

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Land + Yard	Bldg. Residual	Cost Man. \$	E.C.F.	Land Table
14-090-004-051-00	25032 KENNETH AVE	02/19/24	\$145,000	WD	21-NOT USED/OTHER	\$145,000	\$47,320	\$97,680	\$71,638	1.364	COBERT LAKE
14-090-004-053-00	25056 KENNETH AVE	06/03/22	\$250,000	WD	03-ARM'S LENGTH	\$250,000	\$52,701	\$197,299	\$116,481	1.694	COBERT LAKE
14-090-004-057-00	25088 KENNETH AVE	10/14/22	\$155,000	WD	03-ARM'S LENGTH	\$155,000	\$42,205	\$112,795	\$106,913	1.055	COBERT LAKE
14-090-004-062-01	25135 KENNETH AVE	05/12/22	\$162,000	WD	03-ARM'S LENGTH	\$162,000	\$55,055	\$106,945	\$91,414	1.170	COBERT LAKE
14-090-015-042-00	24891 SANDY BEACH DR	05/31/22	\$425,000	OTH	19-MULTI PARCEL	\$425,000	\$266,644	\$158,356	\$130,592	1.213	GARVER LAKE
14-090-070-009-00	23602 S SHORE DR	09/26/23	\$1,100,000	OTH	03-ARM'S LENGTH	\$1,097,500	\$367,972	\$729,528	\$368,629	1.979	EAGLE LAKE
14-090-070-013-00	23642 S SHORE DR	08/03/22	\$637,500	WD	03-ARM'S LENGTH	\$637,050	\$369,422	\$267,628	\$168,548	1.588	EAGLE LAKE
14-090-070-014-00	23650 S SHORE DR	04/24/22	\$699,000	WD	03-ARM'S LENGTH	\$689,000	\$398,692	\$290,308	\$215,025	1.350	EAGLE LAKE
14-090-085-013-00	23230 S SHORE DR	09/29/23	\$650,000	OTH	21-NOT USED/OTHER	\$650,000	\$365,522	\$284,478	\$227,729	1.249	EAGLE LAKE
14-090-090-005-00	68750 S SHORE DR	08/09/23	\$800,000	WD	19-MULTI PARCEL	\$800,000	\$419,123	\$380,877	\$249,732	1.525	EAGLE LAKE
14-090-095-002-00	23639 N SHORE DR	09/08/22	\$660,000	WD	03-ARM'S LENGTH	\$660,000	\$211,271	\$448,729	\$280,057	1.602	EAGLE LAKE
14-090-095-007-00	23605 N SHORE DR	06/14/22	\$1,100,000	OTH	03-ARM'S LENGTH	\$1,035,000	\$390,429	\$644,571	\$461,070	1.398	EAGLE LAKE
14-090-095-036-01	23283 LAKEVIEW DR	08/29/23	\$730,000	WD	03-ARM'S LENGTH	\$730,000	\$582,808	\$147,192	\$165,479	0.889	EAGLE LAKE
14-090-140-005-01	70027 BEACH DR	06/30/22	\$366,000	WD	03-ARM'S LENGTH	\$366,000	\$244,402	\$121,598	\$109,566	1.110	GARVER LAKE
14-090-150-004-00	68537 OAK SPRINGS RD	06/29/22	\$745,000	WD	03-ARM'S LENGTH	\$745,000	\$322,616	\$422,384	\$260,845	1.619	EAGLE LAKE
14-090-150-017-00	68645 OAK SPRINGS RD	08/08/22	\$735,000	WD	03-ARM'S LENGTH	\$735,000	\$318,964	\$416,036	\$247,690	1.680	EAGLE LAKE
14-090-435-003-00	68458 WATERFRONT DR	08/11/22	\$1,250,000	WD	03-ARM'S LENGTH	\$1,250,000	\$367,350	\$882,650	\$599,099	1.473	LAKESHORE LANDING
Totals:			\$10,609,500			\$10,531,550		\$5,709,054	\$3,870,510		
										E.C.F. =>	1.475
										Ave. E.C.F. =>	1.409 ALL LAKES
										USE ==>	1.480