



FRANKLIN COUNTY ASSESSOR'S OFFICE

Statistical Summary Report



Date of Run: 3/2/2010

SALES SELECTION INFORMATION

Records Selected From File	RESSALE
Index Name	30509
Index Creation Date	03/02/10
Index Creation Time	1:20:00 PM
Index Notes	3 RIV CRSNG 08 & 09 BY STYLE/SIZE
Number Of Sales In The Index	199
Ratios Calculated Using	CURRENT APPRAISED VALUES

STATISTICAL ANALYSIS

Measure	Result
Sales Ratio Lo Range	82.8070%
Sales Ratio Hi Range	105.9641%
Mean	94.2864%
Median	94.2063%
Aggregate Mean	94.1072%
Variance	0.00183
Standard Deviation	0.04272
Coefficient of Variation	0.04531
Average Absolute Deviation	0.03428
Coefficient of Dispersion	0.03639
Price Related Differential	1.00190

PARCEL #	BOOK & PAGE	FILE #	NBHD	ASS'ED VALUE	SALE PRICE	A/S RATIO	SALE DATE
116-210-072	WD-1727390	32318	305	94400	106490	88.65%	11/21/2008
116-220-067	WD-1740578	34589	305	100200	109490	91.52%	7/13/2009
116-220-063	WD-1740536	34583	305	100200	109925	91.15%	8/17/2009
116-220-061	WD-1735999	33703	305	100500	104385	96.28%	5/26/2009
116-210-053	WD-1723667	31554	305	112200	110552	101.49%	8/20/2008
116-210-031	WD-1723850	31591	305	112000	109990	101.83%	8/21/2008
116-210-021	WD-1724866	31789	305	112200	109255	102.70%	9/9/2008
116-210-064	WD-1724772	31770	305	112600	111440	101.04%	9/9/2008
116-210-029	WD-1727170	32254	305	113100	115325	98.07%	10/28/2008
116-220-058	WD-1728082	32437	305	112800	113615	99.28%	12/8/2008
116-220-035	WD-1730900	32917	305	112800	110990	101.63%	2/23/2009
116-220-033	WD-1730823	32904	305	114300	113890	100.36%	2/24/2009
116-220-056	WD-1731493	32996	305	112800	113065	99.77%	3/12/2009
116-220-041	WD-1734744	33496	305	112900	115340	97.88%	5/13/2009
116-220-040	WD-1734495	33438	305	112900	119165	94.74%	5/13/2009
116-220-014	WD-1735372	33608	305	112800	113615	99.28%	5/28/2009
116-220-038	WD-1737857	34040	305	109200	118605	92.07%	6/29/2009
116-220-036	WD-1739473	34339	305	112800	118490	95.20%	7/13/2009
116-211-004	WD-1740472	34562	305	112800	119265	94.58%	8/17/2009
116-211-025	WD-1740281	34518	305	112800	120565	93.56%	8/17/2009
116-211-040	WD-1741823	34869	305	112200	120990	92.73%	9/23/2009
116-211-051	WD-1744089	35360	305	112900	118365	95.38%	12/4/2009
116-211-048	WD-1744455	35424	305	112600	123105	91.47%	12/4/2009
116-211-047	WD-1745458	35607	305	113300	126865	89.31%	12/14/2009
116-211-043	WD-1745539	35631	305	113100	121365	93.19%	12/14/2009
116-211-044	WD-1745004	35539	305	113900	123140	92.50%	12/14/2009
116-210-085	WD-1716704	30316	305	117800	123570	95.33%	3/21/2008
116-210-078	WD-1718154	30574	305	118000	123235	95.75%	4/22/2008
116-210-088	WD-1718289	30598	305	117800	130062	90.57%	4/23/2008

116-210-083	WD-1718431	30635	305	117800	120245	97.97%	4/28/2008
116-210-047	WD-1719817	30880	305	117900	123433	95.52%	5/22/2008
116-210-074	WD-1719718	30858	305	117800	116355	101.24%	5/22/2008
116-210-046	WD-1720081	30941	305	117800	124744	94.43%	5/28/2008
116-230-173	WD-1720602	31020	305	118800	129000	92.09%	6/13/2008
116-210-069	WD-1721805	31239	305	117800	126000	93.49%	7/10/2008
116-210-060	WD-1722722	31397	305	117700	125995	93.42%	7/21/2008
116-210-059	WD-1722724	31399	305	117000	122985	95.13%	7/29/2008
116-210-051	WD-1724218	31663	305	117800	122270	96.34%	8/18/2008
116-210-067	WD-1724076	31639	305	117800	124680	94.48%	8/25/2008
116-210-019	WD-1724868	31788	305	117800	134700	87.45%	9/18/2008
116-210-022	WD-1725262	31859	305	117800	122975	95.79%	9/22/2008
116-210-020	WD-1726082	32019	305	117900	124485	94.71%	9/29/2008
116-210-028	WD-1726461	32123	305	117800	120715	97.59%	10/30/2008
116-220-075	WD-1727392	32317	305	118700	122000	97.30%	11/20/2008
116-210-023	WD-1729121	32613	305	118700	123950	95.76%	1/13/2009
116-220-059	WD-1730570	32851	305	119300	129000	92.48%	2/3/2009
116-220-060	WD-1730595	32857	305	118700	126000	94.21%	2/11/2009
116-220-045	WD-1731011	32932	305	118700	126115	94.12%	2/23/2009
116-220-011	WD-1736487	33790	305	119300	133110	89.63%	6/23/2009
116-220-066	WD-1737852	34038	305	119400	120925	98.74%	6/29/2009
116-220-027	WD-1737711	34012	305	119900	128855	93.05%	7/7/2009
116-220-062	WD-1737854	34042	305	119500	129195	92.50%	7/9/2009
116-211-002	WD-1743432	35231	305	119000	129975	91.56%	8/17/2009
116-211-011	WD-1741584	34813	305	119000	127490	93.34%	8/17/2009
116-220-064	WD-1740370	34535	305	118900	120475	98.69%	8/17/2009
116-220-068	WD-1741512	34804	305	119300	128685	92.71%	8/17/2009
116-211-022	WD-1741975	34920	305	118000	127865	92.28%	8/17/2009
116-211-005	WD-1744400	35412	305	119000	129190	92.11%	9/18/2009
116-211-001	WD-1742349	34993	305	119700	137705	86.92%	9/18/2009
116-211-031	WD-1744310	35392	305	119000	132860	89.57%	11/9/2009
116-211-026	WD-1743687	35286	305	119000	133715	89.00%	11/10/2009
116-211-030	WD-1745837	35686	305	120100	129780	92.54%	11/10/2009
116-211-035	WD-1743315	35205	305	119000	129365	91.99%	11/10/2009
116-230-205	WD-1742984	35124	305	117900	133900	88.05%	11/19/2009
116-211-039	WD-1744249	35386	305	119000	131480	90.51%	12/3/2009
116-211-037	WD-1744308	35393	305	119700	132005	90.68%	12/4/2009
116-211-050	WD-1743788	35312	305	119000	133365	89.23%	12/4/2009
116-211-021	WD-1744252	35388	305	119000	121100	98.27%	12/17/2009
116-210-089	WD-1719509	30835	305	123700	129380	95.61%	5/13/2008
116-240-092	WD-1719121	30744	305	140900	161000	87.52%	5/13/2008
116-210-082	WD-1720449	30999	305	139100	137760	100.97%	6/11/2008
116-210-062	WD-1721179	31135	305	133800	138255	96.78%	6/19/2008
116-230-143	WD-1721672	31223	305	126900	135750	93.48%	7/9/2008
116-230-175	WD-1723145	31483	305	124300	136000	91.40%	8/6/2008
116-230-123	WD-1723959	31610	305	141600	160700	88.11%	8/19/2008
116-230-172	WD-1723855	31592	305	124300	127000	97.87%	8/21/2008
116-230-130	WD-1725450	31912	305	141600	150000	94.40%	10/3/2008
116-220-057	WD-1727643	32365	305	127300	132580	96.02%	11/20/2008
116-220-072	WD-1728086	32436	305	126000	131605	95.74%	12/5/2008
116-220-055	WD-1728224	32461	305	124900	128340	97.32%	12/15/2008
116-220-032	WD-1731591	33007	305	124800	130565	95.58%	3/5/2009
116-220-042	WD-1734865	33507	305	126800	129755	97.72%	5/20/2009
116-220-039	WD-1737388	33954	305	124700	130490	95.56%	6/29/2009
116-211-027	WD-1743639	35271	305	125400	141155	88.84%	10/13/2009
116-230-123	WD-1744450	35426	305	141600	171000	82.81%	12/15/2009
116-211-006	WD-1741543	34807	305	133500	144235	92.56%	9/18/2009
116-211-010	WD-1742418	35009	305	132800	144265	92.05%	9/18/2009
116-211-012	WD-1742725	35071	305	133000	140475	94.68%	9/18/2009
116-211-029	WD-1741841	34876	305	137000	142340	96.25%	10/13/2009
116-211-055	WD-1742816	35088	305	133100	149260	89.17%	11/9/2009

116-211-036	WD-1743254	35191	305	133600	146910	90.94%	11/10/2009
116-211-018	WD-1744405	35411	305	132900	150580	88.26%	12/4/2009
116-211-052	WD-1745456	35608	305	133000	159640	83.31%	12/14/2009
116-211-020	WD-1741545	34809	305	135800	147485	92.08%	9/18/2009
116-211-032	WD-1744694	35487	305	136000	145760	93.30%	11/10/2009
116-211-008	WD-1742723	35073	305	135800	145685	93.21%	9/18/2009
116-211-059	WD-1743077	35154	305	135900	145910	93.14%	11/10/2009
116-210-075	WD-1719174	30766	305	142500	148423	96.01%	5/8/2008
116-210-052	WD-1721122	31116	305	138300	138450	99.89%	6/20/2008
116-210-063	WD-1724661	31746	305	137900	153011	90.12%	9/9/2008
116-210-042	WD-1727211	32273	305	137800	138801	99.28%	11/18/2008
116-220-070	WD-1731344	32973	305	136100	142880	95.25%	3/9/2009
116-220-044	WD-1733934	33354	305	138900	153905	90.25%	5/4/2009
116-220-016	WD-1734746	33495	305	138900	142990	97.14%	5/19/2009
116-220-017	WD-1734956	33528	305	138900	147130	94.41%	5/26/2009
116-220-019	WD-1736176	33730	305	139500	146360	95.31%	6/4/2009
116-220-026	WD-1737843	34045	305	139000	149845	92.76%	7/10/2009
116-211-028	WD-1741249	34742	305	139400	145895	95.55%	9/18/2009
116-211-058	WD-1742858	35108	305	139000	154760	89.82%	11/13/2009
116-230-215	WD-1736072	33723	305	139900	147000	95.17%	6/17/2009
116-210-079	WD-1718502	30649	305	139900	150450	92.99%	4/29/2008
116-210-080	WD-1720293	30979	305	141000	141080	99.94%	6/6/2008
116-210-054	WD-1720446	30998	305	140000	144400	96.95%	6/9/2008
116-210-033	WD-1720992	31088	305	140000	150000	93.33%	6/19/2008
116-210-066	WD-1724428	31696	305	143000	153160	93.37%	8/19/2008
116-210-035	WD-1724391	31689	305	144400	165680	87.16%	8/22/2008
116-210-070	WD-1725081	31821	305	143200	158040	90.61%	9/8/2008
116-210-068	WD-1725143	31836	305	142100	154705	91.85%	9/9/2008
116-210-032	WD-1725297	31865	305	140500	142360	98.69%	9/25/2008
116-210-044	WD-1725292	31864	305	140000	142435	98.29%	9/27/2008
116-210-027	WD-1726504	32141	305	142400	156445	91.02%	10/28/2008
116-210-030	WD-1727394	32316	305	140000	152050	92.07%	11/24/2008
116-220-051	WD-1728186	32455	305	141200	142535	99.06%	12/2/2008
116-220-052	WD-1730081	32769	305	141200	140140	100.76%	1/23/2009
116-220-046	WD-1730996	32926	305	141200	143390	98.47%	2/23/2009
116-220-071	WD-1732235	33093	305	143600	150335	95.52%	3/19/2009
116-220-047	WD-1733525	33281	305	141200	151780	93.03%	4/8/2009
116-220-050	WD-1733464	33272	305	141200	151900	92.96%	4/8/2009
116-220-034	WD-1733638	33291	305	141200	143830	98.17%	4/22/2009
116-220-049	WD-1736174	33731	305	144200	150015	96.12%	6/4/2009
116-220-012	WD-1736576	33815	305	141900	152590	92.99%	6/22/2009
116-211-016	WD-1741879	34884	305	141200	155035	91.08%	8/17/2009
116-211-023	WD-1742810	35092	305	140500	146210	96.09%	8/17/2009
116-211-019	WD-1741335	34766	305 \$	141,200 \$	155,642	90.72%	9/23/2009
116-230-125	WD-1743683	35283	305 \$	155,700 \$	160,000	97.31%	11/29/2009
116-211-045	WD-1744452	35425	305 \$	141,200 \$	153,730	91.85%	12/3/2009
116-230-145	WD-1736491	33791	305 \$	143,900 \$	156,500	91.95%	6/18/2009
116-210-087	WD-1717065	30382	305 \$	143,900 \$	147,410	97.62%	3/26/2008
116-210-058	WD-1719723	30857	305 \$	150,200 \$	150,215	99.99%	5/22/2008
116-210-057	WD-1720946	31069	305 \$	143,800 \$	144,265	99.68%	6/18/2008
116-210-077	WD-1720948	31068	305 \$	148,000 \$	156,775	94.40%	6/19/2008
116-210-056	WD-1723148	31482	305 \$	144,000 \$	141,865	101.50%	8/5/2008
116-211-009	WD-1740459	34557	305 \$	148,800 \$	153,225	97.11%	8/17/2009
116-240-083	WD-1738974	34254	305 \$	159,900 \$	188,500	84.83%	8/14/2009
116-230-129	WD-1739831	34418	305 \$	146,100 \$	163,000	89.63%	7/1/2009
116-210-071	WD-1723327	31506	305 \$	153,700 \$	145,289	105.79%	8/7/2008
116-210-041	WD-1728404	32492	305 \$	155,800 \$	160,320	97.18%	12/17/2008
116-210-048	WD-1730400	32820	305 \$	161,300 \$	179,990	89.62%	2/18/2009
116-220-025	WD-1738144	34109	305 \$	148,700 \$	157,585	94.36%	7/9/2009
116-211-007	WD-1740662	34617	305 \$	147,200 \$	165,300	89.05%	8/17/2009
116-211-034	WD-1741877	34886	305 \$	144,800 \$	154,100	93.96%	9/23/2009

116-211-054	WD-1741882	34883	305	\$	146,500	\$	163,610	89.54%	10/13/2009
116-211-017	WD-1744846	35505	305	\$	144,300	\$	162,160	88.99%	12/4/2009
116-211-042	WD-1745229	35571	305	\$	145,400	\$	166,120	87.53%	12/14/2009
116-210-086	WD-1718213	30591	305	\$	146,600	\$	158,830	92.30%	4/22/2008
116-210-036	WD-1724085	31645	305	\$	146,100	\$	168,015	86.96%	7/28/2008
116-210-055	WD-1723544	31532	305	\$	143,600	\$	139,990	102.58%	8/14/2008
116-210-065	WD-1724224	31662	305	\$	148,900	\$	163,165	91.26%	8/28/2008
116-210-024	WD-1726236	32061	305	\$	146,800	\$	160,420	91.51%	10/23/2008
116-220-074	WD-1728744	32558	305	\$	164,600	\$	163,085	100.93%	12/17/2008
116-220-069	WD-1730141	32781	305	\$	145,600	\$	137,405	105.96%	1/28/2009
116-220-054	WD-1730765	32887	305	\$	157,000	\$	169,540	92.60%	2/17/2009
116-220-053	WD-1730958	32920	305	\$	146,100	\$	161,470	90.48%	2/24/2009
116-220-048	WD-1732064	33069	305	\$	144,800	\$	146,270	99.00%	3/12/2009
116-220-031	WD-1733165	33224	305	\$	154,100	\$	161,250	95.57%	4/17/2009
116-220-018	WD-1736485	33788	305	\$	144,500	\$	146,630	98.55%	6/12/2009
116-220-020	WD-1736041	33710	305	\$	144,400	\$	160,195	90.14%	6/16/2009
116-220-022	WD-1738040	34084	305	\$	159,500	\$	168,865	94.45%	6/24/2009
116-220-024	WD-1738830	34227	305	\$	157,000	\$	163,330	96.12%	7/7/2009
116-220-037	WD-1739430	34330	305	\$	155,400	\$	154,990	100.26%	7/10/2009
116-211-024	WD-1740234	34510	305	\$	165,500	\$	175,055	94.54%	8/17/2009
116-220-030	WD-1745186	35558	305	\$	160,900	\$	186,990	86.05%	12/15/2009
116-211-033	WD-1744247	35385	305	\$	145,200	\$	159,135	91.24%	12/17/2009
116-211-015	WD-1744044	35356	305	\$	145,300	\$	153,975	94.37%	12/17/2009
116-230-161	WD-1742608	35038	305	\$	145,100	\$	171,000	84.85%	11/12/2009
116-230-214	WD-1742865	35109	305	\$	152,100	\$	174,900	86.96%	11/11/2009
116-210-076	WD-1719511	30831	305	\$	154,000	\$	152,130	101.23%	5/22/2008
116-210-018	WD-1725141	31835	305	\$	154,900	\$	164,880	93.95%	9/22/2008
116-220-073	WD-1729602	32690	305	\$	154,300	\$	154,930	99.59%	1/12/2009
116-220-021	WD-1736466	33782	305	\$	153,100	\$	154,845	98.87%	6/15/2009
116-210-073	WD-1722570	31371	305	\$	170,900	\$	179,080	95.43%	7/24/2008
116-210-034	WD-1722965	31450	305	\$	166,900	\$	186,570	89.46%	7/30/2008
116-210-090	WD-1713621	29765	305	\$	156,600	\$	169,990	92.12%	1/9/2008
116-210-061	WD-1728679	32540	305	\$	154,800	\$	159,900	96.81%	1/5/2009
116-220-028	WD-1739347	34318	305	\$	153,200	\$	166,955	91.76%	8/13/2009
116-211-003	WD-1740664	34619	305	\$	153,200	\$	168,325	91.01%	8/17/2009
116-211-038	WD-1741611	34827	305	\$	156,300	\$	166,605	93.81%	9/23/2009
116-211-014	WD-1744396	35414	305	\$	154,700	\$	169,000	91.54%	12/22/2009
116-230-204	WD-1742771	35080	305	\$	152,400	\$	170,000	89.65%	11/17/2009
116-210-081	WD-1721086	31108	305	\$	169,600	\$	183,330	92.51%	6/18/2008
116-210-025	WD-1732202	33086	305	\$	168,100	\$	170,000	98.88%	3/25/2009
116-220-043	WD-1734824	33498	305	\$	154,900	\$	168,300	92.04%	5/19/2009
116-220-015	WD-1734822	33499	305	\$	154,800	\$	167,470	92.43%	5/19/2009
116-220-023	WD-1740387	34541	305	\$	167,600	\$	168,755	99.32%	7/22/2009
116-220-065	WD-1742255	34972	305	\$	167,500	\$	171,935	97.42%	8/17/2009
116-230-171	WD-1718557	30659	305	\$	176,900	\$	186,300	94.95%	4/29/2008
116-230-136	WD-1725727	31961	305	\$	176,900	\$	168,000	105.30%	10/6/2008
116-220-013	WD-1737471	33975	305	\$	178,000	\$	176,000	101.14%	6/29/2009
116-211-013	WD-1743079	35157	305	\$	177,800	\$	185,090	96.06%	11/9/2009