



Franklin County Assessor Statistical Summary Report

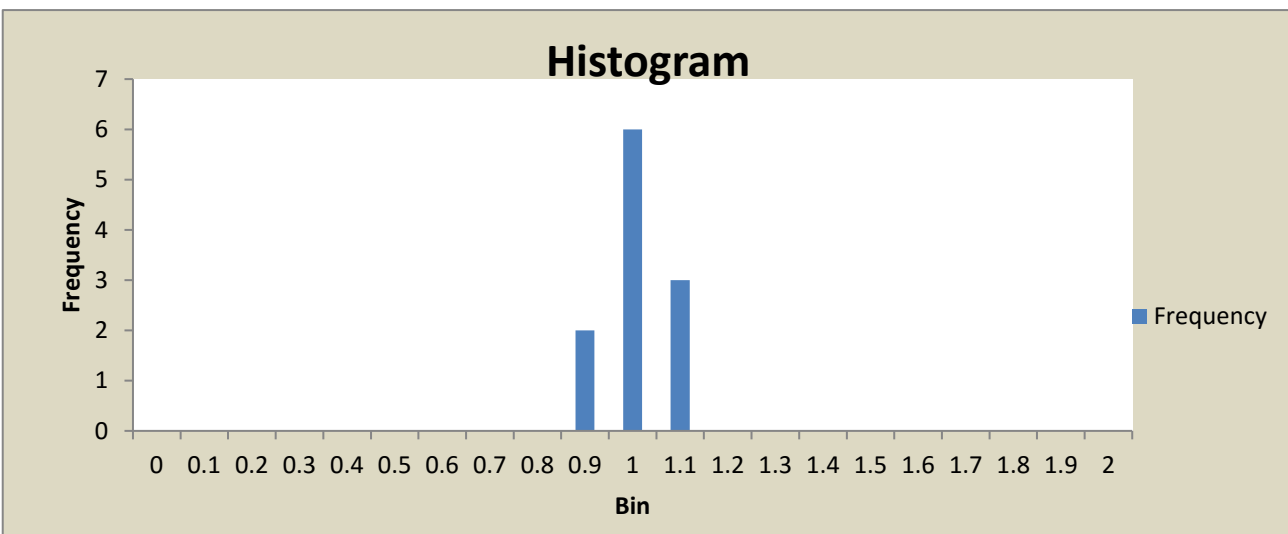
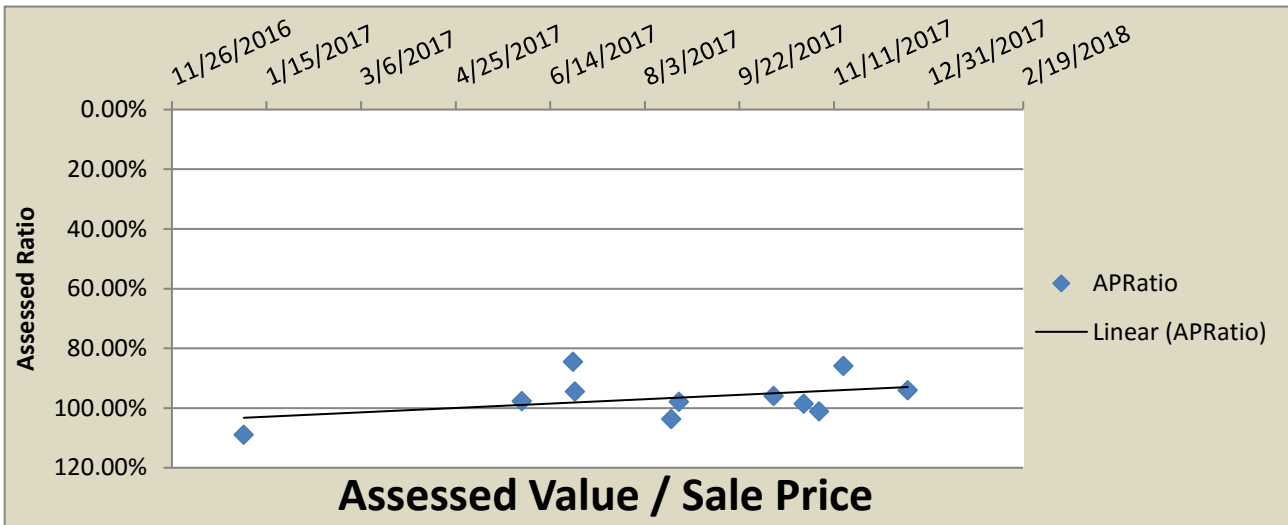
4/11/2018

SALES SELECTION INFORMATION			
Sale Date Range	Start	1/3/2017	End Date 12/20/2017
Statistical Study Area	207 WILSON MEADOWS		
Index Creation Date	04/11/18		
Number Of Sales In The Index	11		
Ratios Calculated Using	CURRENT APPRAISED VALUES		

STATISTICAL ANALYSIS

Measure	Result
Sales Ratio Lo Range	84.44%
Sales Ratio Hi Range	108.88%
Mean	96.59%
Median	97.66%
Aggregate Mean	96.72%
Variance	0.00502
Standard Deviation	0.07084
Coefficient of Variation	0.07334
Average Absolute Deviation	0.05121
Coefficient of Dispersion	0.05244
Price Related Differential	0.99872

STYL	Average of APRatio
Two Story	96.59%
Grand Total	96.59%



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Parcel#	NBHD	Address	SaleDate	Sale_Price	APRatio	DeedType	Excise#	YR_BLT	STYL	SQ_FT	BSMT	QUAL	COND
118170353	207	4015 ROAD 107	6/26/2017	\$289,900	84.44%	SWD	56038	2005	Two Story	1812		Avg	Avg
118170361	207	3907 ROAD 108	10/10/2017	\$255,000	96.00%	SWD	56752	2005	Two Story	1812		Avg	Avg
118170353	207	4015 ROAD 107	11/16/2017	\$285,000	85.89%	SWD	57101	2005	Two Story	1812		Avg	Avg
118170412	207	4016 ROAD 105	6/27/2017	\$293,500	94.41%	SWD	55793	2005	Two Story	2205		Avg	Avg
118170372	207	3911 ROAD 106	12/20/2017	\$325,000	94.06%	SWD	57457	2005	Two Story	2205		Avg	Avg
118170400	207	10408 WILLOW WAY	5/30/2017	\$295,000	97.66%	SWD	55533	2006	Two Story	2317		Avg	Avg
118170417	207	3916 ROAD 105	8/21/2017	\$322,000	97.88%	SWD	56292	2005	Two Story	2664		Avg	Avg
118170370	207	4003 ROAD 106	8/17/2017	\$292,500	103.65%	SWD	56253	2004	Two Story	2815		Avg	Avg
118170379	207	10411 W ARGENT RD	1/3/2017	\$295,000	108.88%	SWD	54323	2005	Two Story	2892		Avg	Avg
118170394	207	10411 ASPEN LP	10/26/2017	\$329,000	98.51%	SWD	56913	2006	Two Story	2895		Avg	Avg
118170346	207	10708 OAK LN	11/3/2017	\$339,000	101.15%	SWD	57026	2005	Two Story	2970		Avg	Avg