



Franklin County Assessor Statistical Summary Report

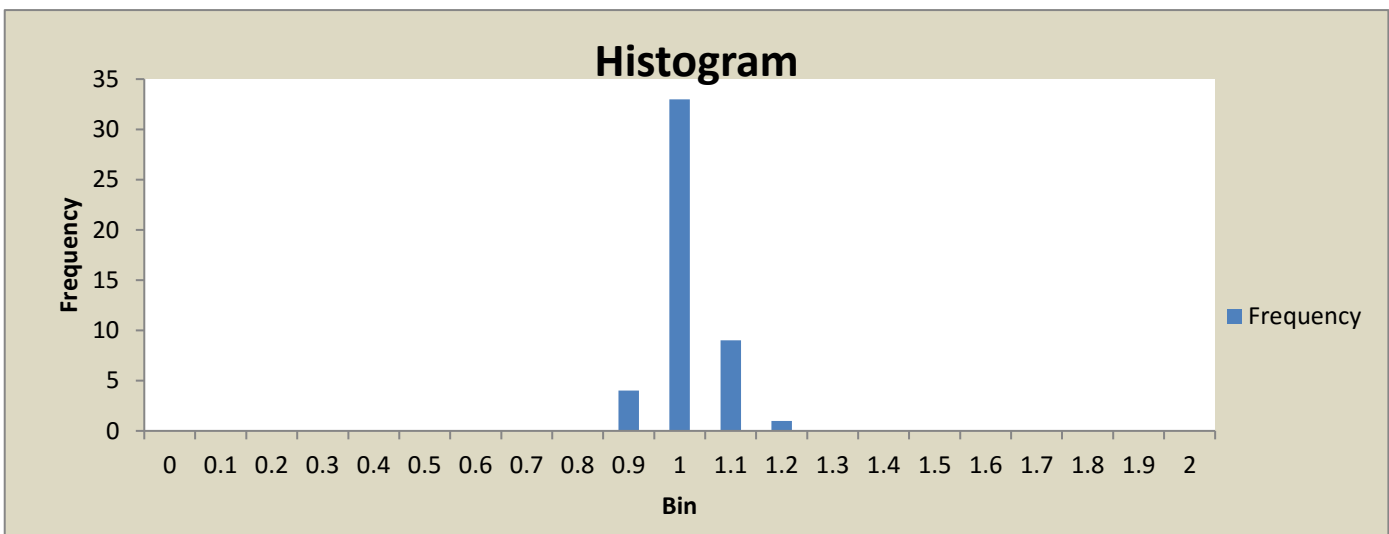
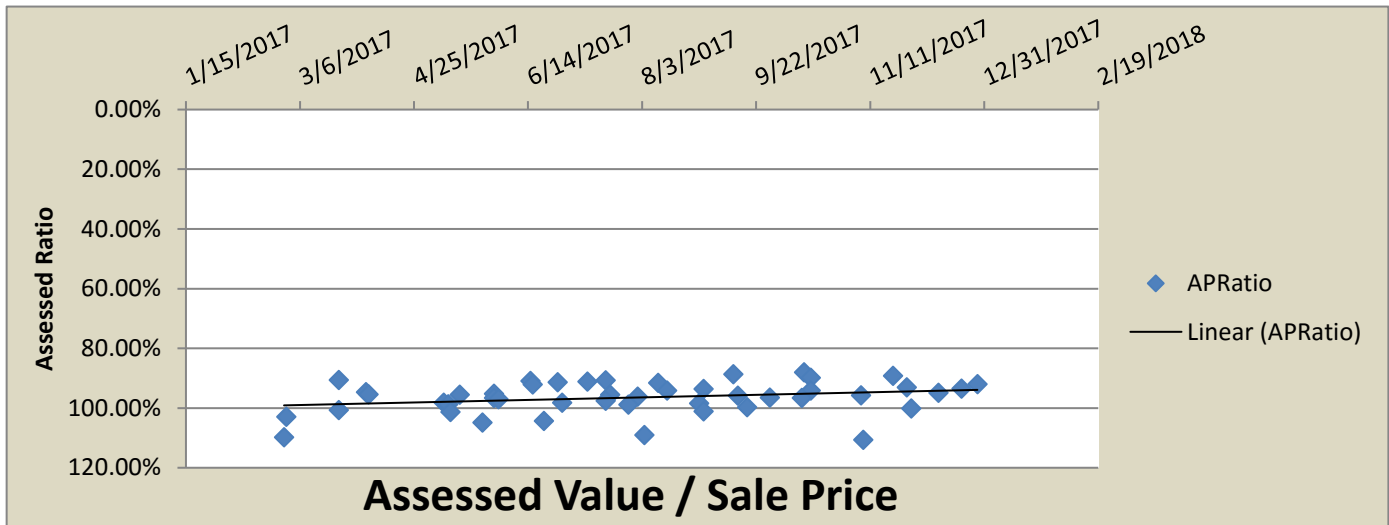
4/3/2018

SALES SELECTION INFORMATION			
Sale Date Range	Start	2/27/2017	End Date
			12/28/2017
Statistical Study Area	302 VILLAGE AT PASCO HEIGHTS & WEST PASCO TERRACE		
Index Creation Date	04/03/18		
Number Of Sales In The Index	47		
Ratios Calculated Using	CURRENT APPRAISED VALUES		

STATISTICAL ANALYSIS

Measure	Result
Sales Ratio Lo Range	87.99%
Sales Ratio Hi Range	110.69%
Mean	96.49%
Median	95.79%
Aggregate Mean	96.46%
Variance	0.00286
Standard Deviation	0.05346
Coefficient of Variation	0.05540
Average Absolute Deviation	0.04044
Coefficient of Dispersion	0.04221
Price Related Differential	1.00033

STYL	Average of APRatio
1 1/2 Story Finished	94.43%
One Story	96.73%
Two Story	95.39%
Grand Total	96.49%



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Parcel#	NBHD	Address	SaleDate	Sale_Price	APRatio	DeedType	Excise#	YR_BLT	STYL	SQ_FT	BSMT	QUAL	COND
116320037	302	5005 REAGAN WAY	10/13/2017	\$219,900	87.99%	SWD	56784	2006	One Story	1435		Fair+	Avg
116180023	302	6005 RIVERHAWK LN	9/12/2017	\$320,000	88.65%	SWD	56522	2012	One Story	2276		Fair+	Avg
116290269	302	5411 JEFFERSON DR	11/21/2017	\$260,000	89.19%	SWD	57136	2010	One Story	1688		Fair+	Avg
116310105	302	5203 CLEVELAND LN	10/16/2017	\$215,000	89.90%	SWD	56794	2004	One Story	1435		Fair+	Avg
116300069	302	5512 ARTHUR LN	3/23/2017	\$220,000	90.63%	SWD	54895	2005	One Story	1510		Fair+	Avg
116180069	302	6207 BULLDOG LN	7/18/2017	\$279,900	90.74%	SWD	55995	2010	One Story	2266		Fair	Avg
116310039	302	5616 TAFT DR	6/15/2017	\$278,000	90.93%	SWD	55676	2004	Two Story	2453		Fair+	Avg
116290137	302	5406 HAYES LN	7/10/2017	\$263,000	91.14%	SWD	55932	2009	One Story	2000		Fair+	Avg
116180133	302	6202 WILDCAT LN	6/27/2017	\$205,000	91.31%	SWD	55783	2013	One Story	1168		Fair+	Avg
116180114	302	6106 PANTHER LN	8/10/2017	\$222,500	91.59%	SWD	56251	2014	One Story	1481		Fair+	Avg
116180117	302	6006 PANTHER LN	12/28/2017	\$259,900	91.99%	SWD	57484	2013	One Story	1782		Fair+	Avg
116290074	302	5217 REAGAN WAY	6/16/2017	\$253,000	92.09%	SWD	55690	2007	One Story	1718		Fair+	Avg
116180062	302	6304 BULLDOG LN	11/27/2017	\$227,000	93.08%	SWD	57195	2016	One Story	1524		Fair+	Avg
116300038	302	5404 BUCHANAN LN	12/21/2017	\$214,900	93.48%	SWD	57404	2005	One Story	1525		Fair+	Avg
116310145	302	5616 MCKINLEY CT	8/30/2017	\$246,000	93.61%	SWD	56554	2005	1 1/2 Story Finished	2084		Fair+	Avg
116180154	302	6306 ROCKET LN	10/16/2017	\$246,500	94.11%	SWD	56809	2013	One Story	1718		Fair+	Avg
116310064	302	5904 FENWAY DR	8/14/2017	\$196,500	94.14%	SWD	56235	2004	One Story	1361		Fair+	Avg
116290119	302	5516 COOLIDGE CT	4/4/2017	\$297,000	94.71%	SWD	55060	2008	Two Story	2701		Fair+	Avg
116290100	302	5610 WRIGLEY DR	12/11/2017	\$255,000	94.94%	SWD	57312	2009	One Story	1986		Fair+	Avg
116310036	302	5704 TAFT DR	5/30/2017	\$235,500	95.24%	SWD	55550	2004	1 1/2 Story Finished	2044		Fair+	Avg
116180092	302	6103 WILDCAT LN	4/5/2017	\$182,500	95.39%	SWD	55027	2012	One Story	1104		Fair+	Avg
116180120	302	6103 PANTHER LN	7/20/2017	\$215,000	95.48%	SWD	56025	2013	One Story	1481		Fair+	Avg
116180049	302	6018 BULLDOG LN	5/15/2017	\$215,000	95.53%	SWD	55426	2013	One Story	1481		Fair+	Avg
116290203	302	5313 JOHNSON DR	11/7/2017	\$244,900	95.79%	SWD	57007	2010	One Story	1930		Fair+	Avg
116290251	302	5314 JEFFERSON DR	9/14/2017	\$264,000	95.87%	SWD	56526	2010	Two Story	2328		Fair+	Avg
116310107	302	5211 CLEVELAND LN	8/1/2017	\$235,000	96.21%	SWD	56138	2005	One Story	1854		Fair+	Avg
116290173	302	5508 COOLIDGE CT	9/28/2017	\$205,000	96.48%	SWD	56689	2010	One Story	1444		Fair+	Avg
116290043	302	5011 TRUMAN LN	10/12/2017	\$221,000	96.56%	SWD	56769	2008	One Story	1505		Fair+	Avg
116310032	302	5804 TAFT DR	5/30/2017	\$251,000	96.65%	SWD	55529	2004	Two Story	2273		Fair+	Avg
116320066	302	5604 ROOSEVELT DR	6/1/2017	\$240,000	97.08%	SWD	55571	2006	One Story	1864		Fair+	Avg
116180160	302	6110 ROCKET LN	7/18/2017	\$259,000	97.56%	SWD	56017	2014	One Story	2065		Fair+	Avg
116180098	302	6209 WILDCAT LN	5/8/2017	\$253,900	98.22%	SWD	55352	2012	One Story	1924		Fair+	Avg
116290192	302	5221 JACKSON LN	6/29/2017	\$245,000	98.24%	SWD	55825	2010	One Story	1840		Fair+	Avg
116290211	302	5226 JACKSON LN	8/28/2017	\$206,500	98.40%	SWD	56538	2010	One Story	1444		Fair+	Avg
116310132	302	5516 TAFT DR	5/10/2017	\$255,000	98.78%	SWD	55362	2005	Two Story	2413		Fair+	Avg
116310021	302	4908 CLEVELAND LN	7/28/2017	\$225,000	98.88%	SWD	56101	2004	One Story	1840		Fair+	Avg
116180022	302	5812 THREE RIVERS DR	9/18/2017	\$309,000	99.70%	SWD	56572	2015	One Story	2551		Fair+	Avg
116320098	302	5011 WRIGLEY DR	11/29/2017	\$225,000	100.13%	SWD	57204	2006	One Story	1645		Fair+	Avg
116180091	302	6009 WILDCAT LN	3/23/2017	\$237,500	100.63%	SWD	54885	2013	One Story	1930		Fair+	Avg
116180128	302	6307 PANTHER LN	8/30/2017	\$239,900	101.12%	SWD	56537	2012	One Story	1930		Fair+	Avg
116320022	302	5014 KENNEDY WAY	5/11/2017	\$280,000	101.32%	SWD	55401	2006	One Story	2518		Fair+	Avg
116310053	302	4916 ARTHUR LN	2/28/2017	\$180,000	102.88%	SWD	54712	2004	One Story	1361		Fair+	Avg
116290087	302	5107 TYLER CT	6/21/2017	\$227,000	104.36%	SWD	55759	2007	One Story	1913		Fair+	Avg
116320098	302	5011 WRIGLEY DR	5/25/2017	\$214,900	104.83%	SWD	55518	2006	One Story	1645		Fair+	Avg
116180082	302	5804 THREE RIVERS DR	8/4/2017	\$250,000	109.04%	SWD	56297	2012	One Story	2287		Fair+	Avg
116180056	302	5811 LEOPARD DR	2/27/2017	\$250,000	109.76%	SWD	54684	2012	One Story	2236		Fair+	Avg
116290078	302	5204 TRUMAN LN	11/8/2017	\$260,000	110.69%	SWD	57030	2008	One Story	2566		Fair+	Avg