

Real Property System

Sales Analysis Report

RPS395/V04/L001

Roll Year - 2022

Sales listed for Neighborhood Code - 28310

In location Sequence

Median AV/SP Ratio: 0.5381 using AV at Sale

Sales have not been adjusted

Swis Municipality	Parcel Id	Property Dim Property Location	Prop Class	Sale Date Name of Buyer	Sale Price Prior Owner (Seller)	AV at Sale	Adjusted Sale Price	AV/SP Diff.	Nbhd A/L	Acc. No. School	Cond Code	Val Use	Addl Prcls	Current Sale AV Inv
Farmington	18.00-2-25.100	2.90 ac 831 Sheldon Rd	210	08/09/21	\$310,000	166,800	\$314,400	0.5381	28310 0 Y	3414-000-20 323601	J	Y	N	166,800 Y

**Real Property System
Sales Analysis Report**
Sales listed for Neighborhood Code - 28320
In location Sequence
Median AV/SP Ratio: 0.6950 using AV at Sale
Sales have not been adjusted

RPS395/V04/L001
Roll Year - 2022

Swis Municipality	Parcel Id	Property Dim Property Location	Prop Class	Sale Date Name of Buyer	Sale Price Prior Owner (Seller)	AV at Sale	Adjusted Sale Price	AV/SP Diff.	Nbhd A/L	Acc. No. School	Cond Code	Val Use	Addl Prcls	Current Sale AV Inv
Farmington	1.19-1-62.000	195 Bowerman Rd	210	06/09/21	\$187,000	174,000	\$190,300	0.9305 0.2355	28320 Y	1207-000-10 324801	J	Y	N	174,000 Y
Farmington	1.18-1-16.000	107 Creekside Dr	210	01/19/22	\$308,000	177,700	\$309,800	0.5769 -0.1181	28320 Y	2903-016-10 324801	J	Y	N	177,700 Y
Farmington	1.19-1-50.000	185 Elder Dr	210	08/13/20	\$200,000	162,600	\$206,900	0.8130 0.1180	28320 Y	4038-000-10 324801	J	Y	N	162,600 Y
Farmington	1.18-2-7.000	166 Mulberry Dr	210	04/08/22	\$360,000	197,700	\$361,200	0.5492 -0.1458	28320 Y	4024-000-10 324801	J	Y	N	197,700 Y

Real Property System
Sales Analysis Report

RPS395/V04/L001
Roll Year - 2022

Sales listed for Neighborhood Code - 28350
In location Sequence

Median AV/SP Ratio: 0.7238 using AV at Sale
Sales have not been adjusted

Swis Municipality	Parcel Id	Property Dim Property Location	Prop Class	Sale Date Name of Buyer	Sale Price Prior Owner (Seller)	AV at Sale	Adjusted Sale Price	AV/SP Diff.	Nbhd A/L	Acc. No. School	Cond Code	Val Use	Addl Prcls	Current Sale AV Inv
322800 Farmington	41.12-4-42.000	1556 Hayride Dr	210	06/30/21	\$210,000	152,000	\$213,700	0.7238	28350 0 Y	6499-509-02 320200	J	Y	N	152,000 Y