



Franklin County Assessor Statistical Summary Report

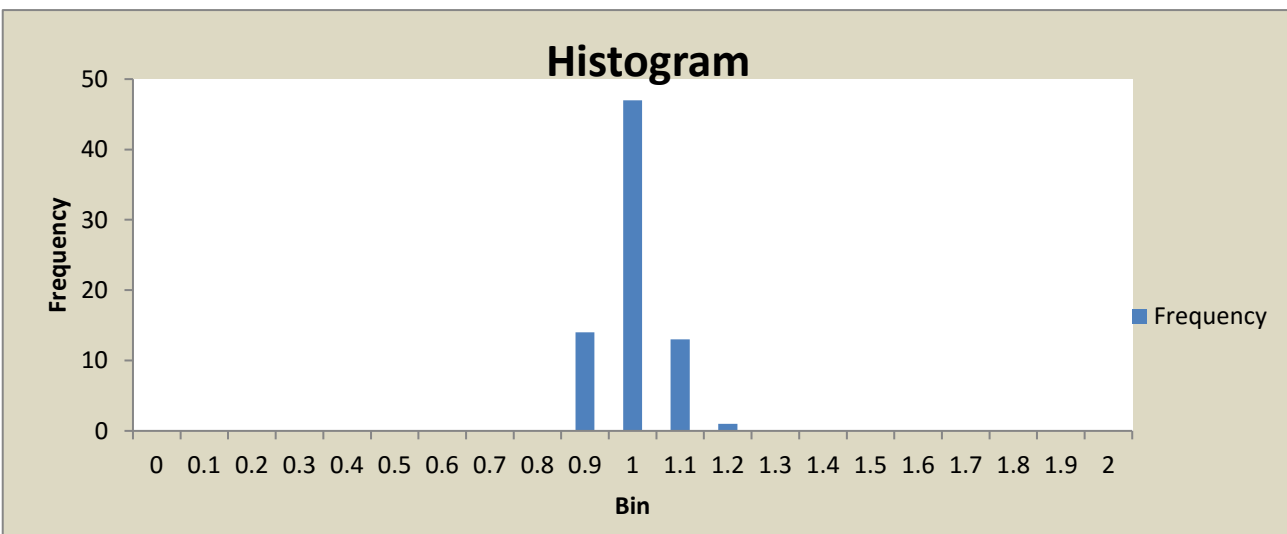
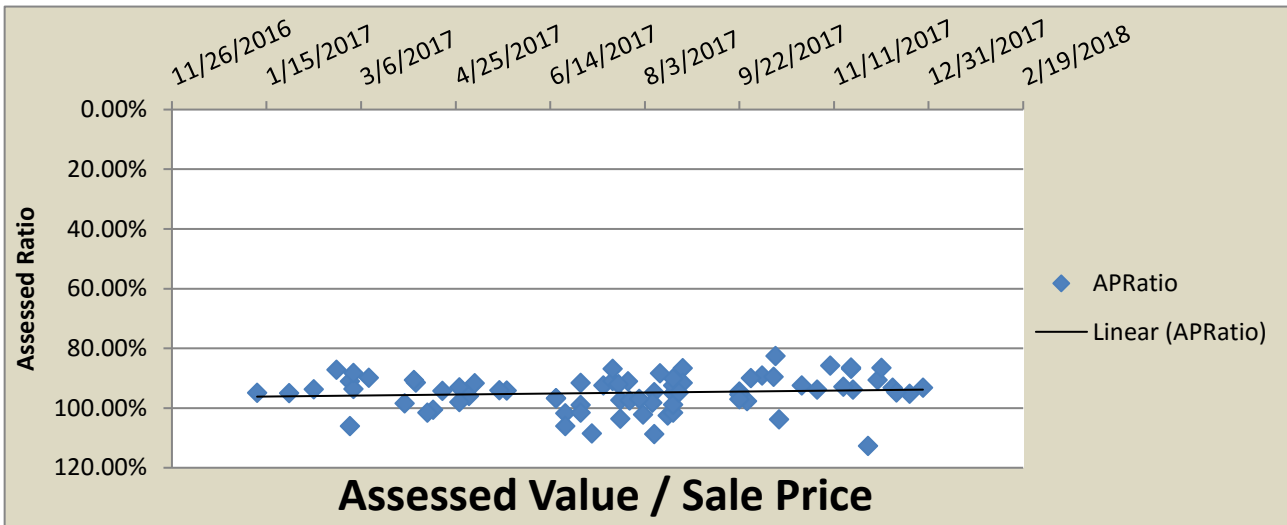
4/11/2018

SALES SELECTION INFORMATION			
Sale Date Range	Start	1/10/2017	End Date 12/28/2017
Statistical Study Area	205 BROADMOOR ESTATES		
Index Creation Date	04/11/18		
Number Of Sales In The Index	75		
Ratios Calculated Using	CURRENT APPRAISED VALUES		

STATISTICAL ANALYSIS

Measure	Result
Sales Ratio Lo Range	82.55%
Sales Ratio Hi Range	112.73%
Mean	94.89%
Median	94.15%
Aggregate Mean	94.62%
Variance	0.00346
Standard Deviation	0.05878
Coefficient of Variation	0.06195
Average Absolute Deviation	0.04494
Coefficient of Dispersion	0.04774
Price Related Differential	1.00286

STYL	Average of APRatio
One Story	95.96%
Two Story	91.22%
Grand Total	94.89%



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Parcel#	NBHD	Address	SaleDate	Sale_Price	APRatio	DeedType	Excise#	YR_BLT	STYL	SQ_FT	BSMT	QUAL	COND
115382149	205	9113 WELLINGTON DR	8/23/2017	\$245,000	86.61%	SWD	56338	2011	One Story	1464		Avg	Avg
115381106	205	6216 SOMERSET LN	12/12/2017	\$222,000	93.19%	SWD	57444	2012	One Story	1470		Avg	Avg
115382186	205	9109 KENT PL	8/18/2017	\$212,425	94.99%	SWD	56301	2017	One Story	1472		Avg	Avg
115382189	205	6009 KENT LN	8/8/2017	\$217,600	94.66%	SWD	56193	2017	One Story	1503		Avg	Avg
115420149	205	9807 NORFOLK DR	4/27/2017	\$232,000	93.06%	SWD	55339	2005	One Story	1532		Avg	Avg
115420098	205	9908 BUCKINGHAM DR	7/12/2017	\$225,000	92.40%	SWD	55951	2005	One Story	1532		Avg	Avg
115412071	205	6111 COVENTRY LN	9/22/2017	\$225,000	94.44%	SWD	56672	2008	One Story	1564		Avg	Avg
115382165	205	5914 ROAD 90	8/18/2017	\$235,450	92.46%	SWD	56369	2017	One Story	1598		Avg	Avg
115391062	205	8806 SOPHIE RAE CT	6/30/2017	\$218,000	98.99%	SWD	55916	2017	One Story	1640		Avg	Avg
115412076	205	6213 COVENTRY LN	5/2/2017	\$235,000	95.91%	SWD	55306	2008	One Story	1676		Avg	Avg
115381087	205	6215 WESTMORELAND LN	10/11/2017	\$297,000	82.55%	SWD	56851	2011	One Story	1800		Avg	Avg
115381108	205	6208 SOMERSET LN	2/21/2017	\$288,400	87.17%	SWD	54649	2012	One Story	1887		Avg	Avg
115412084	205	9405 CADBORO DR	7/25/2017	\$284,900	91.04%	SWD	56154	2009	One Story	1912		Avg	Avg
115391066	205	8902 SOPHIE RAE CT	2/28/2017	\$249,806	90.99%	SWD	54689	2016	One Story	1494		Avg+	Avg
115382169	205	6014 ROAD 90	8/15/2017	\$222,827	102.54%	SWD	56300	2018	One Story	1498		Avg+	Avg
115382193	205	6006 KENT LN	3/29/2017	\$230,000	98.47%	SWD	54939	2016	One Story	1503		Avg+	Avg
115382184	205	9101 KENT PL	4/13/2017	\$225,115	100.61%	SWD	55116	2016	One Story	1503		Avg+	Avg
115382188	205	6013 KENT LN	6/22/2017	\$221,925	101.70%	SWD	55768	2016	One Story	1503		Avg+	Avg
115392046	205	9110 MAJESTIA LN	7/21/2017	\$218,010	103.52%	SWD	56047	2017	One Story	1503		Avg+	Avg
115392044	205	9102 MAJESTIA LN	8/2/2017	\$220,814	102.21%	SWD	56126	2017	One Story	1503		Avg+	Avg
115391054	205	8905 SOPHIE RAE CT	3/10/2017	\$264,431	89.85%	SWD	54784	2016	One Story	1564		Avg+	Avg
115391070	205	8918 SOPHIE RAE CT	8/23/2017	\$255,000	91.52%	SWD	56307	2017	One Story	1564		Avg+	Avg
115382172	205	6101 COTSWOLD LN	4/27/2017	\$238,850	98.05%	SWD	55235	2016	One Story	1585		Avg+	Avg
115382185	205	9105 KENT PL	7/21/2017	\$244,965	97.32%	SWD	56058	2017	One Story	1585		Avg+	Avg
115382191	205	6001 KENT LN	8/7/2017	\$238,589	98.16%	SWD	56167	2017	One Story	1585		Avg+	Avg
115392047	205	9114 MAJESTIA LN	8/18/2017	\$236,960	101.53%	SWD	56295	2017	One Story	1585		Avg+	Avg
115392041	205	5914 KENT LN	9/26/2017	\$238,500	97.69%	SWD	56630	2017	One Story	1585		Avg+	Avg
115382168	205	6010 ROAD 90	8/18/2017	\$239,405	98.87%	SWD	56318	2018	One Story	1585		Avg+	Avg
115382164	205	5906 ROAD 90	11/2/2017	\$257,850	93.77%	SWD	56963	2018	One Story	1593		Avg+	Avg
115382162	205	9010 MAJESTIA LN	5/22/2017	\$253,850	94.15%	SWD	55511	2016	One Story	1643		Avg+	Avg
115382167	205	6006 ROAD 90	7/26/2017	\$246,113	97.51%	SWD	56086	2017	One Story	1643		Avg+	Avg
115382175	205	6009 COTSWOLD LN	8/18/2017	\$274,952	90.08%	SWD	56478	2018	One Story	1685		Avg+	Avg
115382197	205	6106 KENT LN	11/21/2017	\$268,900	93.78%	SWD	57125	2017	One Story	1745		Avg+	Avg
115382198	205	6110 KENT LN	1/10/2017	\$264,850	94.88%	SWD	54382	2016	One Story	1763		Avg+	Avg
115382177	205	6001 COTSWOLD LN	4/10/2017	\$249,350	101.58%	SWD	55088	2016	One Story	1763		Avg+	Avg
115382196	205	6018 KENT LN	12/21/2017	\$271,900	95.18%	SWD	57409	2017	One Story	1814		Avg+	Avg
115382187	205	9110 KENT PL	12/4/2017	\$300,000	90.56%	SWD	57270	2017	One Story	1885		Avg+	Avg
115382178	205	5913 COTSWOLD LN	12/28/2017	\$289,900	93.20%	SWD	57528	2018	One Story	1901		Avg+	Avg
115382171	205	6102 ROAD 90	1/27/2017	\$278,850	95.03%	SWD	54488	2016	One Story	1935		Avg+	Avg
115382161	205	9014 MAJESTIA LN	6/17/2017	\$273,850	96.76%	SWD	55720	2016	One Story	1935		Avg+	Avg
115382174	205	6013 COTSWOLD LN	6/17/2017	\$274,147	96.66%	SWD	55722	2016	One Story	1935		Avg+	Avg
115391069	205	8914 SOPHIE RAE CT	11/9/2017	\$328,528	85.80%	SWD	57033	2017	One Story	1993		Avg+	Avg
115382182	205	6014 COTSWOLD LN	10/4/2017	\$318,000	89.08%	SWD	56728	2017	One Story	2093		Avg+	Avg
115391052	205	8913 SOPHIE RAE CT	2/9/2017	\$310,000	93.74%	SWD	54566	2016	One Story	2114		Avg+	Avg
115382170	205	6018 ROAD 90	10/10/2017	\$329,850	89.52%	SWD	56926	2016	One Story	2185		Avg+	Avg
115392042	205	5913 KENT LN	11/16/2017	\$336,000	92.85%	SWD	57129	2017	One Story	2286		Avg+	Avg
115391053	205	8909 SOPHIE RAE CT	9/22/2017	\$254,556	95.46%	SWD	56631	2017	One Story	1494		Good	Avg
115391059	205	8805 SOPHIE RAE CT	9/22/2017	\$255,867	97.08%	SWD	56639	2017	One Story	1494		Good	Avg
115391051	205	8917 SOPHIE RAE CT	7/17/2017	\$281,376	90.87%	SWD	55992	2016	One Story	1564		Good	Avg
115382176	205	6005 COTSWOLD LN	7/6/2017	\$236,050	108.45%	SWD	55892	2016	One Story	1585		Good	Avg
115382173	205	6017 COTSWOLD LN	6/22/2017	\$248,017	106.04%	SWD	55851	2016	One Story	1593		Good	Avg
115382190	205	6005 KENT LN	8/8/2017	\$261,200	108.76%	SWD	56183	2017	One Story	1763		Good	Avg
115382183	205	6018 COTSWOLD LN	7/31/2017	\$305,000	96.88%	SWD	56103	2016	One Story	1885		Good	Avg
115391056	205	8817 SOPHIE RAE CT	6/30/2017	\$313,104	101.49%	SWD	55881	2016	One Story	2100		Good	Avg

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115391055	205	8901 SOPHIE RAE CT	8/21/2017	\$331,506	94.80%	SWD	56312	2017	One Story	2100	Good	Avg
115391064	205	8814 SOPHIE RAE CT	12/14/2017	\$338,317	94.76%	SWD	57338	2017	One Story	2100	Good	Avg
115382166	205	6002 ROAD 90	11/29/2017	\$285,982	112.73%	SWD	57208	2016	One Story	2185	Good	Avg
115382179	205	6002 COTSWOLD LN	10/13/2017	\$332,000	103.82%	SWD	56867	2016	One Story	2303	Good	Avg
115420120	205	6115 CAVENDISH CT	4/4/2017	\$245,000	91.42%	SWD	55068	2006	Two Story	1932	Avg	Avg
115412072	205	6115 COVENTRY LN	4/18/2017	\$239,900	94.20%	SWD	55162	2008	Two Story	1946	Avg	Avg
115420169	205	9707 NOTTINGHAM DR	7/17/2017	\$266,500	86.82%	SWD	55993	2006	Two Story	1962	Avg	Avg
115381097	205	6009 SOMERSET LN	5/5/2017	\$255,000	91.72%	SWD	55382	2012	Two Story	2006	Avg	Avg
115412088	205	9507 CADBORO DR	3/2/2017	\$260,000	93.57%	SWD	54768	2008	Two Story	2139	Avg	Avg
115412151	205	6306 BALMORAL CT	3/2/2017	\$274,000	88.24%	SWD	54740	2009	Two Story	2139	Avg	Avg
115382135	205	9114 DURHAM CT	8/11/2017	\$304,000	88.35%	SWD	56233	2011	Two Story	2167	Avg	Avg
115382147	205	9105 WELLINGTON DR	11/20/2017	\$285,000	86.84%	SWD	57124	2011	Two Story	2198	Avg	Avg
115420145	205	9707 NORFOLK DR	10/25/2017	\$269,000	92.37%	SWD	56886	2005	Two Story	2256	Avg	Avg
115420187	205	9815 BUCKINGHAM DR	11/20/2017	\$299,000	86.42%	SWD	57119	2004	Two Story	2288	Avg	Avg
115420135	205	6212 DEVON CT	4/3/2017	\$290,000	90.58%	SWD	55008	2006	Two Story	2373	Avg	Avg
115381118	205	6103 ROAD 90	12/6/2017	\$319,000	86.52%	SWD	57253	2013	Two Story	2493	Avg	Avg
115381104	205	6207 SOMERSET LN	9/28/2017	\$313,860	90.00%	SWD	56706	2012	Two Story	2783	Avg	Avg
115420137	205	6204 DEVON CT	5/18/2017	\$318,000	94.08%	SWD	55449	2006	Two Story	2800	Avg	Avg
115391068	205	8910 SOPHIE RAE CT	6/30/2017	\$334,570	91.61%	SWD	55904	2016	Two Story	2392	Avg+	Avg
115391061	205	8802 SOPHIE RAE CT	2/28/2017	\$278,363	106.04%	SWD	54702	2016	Two Story	2458	Avg+	Avg
115391060	205	8801 SOPHIE RAE CT	7/20/2017	\$354,848	91.95%	SWD	56036	2017	Two Story	2830	Avg+	Avg