

APPR ZONE 200
 NBHD 209
 2010 ASSMT / 2011 TAXES

KELLYS RIVER PARK EST.
 2008 - 2009 SALES

FRANKLIN COUNTY
 ASSESSOR'S OFFICE

PARCEL #	SITUS	YEAR BUILT	STYLE	FLOOR AREA	QLTY	COND	EFF AGE	PHYS DEP	ECON ADJSMT	TOTAL DEP	SALE DATE	SALE PRICE	BOOK & PAGE	ASS'D VALUE	ASSMT/S	
															ALE RATIO	RATIO BY YEAR
119-670-278	06603 W OCTAVE ST	2006	1 STY	1942	AVG	AVG	1	1.00%	-3.00%	-1.97%	10/8/08	\$260,000	WD-1725649	\$224,300	86.27%	2008
119-670-279	06521 W OCTAVE ST	2007	1 STY	2083	AVG+	AVG	1	1.00%	-3.00%	-1.97%	8/18/08	\$285,000	WD-1723878	\$256,900	90.14%	88.20%
119-670-273	06705 W OCTAVE ST	2009	1 STY	2171	GOOD	AVG	0	0.00%	-3.00%	-3.00%	8/19/09	\$294,800	WD-1738968	\$297,000	100.75%	
119-670-272	06709 W OCTAVE ST	2007	2 STY	2106	AVG+	AVG	1	1.00%	-3.00%	-1.97%	8/21/09	\$252,000	WD-1739119	\$248,300	98.53%	2009
119-670-317	06714 OLIVIA CT	2008	2 STY	2396	AVG+	AVG	1	1.00%	-3.00%	-1.97%	5/12/09	\$275,000	WD-1734518	\$261,700	95.16%	98.50%
119-670-288	06608 W OCTAVE ST	2009	2 STY	2973	AVG+	AVG	0	0.00%	-3.00%	-3.00%	8/5/09	\$309,845	WD-1738394	\$308,500	99.57%	
															08 & 09 AVG	95.07%