



FRANKLIN COUNTY ASSESSOR'S OFFICE

Statistical Summary Report



Date of Run: 3/4/2010

SALES SELECTION INFORMATION

Records Selected From File	RESSALE
Index Name	31109
Index Creation Date	03/04/10
Index Creation Time	9:20:00 AM
Index Notes	DE PLAT 08 & 09 BY STYLE, QLTY & SIZE
Number Of Sales In The Index	242
Ratios Calculated Using	CURRENT APPRAISED VALUES

STATISTICAL ANALYSIS

Measure	Result
Sales Ratio Lo Range	78.8462%
Sales Ratio Hi Range	114.6325%
Mean	95.0753%
Median	95.0934%
Aggregate Mean	94.5074%
Variance	0.00346
Standard Deviation	0.05886
Coefficient of Variation	0.06191
Average Absolute Deviation	0.04539
Coefficient of Dispersion	0.04773
Price Related Differential	1.00601

PARCEL #	BOOK & PAGE	FILE #	NBHD	ASS'ED VALUE	SALE PRICE	A/S RATIO	SALE DATE
117-292-538	WD-1718964	30711	311	115400	116900	98.72%	5/12/2008
117-220-249	WD-1718490	30647	311	125400	133000	94.29%	4/25/2008
117-220-221	WD-1740448	34554	311	123400	136000	90.74%	9/23/2009
117-221-109	WD-1719504	30828	311	126800	132500	95.70%	5/21/2008
117-221-037	WD-1733054	33209	311	124600	132900	93.75%	4/14/2009
117-220-141	RC-1738519	34175	311	122200	125000	97.76%	8/4/2009
117-221-226	WD-1741707	34844	311	122600	133000	92.18%	10/23/2009
117-222-103	WD-1741316	34762	311	124700	140000	89.07%	10/16/2009
117-223-110	WD-1733322	33246	311	124400	126000	98.73%	4/21/2009
117-223-232	WD-1731708	33026	311	124700	133000	93.76%	3/17/2009
117-220-561	WD-1734514	33443	311	129600	130000	99.69%	5/13/2009
117-292-798	WD-1726154	32035	311	125100	131500	95.13%	10/3/2008
116-430-044	WD-1733714	33311	311	128600	135720	94.75%	4/28/2009
116-430-037	WD-1737670	34004	311	129900	136933	94.86%	7/21/2009
116-430-038	WD-1738604	34188	311	131600	136424	96.46%	8/10/2009
117-180-434	WD-1719852	30897	311	133000	141000	94.33%	5/28/2008
117-180-430	WD-1720474	31008	311	133100	145000	91.79%	6/11/2008
117-220-481	WD-1721234	31138	311	132400	139900	94.64%	6/27/2008
116-430-040	WD-1734059	33370	311	141400	142950	98.92%	5/7/2009
116-430-029	WD-1733336	33249	311	137300	138950	98.81%	4/22/2009
116-430-042	WD-1737214	33918	311	138600	138950	99.75%	7/10/2009
116-430-041	WD-1738985	34258	311	137300	144895	94.76%	8/19/2009
116-430-036	WD-1739823	34415	311	136400	138175	98.72%	9/8/2009
117-292-949	WD-1737296	33935	311	141700	147900	95.81%	7/14/2009
117-220-436	WD-1732726	33169	311	138000	139950	98.61%	4/9/2009
117-222-194	WD-1737860	34048	311	140200	146900	95.44%	7/21/2009
117-220-589	WD-1728424	32496	311	146600	137000	107.01%	12/24/2008
116-430-064	WD-1733747	33317	311	141900	150184	94.48%	4/27/2009
116-430-034	WD-1739928	34442	311	141400	148250	95.38%	9/9/2009

117-223-295	WD-1734958	33532	311	140900	153000	92.09%	5/21/2009
117-170-433	WD-1740322	34527	311	146300	170000	86.06%	9/22/2009
117-170-461	WD-1730317	32805	311	146700	165000	88.91%	2/13/2009
117-222-012	WD-1734730	33491	311	140700	144000	97.71%	5/19/2009
117-293-644	WD-1730052	32766	311	141100	145652	96.87%	2/9/2009
117-170-472	WD-1730127	32779	311	151100	159000	95.03%	2/6/2009
117-242-350	WD-1729315	32639	311	145500	137000	106.20%	1/16/2009
116-430-068	WD-1737470	33970	311	159000	162814	97.66%	7/16/2009
116-440-121	WD-1737531	33979	311	153300	159540	96.09%	7/16/2009
117-293-073	WD-1717194	30401	311	144800	139800	103.58%	4/2/2008
117-220-150	WD-1742267	34975	311	152400	167500	90.99%	11/2/2009
116-440-122	WD-1736058	33716	311	165500	170220	97.23%	6/16/2009
117-170-471	WD-1739999	34447	311	157800	169000	93.37%	9/2/2009
117-222-229	WD-1735752	33668	311	154900	165000	93.88%	6/8/2009
117-241-315	WD-1742854	35104	311	155600	162000	96.05%	11/5/2009
117-223-241	WD-1733699	33302	311	166900	168500	99.05%	4/28/2009
116-440-097	WD-1743085	35155	311	164100	184000	89.18%	11/17/2009
117-250-091	WD-1727287	32289	311	191300	201837	94.78%	11/19/2008
117-180-437	WD-1738442	34156	311	133200	134900	98.74%	8/6/2009
117-212-201	WD-1740463	34560	311	148200	154900	95.67%	9/25/2009
116-430-069	WD-1735336	33604	311	141200	139280	101.38%	5/11/2009
117-211-553	WD-1731048	32937	311	116500	125000	93.20%	3/2/2009
116-460-060	WD-1743546	35251	311	145900	143000	102.03%	12/7/2009
116-460-063	WD-1742850	35110	311	153700	165500	92.87%	11/19/2009
116-460-036	WD-1743059	35149	311	154000	167000	92.22%	11/23/2009
117-211-259	WD-1725418	31897	311	155300	156000	99.55%	9/26/2008
116-470-085	WD-1732903	33186	311	155600	159900	97.31%	4/9/2009
116-470-150	WD-1714359	29916	311	154500	164000	94.21%	1/21/2008
116-460-061	WD-1741610	34828	311	153800	160000	96.13%	10/21/2009
117-212-212	WD-1738030	34081	311	160800	163240	98.51%	7/20/2009
116-460-057	WD-1743495	35244	311	160200	167250	95.78%	12/3/2009
116-440-100	WD-1740970	34685	311	152400	159350	95.64%	10/2/2009
117-292-163	WD-1735324	33600	311	164500	187000	87.97%	6/4/2009
117-241-539	WD-1738731	34209	311	170000	148300	114.63%	8/10/2009
116-430-061	WD-1739226	34299	311	157000	162186	96.80%	8/24/2009
116-430-071	WD-1740128	34480	311	157000	165294	94.98%	9/14/2009
116-480-027	WD-1737120	33897	311	172200	192000	89.69%	7/9/2009
116-440-102	WD-1737210	33919	311	158600	162627	97.52%	7/14/2009
116-470-103	WD-1735403	33612	311	166500	172000	96.80%	6/4/2009
117-241-566	WD-1743359	35216	311	160100	160000	100.06%	12/1/2009
117-212-034	WD-1721641	31211	311	167800	158000	106.20%	7/3/2008
116-470-182	WD-1735755	33670	311	175900	182000	96.65%	6/9/2009
116-470-050	WD-1737023	33884	311	170500	198000	86.11%	7/10/2009
117-191-290	WD-1718454	30636	311	168000	180000	93.33%	4/29/2008
117-191-021	WD-1722837	31437	311	172900	170000	101.71%	7/30/2008
117-191-254	WD-1741597	34819	311	170100	185000	91.95%	10/10/2009
117-231-490	WD-1740583	34590	311	169900	191500	88.72%	9/14/2009
116-430-139	WD-1739435	34332	311	180400	198000	91.11%	8/25/2009
116-480-020	WD-1718123	30562	311	178900	191150	93.59%	4/16/2008
116-430-039	WD-1743712	35302	311	178500	177000	100.85%	12/11/2009
116-430-051	WD-1715535	30149	311	179300	180923	99.10%	2/19/2008
116-410-030	WD-1736192	33736	311	184900	212000	87.22%	6/17/2009
116-410-052	WD-1722962	31449	311	183400	170000	107.88%	8/1/2008
116-420-028	WD-1732157	33081	311	182200	209500	86.97%	3/26/2009
116-420-055	WD-1730812	32902	311	184900	220000	84.05%	2/26/2009
116-420-031	WD-1739117	34279	311	180500	209891	86.00%	8/20/2009
116-440-125	WD-1742975	35123	311	198100	210000	94.33%	11/17/2009
117-192-173	WD-1734529	33449	311	191000	189900	100.58%	3/9/2009
117-292-967	WD-1740032	34462	311	199000	197500	100.76%	9/14/2009
116-480-018	WD-1722929	31444	311	204000	190500	107.09%	7/22/2008
116-440-078	WD-1729708	32708	311	199500	205000	97.32%	1/30/2009

116-410-063	WD-1715308	30087	311	205500	229900	89.39%	2/22/2008
116-460-072	WD-1720926	31065	311	209600	224385	93.41%	6/20/2008
116-420-022	WD-1718943	30709	311	221300	253000	87.47%	5/8/2008
116-480-011	WD-1724814	31778	311	187100	215321	86.89%	9/17/2008
116-480-028	WD-1724561	31721	311	181000	192120	94.21%	9/11/2008
117-250-053	WD-1742150	34949	311	203800	229500	88.80%	11/3/2009
117-230-702	WD-1724045	31627	311	197700	192500	102.70%	8/28/2008
116-480-014	WD-1733724	33315	311	217900	204500	106.55%	4/28/2009
117-250-054	WD-1728908	32581	311	221000	240000	92.08%	12/22/2008
117-170-062	WD-1716189	30241	311	213200	190000	112.21%	3/13/2008
116-420-036	WD-1740521	34572	311	204600	226604	90.29%	9/23/2009
117-231-383	WD-1724656	31747	311	209500	235000	89.15%	9/12/2008
117-250-052	WD-1740566	34587	311	221900	270000	82.19%	9/25/2009
116-480-012	WD-1718105	30560	311	223400	248000	90.08%	4/15/2008
116-440-101	WD-1724553	31728	311	219600	226286	97.05%	8/20/2008
117-230-693	WD-1724780	31771	311	218000	227000	96.04%	9/15/2008
116-410-047	WD-1734167	33384	311	226600	239495	94.62%	5/4/2009
116-440-131	WD-1737963	34068	311	217300	232900	93.30%	7/24/2009
116-440-132	WD-1724854	31787	311	216100	242900	88.97%	9/18/2008
116-480-026	WD-1740532	34577	311	231400	281000	82.35%	9/22/2009
116-480-010	WD-1720468	31005	311	228800	250000	91.52%	6/9/2008
116-440-129	WD-1729054	32604	311	241100	267000	90.30%	1/15/2009
117-200-187	WD-1719744	30865	311	227000	256000	88.67%	5/28/2008
117-200-070	WD-1738477	34166	311	252000	279500	90.16%	8/4/2009
117-230-247	WD-1719088	30732	311	267100	300000	89.03%	5/14/2008
116-410-066	WD-1727947	32411	311	262600	263400	99.70%	12/8/2008
117-200-178	WD-1721645	31213	311	258900	305000	84.89%	7/8/2008
117-170-268	WD-1729328	32643	311	237400	255000	93.10%	1/22/2009
117-231-214	WD-1738678	34199	311	238100	248000	96.01%	8/11/2009
116-480-030	WD-1721261	31150	311	251500	285900	87.97%	6/26/2008
117-250-058	WD-1734680	33477	311	274200	272764	100.53%	5/1/2009
117-250-060	WD-1740217	34506	311	274200	275329	99.59%	9/17/2009
117-250-059	WD-1737294	33938	311	280200	282900	99.05%	7/14/2009
117-250-083	WD-1724641	31739	311	324100	356500	90.91%	9/11/2008
117-250-051	WD-1730716	32874	311	342700	360000	95.19%	2/24/2009
117-293-055	WD-1719826	30887	311	144100	140000	102.93%	5/6/2008
117-293-448	WD-1723622	31545	311	181500	201000	90.30%	8/18/2008
117-170-479	WD-1737840	34037	311	256100	285000	89.86%	7/23/2009
117-242-083	WD-1723207	31485	311	217000	225000	96.44%	8/4/2008
117-192-020	WD-1734669	33472	311	256200	299900	85.43%	5/20/2009
117-242-136	WD-1742414	35007	311	350800	349500	100.37%	11/9/2009
117-170-437	WD-1727135	32249	311	154000	152000	101.32%	11/13/2008
117-223-147	WD-1723757	31575	311	169200	165000	102.55%	8/21/2008
117-223-374	WD-1736046	33713	311 \$	167,500 \$	175,000	95.71%	6/17/2009
117-180-380	WD-1718141	30567	311 \$	168,500 \$	186,600	90.30%	4/4/2008
117-180-442	WD-1722167	31313	311 \$	174,900 \$	181,950	96.13%	7/17/2008
116-430-063	WD-1732050	33065	311 \$	176,700 \$	190,150	92.93%	3/26/2009
116-410-058	WD-1743599	35261	311 \$	176,800 \$	201,890	87.57%	12/7/2009
116-430-076	WD-1718748	30685	311 \$	179,700 \$	204,000	88.09%	5/5/2008
116-430-054	WD-1716370	30272	311 \$	183,400 \$	185,950	98.63%	3/14/2008
117-180-441	WD-1725155	31840	311 \$	184,400 \$	191,000	96.54%	9/23/2008
117-180-432	WD-1725644	31951	311 \$	185,700 \$	185,000	100.38%	10/8/2008
117-170-455	WD-1737327	33946	311 \$	183,500 \$	199,900	91.80%	7/10/2009
117-180-393	WD-1720158	30959	311 \$	179,300 \$	175,000	102.46%	6/5/2008
117-180-440	WD-1721257	31146	311 \$	182,600 \$	187,950	97.15%	6/25/2008
116-430-058	WD-1737097	33888	311 \$	192,400 \$	200,000	96.20%	7/9/2009
116-430-074	WD-1737488	33978	311 \$	219,700 \$	225,000	97.64%	7/16/2009
116-470-169	WD-1726179	32046	311 \$	173,100 \$	172,000	100.64%	10/22/2008
116-430-073	WD-1740598	34596	311 \$	174,800 \$	183,896	95.05%	9/24/2009
117-191-147	WD-1728825	32569	311 \$	190,000 \$	239,900	79.20%	1/6/2009
117-191-316	WD-1741637	34840	311 \$	174,800 \$	184,900	94.54%	10/21/2009

116-480-019	WD-1718924	30708	311	\$	182,400	\$	196,587	92.78%	5/7/2008
116-430-010	WD-1716680	30312	311	\$	186,000	\$	181,000	102.76%	3/19/2008
117-292-887	WD-1722180	31316	311	\$	189,300	\$	187,000	101.23%	7/18/2008
116-430-049	WD-1722842	31439	311	\$	189,300	\$	209,286	90.45%	7/25/2008
116-460-062	WD-1743681	35288	311	\$	187,200	\$	175,000	106.97%	12/10/2009
116-440-109	WD-1740446	34555	311	\$	188,700	\$	200,353	94.18%	9/21/2009
116-470-137	WD-1724639	31740	311	\$	193,100	\$	205,000	94.20%	9/11/2008
116-480-041	WD-1719448	30818	311	\$	198,500	\$	195,000	101.79%	5/16/2008
116-430-024	WD-1738083	34091	311	\$	197,300	\$	189,000	104.39%	7/23/2009
116-440-114	WD-1741961	34906	311	\$	201,700	\$	200,000	100.85%	10/28/2009
116-470-094	WD-1738224	34116	311	\$	199,000	\$	223,000	89.24%	7/31/2009
116-420-029	WD-1732237	33094	311	\$	203,700	\$	229,500	88.76%	3/26/2009
116-470-052	WD-1728833	32572	311	\$	196,900	\$	200,000	98.45%	1/5/2009
116-430-129	WD-1727943	32407	311	\$	199,400	\$	213,000	93.62%	12/10/2008
116-430-103	WD-1731111	32944	311	\$	202,700	\$	221,000	91.72%	2/26/2009
116-430-100	WD-1717752	30488	311	\$	204,300	\$	214,162	95.40%	4/14/2008
116-430-098	WD-1728837	32575	311	\$	202,300	\$	209,000	96.79%	1/8/2009
116-430-096	WD-1728195	32457	311	\$	202,400	\$	232,600	87.02%	12/18/2008
116-470-128	WD-1717803	30501	311	\$	201,900	\$	215,000	93.91%	4/15/2008
116-420-050	WD-1718684	30674	311	\$	205,000	\$	260,000	78.85%	5/5/2008
116-340-067	WD-1742008	34922	311	\$	202,200	\$	211,252	95.72%	10/29/2009
116-440-116	WD-1736898	33866	311	\$	215,400	\$	204,900	105.12%	7/7/2009
116-430-094	WD-1728088	32439	311	\$	213,200	\$	225,044	94.74%	12/16/2008
116-470-053	WD-1724139	31650	311	\$	221,500	\$	256,400	86.39%	8/28/2008
116-470-175	WD-1735142	33571	311	\$	231,300	\$	280,000	82.61%	5/29/2009
116-470-038	WD-1730729	32878	311	\$	216,400	\$	196,500	110.13%	2/13/2009
116-430-052	WD-1729402	32652	311	\$	218,300	\$	208,500	104.70%	1/14/2009
116-430-109	WD-1738059	34087	311	\$	219,100	\$	244,900	89.47%	7/22/2009
116-430-136	WD-1715177	30074	311	\$	221,400	\$	238,274	92.92%	2/14/2008
116-430-141	WD-1724578	31735	311	\$	215,800	\$	234,202	92.14%	9/12/2008
116-430-102	WD-1725641	31949	311	\$	218,600	\$	224,500	97.37%	10/9/2008
116-440-031	WD-1719080	30727	311	\$	215,600	\$	237,500	90.78%	5/2/2008
116-460-086	WD-1715294	30082	311	\$	220,400	\$	239,000	92.22%	2/21/2008
116-460-084	WD-1725131	31830	311	\$	218,900	\$	227,000	96.43%	9/24/2008
116-340-053	WD-1743318	35206	311	\$	213,400	\$	219,647	97.16%	11/30/2009
116-340-042	WD-1737668	34003	311	\$	225,200	\$	232,000	97.07%	7/22/2009
116-430-093	WD-1722271	31336	311	\$	221,300	\$	245,105	90.29%	7/18/2008
116-430-107	WD-1720562	31019	311	\$	230,600	\$	232,000	99.40%	6/11/2008
116-430-105	WD-1726156	32036	311	\$	225,600	\$	230,500	97.87%	10/21/2008
116-430-137	WD-1728193	32456	311	\$	229,800	\$	229,950	99.93%	12/18/2008
116-430-072	WD-1721355	31170	311	\$	224,000	\$	219,057	102.26%	6/9/2008
116-430-059	WD-1727847	32396	311	\$	231,000	\$	223,142	103.52%	12/3/2008
116-430-079	WD-1734892	33516	311	\$	236,900	\$	237,500	99.75%	5/21/2009
116-430-017	WD-1724444	31700	311	\$	241,200	\$	244,900	98.49%	9/3/2008
116-420-038	WD-1743257	35190	311	\$	238,800	\$	264,000	90.45%	11/19/2009
116-410-041	WD-1719568	30838	311	\$	245,100	\$	295,300	83.00%	5/22/2008
116-460-085	WD-1722585	31374	311	\$	245,800	\$	258,000	95.27%	7/28/2008
116-340-051	WD-1744463	35430	311	\$	245,700	\$	259,623	94.64%	12/18/2009
116-340-056	SWD-1744148	35366	311	\$	242,500	\$	262,083	92.53%	12/18/2009
116-340-055	WD-1741333	34765	311	\$	242,700	\$	251,977	96.32%	10/14/2009
116-340-065	WD-1743311	35203	311	\$	242,700	\$	247,740	97.97%	10/14/2009
116-340-068	WD-1743087	35159	311	\$	242,700	\$	261,980	92.64%	11/16/2009
116-340-066	WD-1744154	35365	311	\$	242,700	\$	262,158	92.58%	12/18/2009
116-420-057	WD-1743710	35301	311	\$	238,100	\$	270,000	88.19%	12/10/2009
116-420-010	WD-1719364	30797	311	\$	249,700	\$	273,045	91.45%	5/8/2008
116-420-051	WD-1720944	31070	311	\$	244,100	\$	279,900	87.21%	6/20/2008
116-420-033	WD-1725392	31891	311	\$	243,800	\$	265,900	91.69%	10/1/2008
116-420-053	WD-1726864	32198	311	\$	244,900	\$	268,813	91.10%	11/10/2008
116-420-056	WD-1727834	32393	311	\$	246,700	\$	268,954	91.73%	12/8/2008
116-420-058	WD-1728247	32462	311	\$	246,400	\$	267,654	92.06%	12/22/2008
116-420-021	WD-1730458	32830	311	\$	247,300	\$	259,335	95.36%	2/17/2009

116-420-052	WD-1730815	32901	311	\$	244,400	\$	266,508	91.70%	2/26/2009
116-460-067	WD-1732531	33136	311	\$	239,800	\$	240,000	99.92%	3/24/2009
116-440-133	WD-1729533	32672	311	\$	239,000	\$	250,000	95.60%	1/22/2009
116-420-062	WD-1725865	31989	311	\$	251,200	\$	285,000	88.14%	10/15/2008
116-430-121	WD-1714171	29865	311	\$	248,800	\$	270,500	91.98%	1/25/2008
116-440-030	WD-1723263	31494	311	\$	253,400	\$	271,600	93.30%	8/8/2008
116-430-078	WD-1731396	32981	311	\$	253,000	\$	250,000	101.20%	3/11/2009
116-440-064	WD-1721129	31119	311	\$	252,100	\$	283,000	89.08%	6/24/2008
116-430-030	WD-1715533	30148	311	\$	248,500	\$	233,253	106.54%	2/9/2008
116-430-101	WD-1718217	30593	311	\$	255,700	\$	252,500	101.27%	4/23/2008
116-430-138	WD-1721371	31175	311	\$	256,100	\$	259,470	98.70%	7/1/2008
116-430-099	WD-1726405	32108	311	\$	255,500	\$	241,000	106.02%	10/30/2008
117-241-048	WD-1722753	31410	311	\$	266,100	\$	315,000	84.48%	7/29/2008
116-420-059	WD-1714596	29959	311	\$	284,300	\$	317,000	89.68%	2/1/2008
116-410-016	WD-1740456	34556	311	\$	326,000	\$	344,500	94.63%	9/24/2009
117-241-226	WD-1716969	30356	311	\$	262,000	\$	263,500	99.43%	3/28/2008
116-420-044	WD-1738490	34170	311	\$	253,900	\$	249,900	101.60%	8/4/2009
116-420-037	WD-1738910	34244	311	\$	257,500	\$	269,562	95.53%	8/12/2009
116-410-020	WD-1742004	34927	311	\$	283,900	\$	303,151	93.65%	10/26/2009
117-230-821	WD-1727635	32362	311	\$	301,100	\$	315,000	95.59%	11/19/2008
117-170-353	WD-1743714	35303	311	\$	362,800	\$	370,000	98.05%	5/5/2009
117-200-205	WD-1736541	33800	311	\$	312,400	\$	372,000	83.98%	6/23/2009
117-293-573	WD-1731268	32962	311	\$	137,000	\$	144,000	95.14%	3/10/2009
117-292-494	WD-1725732	31962	311	\$	150,400	\$	155,000	97.03%	9/24/2008
116-430-075	WD-1722993	31452	311	\$	174,200	\$	191,950	90.75%	7/31/2008
116-440-120	WD-1739666	34382	311	\$	160,900	\$	169,287	95.05%	9/2/2009
117-192-217	WD-1736496	33793	311	\$	227,000	\$	215,000	105.58%	6/24/2009
117-200-359	WD-1736476	33784	311	\$	273,500	\$	333,685	81.96%	6/26/2009
117-212-114	WD-1720779	31053	311	\$	163,500	\$	168,900	96.80%	6/19/2008
117-293-411	WD-1726539	32146	311	\$	158,100	\$	150,000	105.40%	10/30/2008