



# Franklin County Assessor Statistical Summary Report

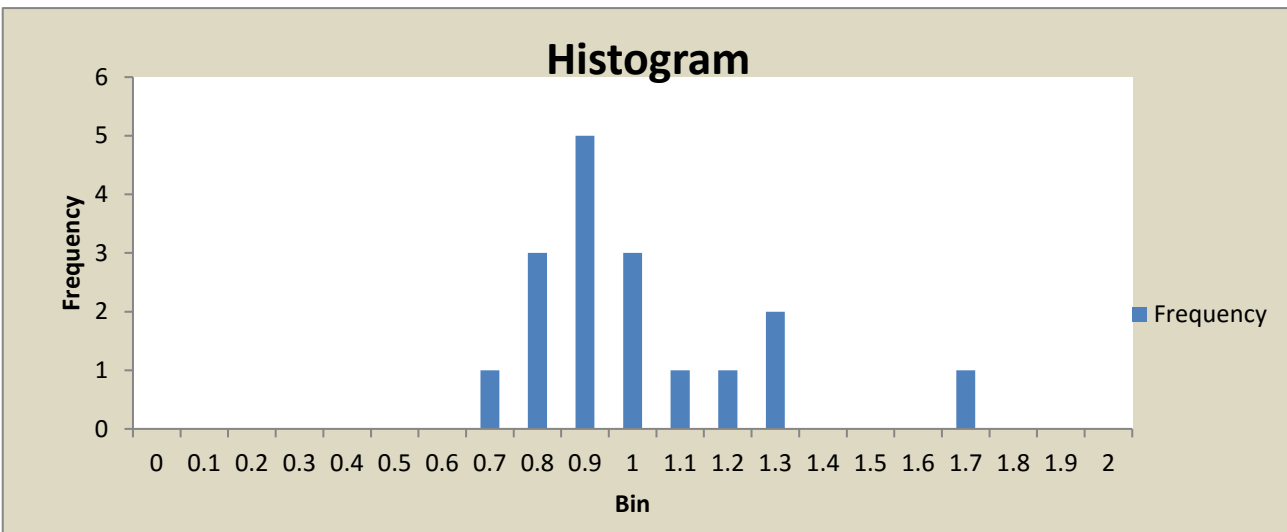
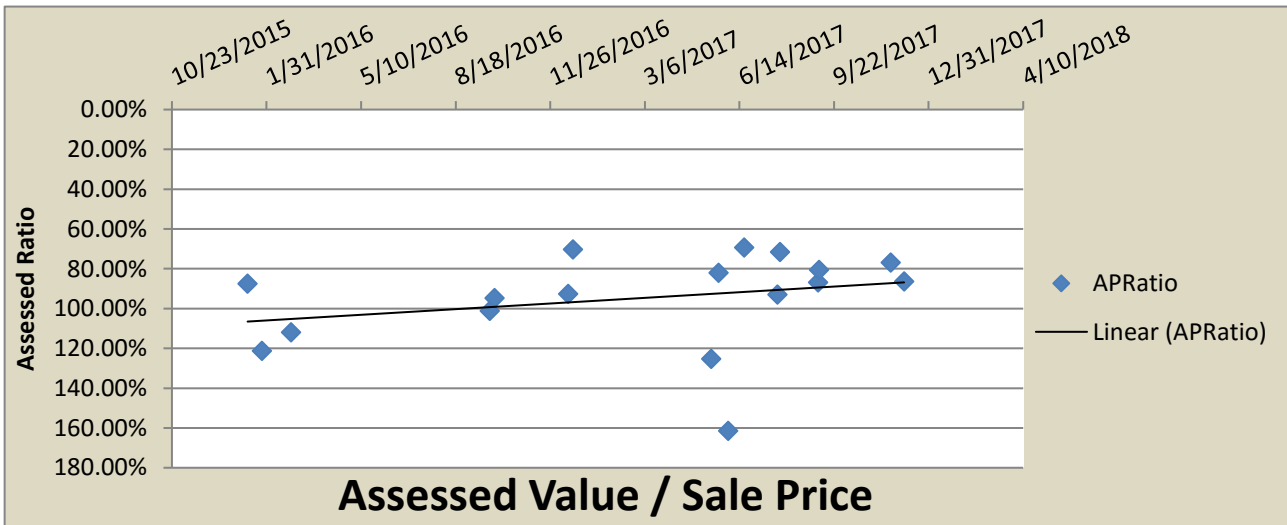
7/26/2018

SALES SELECTION INFORMATION			
Sale Date Range	<b>Start</b>	1/11/2016	<b>End Date</b>
Statistical Study Area	612 AND 613 CONNELL BASIN CITY MESA ELTOPIA RP MFH		
Index Creation Date	07/26/18		
Number Of Sales In The Index	17		
Ratios Calculated Using	CURRENT APPRAISED VALUES		

## STATISTICAL ANALYSIS

Measure	Result
Sales Ratio Lo Range	69.33%
Sales Ratio Hi Range	161.50%
Mean	94.88%
Median	87.44%
Aggregate Mean	92.22%
Variance	0.05681
Standard Deviation	0.23834
Coefficient of Variation	0.25121
Average Absolute Deviation	0.17274
Coefficient of Dispersion	0.19755
Price Related Differential	1.02882

STYL	Average of APRatio
Doublewide	95.02%
Triple Wide	94.20%
<b>Grand Total</b>	<b>94.88%</b>



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Parcel#	NBHD	Address	SaleDate	Sale_Price	APRatio	DeedType	Excise#	YR_BLT	STYL	SQ_FT	BSMT	QUAL	COND
106666103	612	651 N DAYTON AVE	9/5/2017	\$110,000	86.90%	SWD	56448	1998	Doublewide	1120		Avg	Fair+
121641542	613	303 PEABODY AVE	9/23/2016	\$76,500	101.17%	SWD	53476	1997	Doublewide	1188		Avg	Avg
106664841	612	550 E EDISON ST	6/19/2017	\$135,000	69.33%	SWD	55785	1996	Doublewide	1200		Avg	Fair+
106664823	612	530 E EDISON ST	1/26/2016	\$84,000	121.30%	SWD	51458	1995	Doublewide	1300		Avg	Fair+
106664832	612	540 E EDISON ST	7/27/2017	\$135,000	71.55%	SWD	56115	1996	Doublewide	1352		Avg	Fair+
106666092	612	461 E FULTON ST	12/5/2017	\$129,900	86.37%	SWD	57349	1998	Doublewide	1352		Avg	Avg
109890402	612	800 W FIR PL	5/23/2017	\$118,995	82.10%	SWD	55504	1997	Doublewide	1404		Avg	Fair+
121634348	613	112 S ROWELL AVE	1/11/2016	\$90,000	87.44%	SWD	51327	1997	Doublewide	1456		Avg	Avg
106664782	612	630 N DAYTON AVE	9/28/2016	\$105,000	94.76%	SWD	53563	1996	Doublewide	1512		Avg	Fair+
109861465	612	740 S FIRST AVE	12/20/2016	\$156,000	70.32%	SWD	54237	1992	Doublewide	1620		Avg	Avg
106680251	612	619 E FRANKLIN ST	12/15/2016	\$155,800	92.68%	SWD	54239	1995	Doublewide	1755		Avg	Avg
106666025	612	450 E FULTON ST	6/2/2017	\$80,000	161.50%	SWD	55584	2000	Doublewide	1917		Avg	Avg
106666025	612	450 E FULTON ST	7/24/2017	\$139,000	92.94%	SWD	56062	2000	Doublewide	1917		Avg	Avg
106664479	612	551 E EDISON ST	2/26/2016	\$122,000	111.96%	SWD	51857	1994	Doublewide	1620		Avg+	Fair+
121641152	613	201 PEABODY AVE	9/6/2017	\$174,900	80.50%	SWD	56440	2012	Triple Wide	1920		Avg	Avg
121641465	613	100 S PARK AVE	11/21/2017	\$145,000	76.82%	SWD	57128	1999	Triple Wide	2080		Avg	Avg
121634320	613	100 S ROWELL AVE	5/15/2017	\$152,200	125.29%	SWD	55408	2005	Triple Wide	2240		Good	Avg