUMBINE STREET
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-03-426-081 07/02/2019 03426 401 160,000 45,606
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STORY 69 114,394 149,831 0.763

14759 E OP AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-10-280-010 06/28/2019 12401 401 195,000 28,645
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family RANCH 56 161,983 137,279 1.180
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 4372 3705 1.180

7694 S 45TH ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-14-305-050 06/28/2019 12401 401 155,000 88,997
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STORY 50 53,986 82,925 0.651
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 12017 18459 0.651

16364 E ON AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-01-330-013 06/17/2019 12401 401 80,000 32,663
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STORY 49 47,337 92,449 0.512

5007 S 42ND ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-03-105-023 06/14/2019 12401 401 340,000 35,284
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family RANCH 58 275,937 209,952 1.314
Agricultural Buildings: ResidualValue CostByManual E.C.F.
 28779 21897 1.314

127 MAPLE CIR
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-02-198-121 05/20/2019 02178 401 190,000 35,370
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family RANCH 68 154,630 190,282 0.813

Neighborhoods Used: 02176 - EBINGER, 02178 - MAPLE TERRACE

329 PRAIRIE DR
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-02-178-270 10/26/2020 02178 401 235,500 44,340
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family RANCH 74 191,160 247,329 0.773

352 PRAIRIE PL
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-02-178-050 09/20/2019 02178 401 234,000 49,161
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family RANCH 77 184,839 242,964 0.761

127 MAPLE CIR
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
12-02-198-121 05/20/2019 02178 401 190,000 35,370
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family RANCH 68 154,630 190,282 0.813

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DB: 2022 Climax

Neighborhoods Used: 12401 - RURAL RES, 02101 - AGRICULTURAL

13520 E O AVE					
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
12-09-205-012	09/30/2019 12401	401	400,000	61,529	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	72	319,479	409,268	0.781
Agricultural Buildings:					
	ResidualValue	CostByManual	E.C.F.		
	18992	24329	0.781		

6245 S 36TH ST					
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
12-07-105-030	09/20/2019 12401	401	438,000	94,076	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	78	323,418	343,404	0.942
Agricultural Buildings:					
	ResidualValue	CostByManual	E.C.F.		
	20506	21773	0.942		

5545 S 36TH ST					
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
12-06-305-012	09/16/2019 12401	401	290,000	48,439	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	60	232,027	184,342	1.259
Agricultural Buildings:					
	ResidualValue	CostByManual	E.C.F.		
	9534	7574	1.259		

13410 E P AVE					
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
12-16-130-015	08/27/2019 12401	401	274,900	68,670	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	79	196,946	206,617	0.953
Agricultural Buildings:					
	ResidualValue	CostByManual	E.C.F.		
	9284	9739	0.953		

14165 E ON AVE					
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
12-03-155-072	08/16/2019 12401	401	125,000	39,535	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	61	82,578	136,639	0.604
Agricultural Buildings:					
	ResidualValue	CostByManual	E.C.F.		
	2887	4776	0.604		

11385 E QR AVE					
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
12-19-130-011	08/13/2019 12401	401	130,233	58,532	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	58	68,434	97,879	0.699
Agricultural Buildings:					
	ResidualValue	CostByManual	E.C.F.		
	3267	4673	0.699		

7475 S 45TH ST					
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
12-14-180-019	07/26/2019 12401	401	205,000	121,620	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	76	83,380	190,700	0.437
!!MULTI-PARCEL SALE!!					

14759 E OP AVE					
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
12-10-280-010	06/28/2019 12401	401	195,000	28,645	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	56	161,983	137,279	1.180
Agricultural Buildings:					
	ResidualValue	CostByManual	E.C.F.		
	4372	3705	1.180		

7694 S 45TH ST					
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
12-14-305-050	06/28/2019 12401	401	155,000	88,997	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STORY	50	53,986	82,925	0.651
Agricultural Buildings:					
	ResidualValue	CostByManual	E.C.F.		
	12017	18459	0.651		

16364 E ON AVE					
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
12-01-330-013	06/17/2019 12401	401	80,000	32,663	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STORY	49	47,337	92,449	0.512

Neighborhoods Used: 03426 - SUNNYMEADE

230 SNAPDRAGON ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
12-03-430-170	10/27/2020 03426	401	187,900	46,897	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	63	141,003	129,580	1.088

229 SUNFLOWER DR

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
12-03-426-191	12/06/2019 03426	401	228,000	49,164	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STORY	69	178,836	194,837	0.918

334 THISTLE AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
12-03-420-110	09/13/2019 03426	401	170,000	44,927	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	73	125,073	160,867	0.777

230 SNAPDRAGON ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
12-03-430-170	08/02/2019 03426	401	169,900	46,897	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	63	123,003	129,580	0.949

261 COLUMBINE STREET

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
12-03-426-081	07/02/2019 03426	401	160,000	45,606	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STORY	69	114,394	149,831	0.763

