



Franklin County Assessor Statistical Summary Report

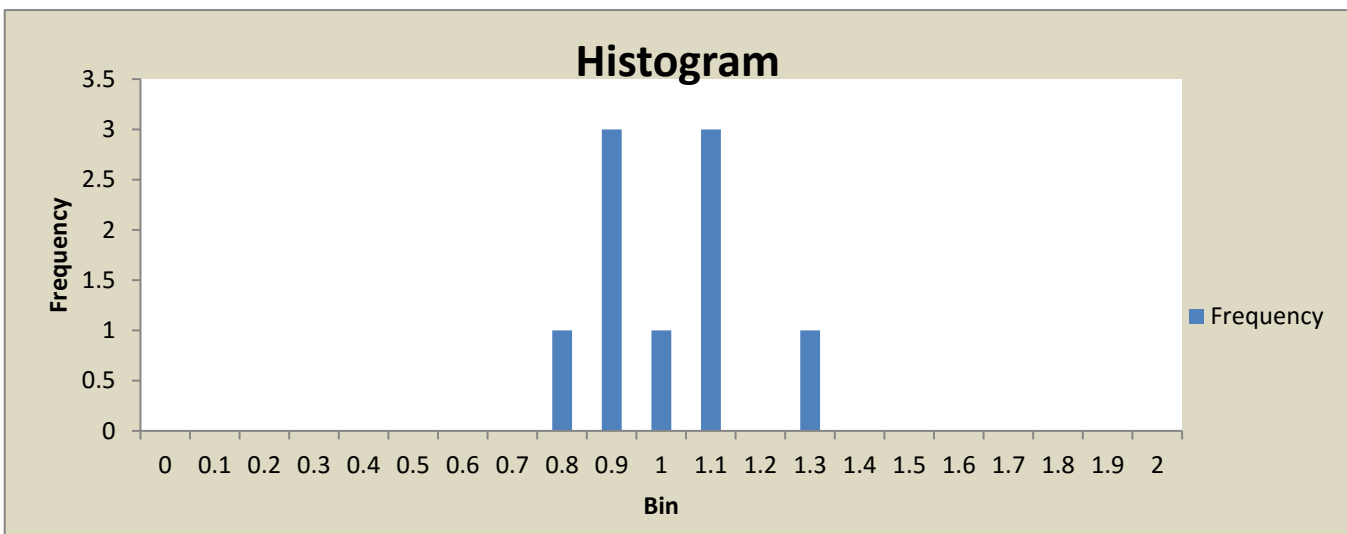
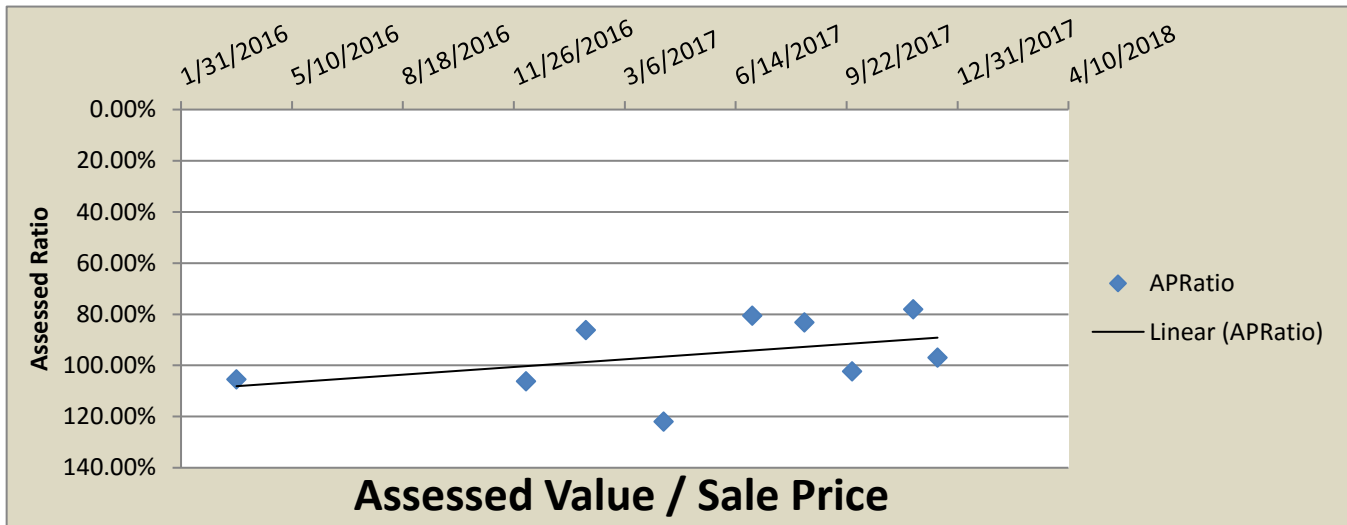
7/25/2018

SALES SELECTION INFORMATION			
Sale Date Range	Start	3/21/2016	End Date
			12/13/2017
Statistical Study Area	200 AND 300 AREA RP MFH 2016 - 2017 SALES		
Index Creation Date	07/25/18		
Number Of Sales In The Index	9		
Ratios Calculated Using	CURRENT APPRAISED VALUES		

STATISTICAL ANALYSIS

Measure	Result
Sales Ratio Lo Range	78.08%
Sales Ratio Hi Range	122.02%
Mean	95.67%
Median	96.95%
Aggregate Mean	99.26%
Variance	0.02161
Standard Deviation	0.14700
Coefficient of Variation	0.15366
Average Absolute Deviation	0.12135
Coefficient of Dispersion	0.12517
Price Related Differential	0.96379

STYL	Average of APRatio
Doublewide	90.40%
Triple Wide	106.20%
Triple Wide/Bsmt	122.02%
Grand Total	95.67%



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Parcel#	NBHD	Address	SaleDate	Sale_Price	APRatio	DeedType	Excise#	YR_BLT	STYL	SQ_FT	BSMT	QUAL	COND
116191103	312	5928 ROAD 56	6/29/2017	\$200,000	80.60%	SWD	55859	1996	Doublewide	1404		Avg	Avg
118451259	211	8111 W AGATE ST	11/21/2017	\$205,300	78.08%	SWD	57135	1998	Doublewide	1568		Avg	Avg
118451349	211	8100 W AGATE ST	8/15/2017	\$190,000	83.21%	SWD	56242	1998	Doublewide	1782		Avg	Avg
118451338	211	8113 W RUBY ST	1/30/2017	\$225,000	86.17%	SWD	54506	1996	Doublewide	2012		Avg	Avg
119541149	211	1109 ROAD 50	9/27/2017	\$159,000	102.32%	SWD	56649	1996	Doublewide	1456		Avg+	Avg
118231020	211	10016 WILLOW WAY	12/13/2017	\$200,000	96.95%	SWD	57416	1995	Doublewide	1782		Avg+	Avg
118631115	211	5716 W WERNETT RD	3/21/2016	\$247,500	105.45%	SWD	51939	1996	Doublewide	1890		Avg+	Avg
116192086	312	5629 ROAD 60	12/7/2016	\$249,900	106.20%	SWD	54147	1995	Triple Wide	2400		Good	Avg
118432054	211	2003 ROAD 80	4/10/2017	\$473,500	122.02%	SWD	55094	1995	Triple Wide/Bsmt	2720	2710	Good	Avg