

Residential ECF for arthur Township

Parcel Number	Sale Date	Sale Price	Cur. Asmnt.	Cur. Appraisal	Land + Yard	Bldg. Residual	Cost Man. \$	E.C.F.	\$/Sq.Ft.	Land value
012-001-200-10	02/02/24	\$340,000	\$138,352	\$276,703	\$45,231	\$294,769	\$269,154	1.095	\$102.00	\$3,000
012-010-300-05	05/06/22	\$235,000	\$85,474	\$170,947	\$88,400	\$146,600	\$117,924	1.243	\$114.53	\$54,400
012-014-100-17	06/07/22	\$104,900	\$34,715	\$69,430	\$27,696	\$77,204	\$41,734	1.850	\$91.91	\$17,500
012-021-400-02	11/29/23	\$165,000	\$79,698	\$159,395	\$120,000	\$45,000	\$49,244	0.914	\$85.23	\$10,000
012-022-300-06	06/17/22	\$370,000	\$119,014	\$238,028	\$43,210	\$326,790	\$243,523	1.342	\$175.69	\$19,600
012-028-200-01	04/08/22	\$300,000	\$102,664	\$205,328	\$157,764	\$142,236	\$47,564	2.990	\$113.97	\$109,200
012-029-400-05	10/25/22	\$195,000	\$74,033	\$148,065	\$62,171	\$132,829	\$122,706	1.083	\$94.81	\$15,000
012-032-300-06	07/27/23	\$100,000	\$67,282	\$134,564	\$10,697	\$89,303	\$154,834	0.577	\$60.14	\$10,280
012-034-200-13	06/02/22	\$50,000	\$33,558	\$67,116	\$10,000	\$40,000	\$81,594	0.490	\$31.50	\$10,000
012-034-200-15	10/19/22	\$68,000	\$34,815	\$69,630	\$14,441	\$53,559	\$78,841	0.679	\$43.33	\$10,900
Totals:		\$1,927,900	\$769,605	\$1,539,206		\$1,348,290	\$1,207,117		\$91.31	
Sale. Ratio =>									1.117	Std. Deviation=>
Std. Dev. =>									1.226	Ave. Variance=>

Residential ECF for arthur Township used is 1.100