

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: 0.7072 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	30.00-1-43.000	.38 ac 1152 Co Rd 8	210	10/23/20	\$235,000	166,200	\$242,300	0.7072	28310 0 Y	5542-000-10 324801	J	Y	N	166,200 Y

Real Property System
Sales Analysis Report
 Sales listed for Neighborhood Code - 28320
 In location Sequence
 Median AV/SP Ratio: 0.7006 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	1.15-1-59.000	5936 Allen Padgham Rd	210	09/28/20	\$215,000	183,300	\$222,100	0.8526 0.1520	28320 Y	0101-059-10 324801	J	Y	N	183,300 Y
Farmington	1.19-2-29.000	201 Bittersweet Dr	210	12/14/21	\$280,000	195,000	\$282,100	0.6964 -0.0042	28320 Y	1849-000-10 324801	J	Y	N	195,000 Y
Farmington	1.18-1-22.000	106 Creekside Dr	210	08/17/21	\$245,000	159,300	\$248,500	0.6502 -0.0504	28320 Y	2903-022-10 324801	J	Y	N	159,300 Y
Farmington	1.19-1-17.000	204 Heather Ln	210	06/18/21	\$230,000	162,100	\$234,000	0.7048 0.0042	28320 Y	1853-000-10 324801	J	Y	N	162,100 Y

**Real Property System
Sales Analysis Report**
Sales listed for Neighborhood Code - 28330
In location Sequence
Median AV/SP Ratio: 0.8352 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	29.18-1-17.000	6171 Buckskin Dr	210	05/12/22	\$247,000	192,500	\$247,600	0.7794 -0.0558	28330 Y	5300-150-10 324801	J	Y	N	192,500 Y
Farmington	29.18-4-11.000	1.29 ac 1423 Creek Pointe	210	02/22/21	\$292,000	254,000	\$299,100	0.8699 0.0347	28330 Y	5750-138-10 324801	J	Y	N	254,000 Y
Farmington	29.14-2-25.000	6113 Hanover Rd	210	01/31/22	\$250,000	140,400	\$251,500	0.5616 -0.2736	28330 Y	5751-053-10 324801	J	Y	N	140,400 Y
Farmington	29.18-1-79.000	6188 Hunters Dr	210	09/01/21	\$228,000	186,500	\$230,900	0.8180 -0.0172	28330 Y	5300-193-10 324801	J	Y	N	186,500 Y
Farmington	29.18-2-3.000	1420 Tudor Way	210	11/24/20	\$159,800	144,300	\$164,500	0.9030 0.0678	28330 Y	5751-129-10 324801	J	Y	N	144,300 Y
Farmington	29.18-2-6.000	1426 Tudor Way	210	06/23/22	\$185,000	157,700	\$185,300	0.8524 0.0172	28330 Y	5751-132-10 324801	J	Y	N	157,700 Y

**Real Property System
Sales Analysis Report**
Sales listed for Neighborhood Code - 28350
In location Sequence
Median AV/SP Ratio: 0.7256 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	41.12-4-82.100	5752 Clover Meadow Ln	210	04/12/22	\$280,000	155,000	\$280,900	0.5536 -0.1720	28350 Y	6447-000-02 320200	J	Y	N	155,000 Y
Farmington	41.12-4-53.000	.18 ac 5793 Clover Meadow Ln	210	06/17/22	\$195,000	131,000	\$195,300	0.6718 -0.0538	28350 Y	6471-000-02 320200	J	Y	N	131,000 Y
Farmington	41.12-4-63.100	5796 Clover Meadow Ln	210	10/27/21	\$130,000	118,900	\$131,400	0.9146 0.1890	28350 Y	6466-000-02 320200	J	Y	N	118,900 Y
Farmington	41.12-2-87.000	5822 Clover Meadow Ln	210	08/17/20	\$186,500	139,700	\$192,900	0.7491 0.0235	28350 Y	6396-000-02 320200	J	Y	N	139,700 Y
Farmington	41.08-1-16.000	105 Cranberry Dr	210	01/14/22	\$101,000	127,200	\$101,600	1.2594 0.5338	28350 Y	6096-000-02 320200	J	Y	N	127,200 Y
Farmington	41.08-3-32.000	5706 Dalton Dr	210	12/09/20	\$172,000	124,800	\$176,800	0.7256 0	28350 Y	6205-000-02 320200	J	Y	N	124,800 Y
Farmington	41.08-3-28.000	5714 Dalton Dr	210	11/16/20	\$181,500	123,300	\$186,800	0.6793 -0.0463	28350 Y	6201-000-02 320200	J	Y	N	123,300 Y
Farmington	41.08-3-13.000	5744 Dalton Dr	210	11/10/20	\$161,000	124,500	\$165,700	0.7733 0.0477	28350 Y	6186-000-02 320200	J	Y	N	124,500 Y
Farmington	41.08-3-80.000	5761 Dalton Dr	210	09/24/21	\$193,000	124,700	\$195,400	0.6461 -0.0795	28350 Y	6245-000-02 320200	J	Y	N	124,700 Y
Farmington	41.12-4-27.000	1583 Hayride Dr	210	09/17/21	\$144,000	137,100	\$145,800	0.9521 0.2265	28350 Y	6493-000-02 320200	J	Y	N	137,100 Y

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In location Sequence
Median AV/SP Ratio: 0.7256 using AV at Sale
Sales have not been adjusted

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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	41.08-1-29.000	7 Heritage Cir	210	07/28/21	\$214,500	124,200	\$217,900	0.5790 -0.1466	28350 Y	6062-000-02 320200	J	Y	N	124,200 Y
Farmington	41.12-3-36.000	5767 Limestone Ln	210	09/13/21	\$184,500	124,600	\$186,800	0.6753 -0.0503	28350 Y	6271-000-02 320200	J	Y	N	124,600 Y
Farmington	41.12-3-22.000	5776 Limestone Ln	210	07/01/22	\$215,000	151,200	\$215,000	0.7033 -0.0223	28350 Y	6285-000-02 320200	J	Y	N	151,200 Y
Farmington	41.12-3-24.000	5780 Limestone Ln	210	09/30/21	\$190,000	131,800	\$192,400	0.6937 -0.0319	28350 Y	6283-000-02 320200	J	Y	N	131,800 Y
Farmington	41.08-1-39.000	1106 Meadowbrook Ln	210	09/03/21	\$151,000	126,100	\$152,900	0.8351 0.1095	28350 Y	6017-000-02 320200	J	Y	N	126,100 Y
Farmington	41.08-3-73.000	5764 Wishing Well Ln	210	05/14/21	\$163,000	118,500	\$166,100	0.7270 0.0014	28350 Y	6238-000-02 320200	J	Y	N	120,400 Y
Farmington	41.08-3-75.000	5768 Wishing Well Ln	210	11/25/20	\$163,000	128,400	\$167,800	0.7877 0.0621	28350 Y	6240-000-02 320200	J	Y	N	128,400 Y

Real Property System
Sales Analysis Report

RPS395/V04/L001
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Sales listed for Neighborhood Code - 28351
In location Sequence

Median AV/SP Ratio: 0.6883 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	29.07-1-23.000	67 Gannett Rd	210	05/28/21	\$180,000	123,900	\$183,500	0.6883	28351 0 Y	3780-000-10 324801	J	Y	N	123,900 Y

Real Property System
Sales Analysis Report
Sales listed for Neighborhood Code - 28360
In location Sequence
Median AV/SP Ratio: 0.7940 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
322800 Farmington	29.11-2-3.000	1251 Pine Hill Ln	210	01/15/21	\$147,000	132,300	\$150,800	0.9000 0.1060	28360 Y	5836-013-10 324801	J	Y	N	132,300 Y
322800 Farmington	29.11-2-9.000	1265 Pine Hill Ln	210	03/31/21	\$190,000	130,700	\$194,300	0.6879 -0.1061	28360 Y	5836-019-10 324801	J	Y	N	130,700 Y

**Real Property System
Sales Analysis Report**
Sales listed for Neighborhood Code - 28370
In location Sequence
Median AV/SP Ratio: 0.7515 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	41.15-1-1.000	1715 Birchwood Dr	210	10/27/20	\$194,000	145,800	\$200,000	0.7515 0	28370 Y	5926-095-02 320200	J	Y	N	145,800 Y
Farmington	41.16-1-23.000	5816 Cdga Farmington Townline	210	12/28/21	\$210,000	149,400	\$211,600	0.7114 -0.0401	28370 Y	5926-051-02 320200	J	Y	N	149,400 Y
Farmington	41.16-1-28.000	5836 Cdga Farmington Townline	210	10/08/20	\$190,000	145,900	\$195,900	0.7679 0.0164	28370 Y	5926-046-02 320200	J	Y	N	145,900 Y
Farmington	41.15-1-31.000	1744 Elmwood Cir	210	04/07/21	\$182,500	148,200	\$186,300	0.8121 0.0606	28370 Y	5926-029-02 320200	J	Y	N	148,200 Y
Farmington	41.15-1-26.000	1764 Elmwood Cir	210	04/08/21	\$206,000	146,900	\$210,300	0.7131 -0.0384	28370 Y	5926-034-02 320200	J	Y	N	146,900 Y