

Neighborhoods Used: 21.ECF TABLE 21

1140 NW POWERS AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-203-005 03/31/2025 21 401 283,781 60,720
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 51 223,061 94,106 2.370



1143 NW FREMONT AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-227-013 03/28/2025 21 401 231,750 60,970
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 51 170,780 81,117 2.105



816 NW EIGHTH ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-286-007 03/27/2025 21 401 230,000 49,958
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 51 180,042 81,875 2.199



1053 NW ELEVENTH ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-207-026 03/21/2025 21 401 309,000 59,153
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 54 249,847 134,868 1.853



963 NW JENNETTE AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-277-007 03/18/2025 21 401 210,000 54,769
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 54 155,231 89,897 1.727



1042 NW GARFIELD AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-205-004 03/18/2025 21 401 251,400 61,705
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 51 189,695 79,804 2.377



1240 NW RENNSLAER ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-128-027 03/03/2025 21 401 170,000 52,262
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 51 117,738 108,362 1.087



1243 NW MORGAN ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-126-028 02/24/2025 21 401 290,000 84,421
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 51 205,579 119,403 1.722



Neighborhoods Used: 21.ECF TABLE 21

1116 NW TWELFTH ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-206-003 02/21/2025 21 401 165,000 55,299
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 51 109,701 87,694 1.251



1024 NW TWELFTH ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-208-002 02/18/2025 21 401 299,500 13,743
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 48 285,757 117,625 2.429



939 NW MCREYNOLDS AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-24-151-017 02/10/2025 21 401 227,000 60,970
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 51 166,030 88,718 1.871



1132 NW WIDDICOMB AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-227-003 02/07/2025 21 401 190,000 61,414
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 51 128,586 107,396 1.197



1017 NW ELEVENTH ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-208-026 01/10/2025 21 401 213,500 57,604
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 51 155,896 86,776 1.797



851 NW NINTH ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-280-016 01/08/2025 21 401 185,000 49,757
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 51 135,243 69,110 1.957



1019 NW FREMONT AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-231-021 12/30/2024 21 401 235,000 65,008
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 51 169,992 88,379 1.923



1107 NW JENNETTE AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-228-027 12/23/2024 21 401 239,900 59,446
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 51 180,454 93,870 1.922



Neighborhoods Used: 21.ECF TABLE 21

905 NW WALKER AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-282-016 12/06/2024 21 401 243,000 67,136
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 51 175,864 125,253 1.404



1128 NW POWERS AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-203-008 12/03/2024 21 401 274,900 61,155
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 51 213,745 93,404 2.288



1055 NW WHITE AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-128-014 11/27/2024 21 401 249,900 49,680
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 51 200,220 117,125 1.709



1017 NW LINCOLN AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-205-026 11/21/2024 21 401 287,500 62,304
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 54 225,196 133,505 1.687



1024 NW TWELFTH ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-208-002 10/22/2024 21 401 192,400 13,743
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 48 178,657 117,625 1.519



1126 NW GARFIELD AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-201-010 10/18/2024 21 401 247,000 71,517
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 51 175,483 81,654 2.149



1046 NW DAVIS AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-24-106-003 10/11/2024 21 401 235,000 64,019
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 51 170,981 111,572 1.532



1004 NW GARFIELD AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-205-014 10/04/2024 21 401 220,000 60,867
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 56 159,133 68,245 2.332



Neighborhoods Used: 21.ECF TABLE 21

1037 NW ALPINE AVE						
Parcel Number	**	Valid Sale	**	Class	AdjSalePrice	LandValue
41-13-23-233-023		09/20/2024	21	401	224,500	90,367
Occupancy	Style	%Good		ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	51		134,133	85,926	1.561



1032 NW VAN BUREN AVE						
Parcel Number	**	Valid Sale	**	Class	AdjSalePrice	LandValue
41-13-23-128-011		09/20/2024	21	401	299,900	57,272
Occupancy	Style	%Good		ResidualValue	CostByManual	E.C.F.
Single Family	2 STORY	51		242,628	158,761	1.528



1021 NW POWERS AVE						
Parcel Number	**	Valid Sale	**	Class	AdjSalePrice	LandValue
41-13-23-206-021		09/13/2024	21	401	257,500	61,220
Occupancy	Style	%Good		ResidualValue	CostByManual	E.C.F.
Single Family	2 STORY	51		196,280	114,802	1.710



1130 NW WHITE AVE						
Parcel Number	**	Valid Sale	**	Class	AdjSalePrice	LandValue
41-13-23-129-035		08/29/2024	21	401	224,500	50,743
Occupancy	Style	%Good		ResidualValue	CostByManual	E.C.F.
Single Family	1 STORY	53		173,757	81,069	2.143



1111 NW PINE AVE						
Parcel Number	**	Valid Sale	**	Class	AdjSalePrice	LandValue
41-13-23-203-025		08/13/2024	21	401	260,000	63,756
Occupancy	Style	%Good		ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	51		196,244	106,321	1.846



916 NW FREMONT AVE						
Parcel Number	**	Valid Sale	**	Class	AdjSalePrice	LandValue
41-13-23-280-008		08/12/2024	21	401	245,000	105,213
Occupancy	Style	%Good		ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	51		139,787	122,268	1.143



1013 NW TAMARACK AVE						
Parcel Number	**	Valid Sale	**	Class	AdjSalePrice	LandValue
41-13-23-208-023		08/08/2024	21	401	205,000	67,488
Occupancy	Style	%Good		ResidualValue	CostByManual	E.C.F.
Single Family	2.25-2.5 STY	51		137,512	136,700	1.006



1119 NW PINE AVE						
Parcel Number	**	Valid Sale	**	Class	AdjSalePrice	LandValue
41-13-23-203-023		08/06/2024	21	401	235,000	62,238
Occupancy	Style	%Good		ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	51		172,762	86,929	1.987



Neighborhoods Used: 21.ECF TABLE 21

1038 NW WIDDICOMB AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-231-006 08/06/2024 21 401 280,000 65,055
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 48 214,945 138,645 1.550



927 NW DAVIS AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-24-152-021 07/31/2024 21 401 198,000 50,301
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 51 147,699 90,257 1.636



947 NW DAVIS AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-24-152-015 07/10/2024 21 401 224,500 67,067
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 88 157,433 173,095 0.910



1015 NW PINE AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-207-023 06/07/2024 21 401 279,900 53,130
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 51 226,770 124,961 1.815



915 NW NINTH ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-279-014 06/06/2024 21 401 235,500 47,367
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 51 188,133 71,312 2.638



848 NW MCREYNOLDS AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-24-156-002 05/31/2024 21 401 218,000 48,776
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 51 169,224 73,118 2.314



970 NW LINCOLN AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-252-002 05/31/2024 21 401 299,000 63,742
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 51 235,258 110,322 2.132



931 NW WALKER AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-282-013 05/08/2024 21 401 295,000 118,694
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 51 176,306 120,582 1.462



Neighborhoods Used: 21.ECF TABLE 21

1315 NW MORGAN ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-126-022 05/06/2024 21 401 215,000 44,160
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 54 170,840 73,142 2.336



1115 NW LINCOLN AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-201-024 04/30/2024 21 401 247,500 60,720
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 51 186,780 71,554 2.610



1004 NW GARFIELD AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-205-014 04/29/2024 21 401 119,900 60,867
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 56 59,033 68,245 0.865



1053 NW DAVIS AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-24-105-019 04/20/2024 21 401 136,900 60,970
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 52 75,930 116,934 0.649



1015 NW MCREYNOLDS AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-24-104-030 04/19/2024 21 401 270,000 50,301
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 51 219,699 115,995 1.894



1130 NW WHITE AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-129-035 04/03/2024 21 401 160,000 50,743
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 53 109,257 81,069 1.348



1000 NW LINCOLN AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-206-023 02/09/2024 21 401 250,000 59,299
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 53 190,701 92,561 2.060



1049 NW PINE AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-207-015 02/05/2024 21 401 224,500 61,685
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 51 162,815 127,323 1.279



Neighborhoods Used: 21.ECF TABLE 21

1118 NW DAVIS AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-24-103-014 12/20/2023 21 401 185,000 50,301
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 51 134,699 82,514 1.632



1101 NW WHITE AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-127-023 12/08/2023 21 401 110,000 63,256
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 51 46,744 70,125 0.667



1115 NW LINCOLN AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-201-024 11/29/2023 21 401 100,000 60,720
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 51 39,280 71,554 0.549



1116 NW TAMARACK AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-226-005 11/27/2023 21 401 210,000 60,675
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 48 149,325 80,191 1.862



977 NW POWERS AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-252-007 10/31/2023 21 401 245,000 60,604
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 54 184,396 105,951 1.740



1018 NW JENNETTE AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-233-009 10/27/2023 21 401 155,000 62,621
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 48 92,379 110,934 0.833



1047 NW FREMONT AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-231-014 10/19/2023 21 401 260,000 54,402
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 51 205,598 115,057 1.787



1125 NW TAMARACK AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-204-019 09/28/2023 21 401 155,000 50,432
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 48 104,568 73,838 1.416



Neighborhoods Used: 21.ECF TABLE 21

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-23-276-010	09/22/2023 21	401	213,250	82,066	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	51	131,184	71,271	1.841



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-23-202-023	09/01/2023 21	401	240,000	61,220	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	54	178,780	149,562	1.195



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-23-126-027	08/18/2023 21	401	275,000	92,948	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	51	182,052	139,701	1.303



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-24-104-029	08/01/2023 21	401	215,001	50,301	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	54	164,700	89,305	1.844



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-23-278-018	07/31/2023 21	401	239,000	45,549	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	48	193,451	75,413	2.565



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-23-203-006	07/26/2023 21	401	268,422	60,720	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	51	207,702	87,910	2.363



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-23-286-007	07/18/2023 21	401	200,000	49,958	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	51	150,042	81,875	1.833



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-23-430-002	07/07/2023 21	401	375,000	94,913	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	2 STORY	51	280,087	142,006	1.972



Neighborhoods Used: 21.ECF TABLE 21

1108 NW WIDDICOMB AVE						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
41-13-23-227-009	06/21/2023 21	401	237,100	59,446		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1.25-1.75 STY	55	177,654	98,459	1.804	



1141 NW MUSKEGON AVE						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
41-13-24-103-020	06/08/2023 21	401	220,000	26,352		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1.25-1.75 STY	55	193,648	74,367	2.604	



855 NW DAVIS AVE						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
41-13-24-156-013	06/08/2023 21	401	210,000	51,164		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1.25-1.75 STY	55	158,836	78,111	2.033	



1007 NW ELEVENTH ST						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
41-13-23-208-028	06/02/2023 21	401	258,000	58,990		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1.25-1.75 STY	57	199,010	102,690	1.938	



1135 NW POWERS AVE						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
41-13-23-202-022	05/26/2023 21	401	280,000	61,220		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1.25-1.75 STY	51	218,780	119,867	1.825	



1022 NW DAVIS AVE						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
41-13-24-106-009	05/15/2023 21	401	250,000	64,367		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1.25-1.75 STY	51	185,633	101,596	1.827	



816 NW EIGHTH ST						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
41-13-23-286-007	05/12/2023 21	401	95,000	49,958		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1.25-1.75 STY	51	45,042	81,875	0.550	



1040 NW LINCOLN AVE						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
41-13-23-206-008	05/09/2023 21	401	287,000	65,034		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1.25-1.75 STY	52	221,966	82,432	2.693	



Neighborhoods Used: 21.ECF TABLE 21

1014 NW POWERS AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-23-207-013	05/04/2023 21	401	250,000	59,202	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	51	190,798	99,739	1.913



914 NW MCREYNOLDS AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-24-152-011	05/01/2023 21	401	244,000	50,301	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	2 STORY	88	193,699	152,801	1.268



1022 NW WIDDICOMB AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-23-231-010	04/25/2023 21	401	290,000	65,055	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	54	224,945	131,479	1.711



1050 NW JENNETTE AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-23-233-002	04/21/2023 21	401	287,500	55,420	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	2 STORY	58	232,080	124,834	1.859



875 NW NINTH ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-23-280-011	04/11/2023 21	401	216,000	63,420	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	51	152,580	72,486	2.105



Neighborhoods Used: 22.ECF TABLE 22

1034 NW BROADWAY AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-24-130-024 11/22/2024 22 401 206,000 44,036
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 54 161,964 101,422 1.597



711 NW BROADWAY AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-24-328-010 11/06/2024 22 401 200,000 41,901
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 51 158,099 80,785 1.957



1072 NW ELIZABETH AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-24-127-011 10/01/2024 22 401 135,000 37,477
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 54 97,523 101,540 0.960



1046 NW BROADWAY AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-24-130-021 09/19/2024 22 401 103,500 25,272
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 54 78,228 80,792 0.968



1110 NW HAMILTON AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-24-129-016 09/13/2024 22 401 171,000 55,810
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 54 115,190 113,571 1.014



1118 NW QUARRY AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-24-128-017 09/13/2024 22 401 175,000 32,903
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 54 142,097 67,300 2.111



1110 NW HAMILTON AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-24-129-016 09/13/2024 22 401 188,100 55,810
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 54 132,290 113,571 1.165



1126 NW QUARRY AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-24-128-015 08/13/2024 22 401 189,000 29,933
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 54 159,067 68,249 2.331



Neighborhoods Used: 22.ECF TABLE 22

1114 NW HAMILTON AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-24-129-015 08/06/2024 22 401 226,000 55,810
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 54 170,190 84,283 2.019



1010 NW HAMILTON AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-24-129-029 07/15/2024 22 401 172,000 39,861
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 54 132,139 90,611 1.458



1012 NW BROADWAY AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-24-130-030 06/20/2024 22 401 207,500 20,950
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 51 186,550 62,750 2.973



414 NW SEVENTH ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-24-327-002 04/05/2024 22 401 122,000 28,720
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 51 93,280 72,081 1.294



1024 NW HAMILTON AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-24-129-061 02/08/2024 22 401 220,000 39,861
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 57 180,139 80,277 2.244



438 NW FOURTH ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-24-333-013 08/25/2023 22 401 140,000 38,708
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 54 101,292 113,217 0.895



1114 NW HAMILTON AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-24-129-015 06/01/2023 22 401 197,000 55,810
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 54 141,190 84,283 1.675



Neighborhoods Used: 23.ECF TABLE 23

1180 NW FOURTH ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-23-334-001	03/27/2025 23	401	225,000	45,928	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	49	179,072	71,554	2.503



800 NW VAN BUREN AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-23-188-003	03/12/2025 23	401	348,000	45,373	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	2 STORY	52	302,627	113,058	2.677



1024 NW FIFTH ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-23-410-001	02/26/2025 23	401	322,000	88,246	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	55	233,754	153,576	1.522



918 NW FREDERICK AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-23-177-008	12/31/2024 23	401	143,000	46,862	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1 STORY	56	96,138	74,654	1.288



657 NW GARFIELD AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-23-330-024	12/23/2024 23	401	213,000	48,923	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	2 STORY	58	164,077	103,004	1.593



981 NW VALLEY AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-23-131-018	12/09/2024 23	401	324,000	51,349	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	BI-LEVEL	68	272,651	121,773	2.239



1100 NW ATLANTIC ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-23-261-011	11/22/2024 23	401	210,000	45,165	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	55	164,835	94,031	1.753



1033 NW THIRD ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-23-412-037	11/13/2024 23	401	220,000	53,341	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	42	166,659	97,521	1.709



Neighborhoods Used: 23.ECF TABLE 23

1027 NW FIFTH ST						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
41-13-23-406-004	10/21/2024 23	401	340,000	91,691		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1 STORY	41	248,309	145,327	1.709	



549 NW LINCOLN AVE						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
41-13-23-451-015	10/18/2024 23	401	130,000	28,405		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1.25-1.75 STY	49	101,595	66,392	1.530	



1049 NW SECOND ST						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
41-13-23-452-027	10/11/2024 23	401	295,900	74,164		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1.25-1.75 STY	55	221,736	150,901	1.469	



836 NW LINCOLN AVE						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
41-13-23-261-002	10/11/2024 23	401	180,000	36,191		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1 STORY	49	143,809	57,793	2.488	



553 NW LINCOLN AVE						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
41-13-23-451-014	10/08/2024 23	401	210,000	30,284		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1.25-1.75 STY	52	179,716	86,755	2.072	



1158 NW SECOND ST						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
41-13-23-454-007	10/08/2024 23	401	215,000	54,946		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1.25-1.75 STY	49	160,054	72,324	2.213	



1104 NW THIRD ST						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
41-13-23-452-012	10/04/2024 23	401	165,000	69,263		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	2 STORY	52	95,737	87,257	1.097	



658 NW PINE AVE						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
41-13-23-410-008	09/30/2024 23	401	265,000	58,095		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1 STORY	55	206,905	122,704	1.686	



Neighborhoods Used: 23.ECF TABLE 23

1167 NW THIRD ST
 Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
 41-13-23-334-009 09/30/2024 23 401 205,000 43,518
 Occupancy Style %Good ResidualValue CostByManual E.C.F.
 Single Family 2 STORY 55 161,482 95,355 1.693



1316 NW ATLANTIC ST
 Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
 41-13-23-183-035 08/23/2024 23 401 220,000 59,984
 Occupancy Style %Good ResidualValue CostByManual E.C.F.
 Single Family 1.25-1.75 STY 52 160,016 96,873 1.652



919 NW CALVARY AVE
 Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
 41-13-23-153-009 08/15/2024 23 401 305,000 83,217
 Occupancy Style %Good ResidualValue CostByManual E.C.F.
 Single Family 1 STORY 56 221,783 140,790 1.575



743 NW GARFIELD AVE
 Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
 41-13-23-328-010 08/05/2024 23 401 252,719 76,820
 Occupancy Style %Good ResidualValue CostByManual E.C.F.
 Single Family 2 STORY 52 175,899 93,046 1.890



941 NW VALLEY AVE
 Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
 41-13-23-177-015 07/26/2024 23 401 215,000 44,617
 Occupancy Style %Good ResidualValue CostByManual E.C.F.
 Single Family 1 STORY 52 170,383 76,535 2.226



1157 NW ATLANTIC ST
 Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
 41-13-23-257-002 07/18/2024 23 401 160,000 40,117
 Occupancy Style %Good ResidualValue CostByManual E.C.F.
 Single Family 2 STORY 52 119,883 80,839 1.483



606 NW PINE AVE
 Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
 41-13-23-413-007 07/01/2024 23 401 225,000 50,274
 Occupancy Style %Good ResidualValue CostByManual E.C.F.
 Single Family 2 STORY 55 174,726 97,069 1.800



1163 NW SECOND ST
 Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
 41-13-23-451-009 06/28/2024 23 401 240,000 57,274
 Occupancy Style %Good ResidualValue CostByManual E.C.F.
 Single Family 2 STORY 55 182,726 81,474 2.243



Neighborhoods Used: 23.ECF TABLE 23

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
935 NW VALLEY AVE				
41-13-23-177-016	06/21/2024 23	401	240,000	44,724
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1.25-1.75 STY	55	195,276	91,387
				E.C.F.
				2.137



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
679 NW GARFIELD AVE				
41-13-23-330-030	05/28/2024 23	401	221,580	71,557
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1.25-1.75 STY	49	150,023	66,994
				E.C.F.
				2.239



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
756 NW PAT AVE				
41-13-23-427-001	05/15/2024 23	401	300,000	70,484
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1 STORY	54	229,516	156,711
				E.C.F.
				1.465



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
935 NW SIXTH ST				
41-13-23-426-010	04/25/2024 23	401	290,000	70,970
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1 STORY	60	219,030	189,880
				E.C.F.
				1.154



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
1242 NW WALKER AVE				
41-13-23-133-001	04/24/2024 23	401	207,500	38,789
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	2 STY OLD ND	52	168,711	84,258
				E.C.F.
				2.002



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
700 NW LINCOLN AVE				
41-13-23-403-014	04/22/2024 23	401	305,000	50,521
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1.25-1.75 STY	55	254,479	111,872
				E.C.F.
				2.275



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
965 NW VAN BUREN AVE				
41-13-23-132-007	02/23/2024 23	401	272,000	43,880
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1.25-1.75 STY	52	228,120	97,022
				E.C.F.
				2.351



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
926 NW CALVARY AVE				
41-13-23-176-006	01/22/2024 23	401	320,000	65,837
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1 STORY	60	254,163	134,293
				E.C.F.
				1.893



Neighborhoods Used: 23.ECF TABLE 23

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
41-13-23-130-016	01/16/2024 23	401	238,000	46,587
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1 STORY	60	191,413	98,775
				E.C.F.
				1.938



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
41-13-23-409-005	12/28/2023 23	401	220,000	69,251
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1.25-1.75 STY	45	150,749	106,602
				E.C.F.
				1.414



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
41-13-23-329-005	12/19/2023 23	401	219,900	46,837
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1 STORY	63	173,063	102,253
				E.C.F.
				1.693



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
41-13-23-413-002	11/29/2023 23	401	125,000	41,970
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	2 STORY	53	83,030	102,710
				E.C.F.
				0.808



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
41-13-23-177-005	11/13/2023 23	401	251,000	44,724
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1.25-1.75 STY	60	206,276	98,565
				E.C.F.
				2.093



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
41-13-23-412-041	11/03/2023 23	401	220,000	32,467
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	2 STORY	49	187,533	76,724
				E.C.F.
				2.444



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
41-13-23-262-001	10/31/2023 23	401	285,000	46,735
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	2 STORY	49	238,265	119,273
				E.C.F.
				1.998



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
41-13-23-403-015	10/26/2023 23	401	200,000	77,905
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1 STORY	55	122,095	88,138
				E.C.F.
				1.385



Neighborhoods Used: 23.ECF TABLE 23

837 NW VAN BUREN AVE						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
41-13-23-184-008	10/06/2023 23	401	265,100	43,555		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1 STORY	55	221,545	98,549	2.248	



827 NW VALLEY AVE						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
41-13-23-183-036	09/21/2023 23	401	320,000	80,210		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1.25-1.75 STY	55	239,790	127,448	1.881	



941 NW GARFIELD AVE						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
41-13-23-179-008	09/12/2023 23	401	268,550	41,475		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1.25-1.75 STY	52	227,075	91,584	2.479	



1237 NW FOURTH ST						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
41-13-23-330-006	09/11/2023 23	401	195,000	50,235		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1.25-1.75 STY	55	144,765	79,497	1.821	



715 NW LINCOLN AVE						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
41-13-23-402-006	09/01/2023 23	401	275,000	51,750		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	2 STORY	52	223,250	128,849	1.733	



546 NW PINE AVE						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
41-13-23-453-007	08/16/2023 23	401	206,100	51,547		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1.25-1.75 STY	52	154,553	85,915	1.799	



1101 NW CORA ST						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
41-13-23-261-017	08/03/2023 23	401	160,000	46,456		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1.25-1.75 STY	52	113,544	73,785	1.539	



616 NW LINCOLN AVE						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
41-13-23-412-005	07/28/2023 23	401	265,000	50,660		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	2.25-2.5 STY	55	214,340	134,460	1.594	



Neighborhoods Used: 23.ECF TABLE 23

1010 NW FREDERICK AVE						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
41-13-23-131-008	07/19/2023 23	401	226,000	46,875		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	2 STORY	52	179,125	98,239	1.823	



833 NW VAN BUREN AVE						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
41-13-23-184-009	07/06/2023 23	401	255,000	43,555		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	2 STORY	49	211,445	104,442	2.025	



762 NW TAMARACK AVE						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
41-13-23-265-004	06/22/2023 23	401	345,333	67,196		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1 STORY	62	278,137	190,689	1.459	



608 NW GARFIELD AVE						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
41-13-23-334-004	06/16/2023 23	401	255,000	46,214		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1.25-1.75 STY	53	208,786	76,730	2.721	



651 NW LINCOLN AVE						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
41-13-23-407-010	06/15/2023 23	401	302,100	49,500		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1.25-1.75 STY	52	252,600	118,418	2.133	



1167 NW SIXTH ST						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
41-13-23-329-008	06/07/2023 23	401	220,000	56,383		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	2 STORY	52	163,617	128,010	1.278	



826 NW POWERS AVE						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
41-13-23-263-010	05/19/2023 23	401	200,000	51,349		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1 STORY	52	148,651	69,331	2.144	



843 NW LINCOLN AVE						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
41-13-23-258-007	04/27/2023 23	401	205,000	39,025		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1.25-1.75 STY	52	165,975	77,384	2.145	



Neighborhoods Used: 23.ECF TABLE 23

1227 NW THIRD ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-23-333-017	04/21/2023 23	401	180,000	88,768	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	46	91,232	82,266	1.109



911 NW FREDERICK AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-23-176-019	04/21/2023 23	401	272,000	47,250	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1 STORY	60	224,750	131,266	1.712



961 NW VALLEY AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-23-131-023	04/14/2023 23	401	245,011	42,106	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	55	202,905	91,145	2.226



608 NW GARFIELD AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-23-334-004	04/04/2023 23	401	130,000	46,214	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	53	83,786	76,730	1.092



Neighborhoods Used: 24.ECF TABLE 24

1019 NW THIRD ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-413-010 03/28/2025 24 401 126,000 46,595
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 52 79,405 58,920 1.348



922 NW FIFTH ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-432-004 02/14/2025 24 401 215,000 66,001
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 52 148,999 90,642 1.644



846 NW FIFTH ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-433-008 01/27/2025 24 401 175,000 68,121
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 52 106,879 101,443 1.054



1020 NW FIFTH ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-410-002 12/30/2024 24 401 350,000 64,655
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 55 285,345 188,182 1.516



864 NW FOURTH ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-438-005 12/18/2024 24 401 242,500 92,874
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 55 149,626 106,318 1.407



617 NW MCREYNOLDS AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-24-313-011 12/13/2024 24 401 130,000 42,868
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 52 87,132 110,937 0.785



912 NW THIRD ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-476-009 11/12/2024 24 401 202,500 59,944
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 52 142,556 87,558 1.628



861 NW SECOND ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-477-015 11/01/2024 24 401 260,500 77,260
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 58 183,240 104,756 1.749



Neighborhoods Used: 24.ECF TABLE 24

700 NW SIXTH ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-24-306-009 07/26/2024 24 401 235,000 54,698
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 52 180,302 103,311 1.745



619 NW PETTIBONE AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-438-020 07/03/2024 24 401 299,900 85,234
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 58 214,666 143,589 1.495



661 NW MCREYNOLDS AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-24-309-013 06/25/2024 24 401 195,000 43,589
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 52 151,411 62,901 2.407



542 NW FREMONT AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-477-005 06/21/2024 24 401 183,000 69,154
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 52 113,846 71,152 1.600



808 NW SIXTH ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-431-006 05/10/2024 24 401 267,000 72,573
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 57 194,427 137,784 1.411



827 NW SECOND ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-478-010 04/26/2024 24 401 223,000 55,770
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 52 167,230 75,910 2.203



931 NW SECOND ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-476-018 04/05/2024 24 401 227,000 39,897
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 52 187,103 71,863 2.604



717 NW MCREYNOLDS AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-24-305-006 03/26/2024 24 401 148,979 45,927
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2.25-2.5 STY 49 103,052 78,812 1.308



Neighborhoods Used: 24.ECF TABLE 24

730 NW STOCKING AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-431-001 02/26/2024 24 401 255,000 60,881
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 49 194,119 112,367 1.728



873 NW FOURTH ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-436-015 02/07/2024 24 401 139,000 39,661
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 52 99,339 61,993 1.602



645 NW MCREYNOLDS AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-24-309-015 01/23/2024 24 401 115,000 36,742
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 50 78,258 78,585 0.996



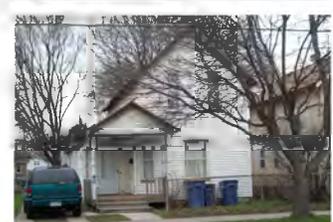
744 NW FREMONT AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-428-029 12/29/2023 24 401 199,900 61,242
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 49 138,658 91,969 1.508



824 NW FIFTH ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-433-013 12/15/2023 24 401 169,900 28,901
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2.25-2.5 STY 46 140,999 65,639 2.148



827 NW SECOND ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-478-010 12/13/2023 24 401 125,000 55,770
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 52 69,230 75,910 0.912



853 NW NAGOLD ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-433-018 11/30/2023 24 401 193,000 34,133
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 52 158,867 79,031 2.010



706 NW ALPINE AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-24-305-008 11/13/2023 24 401 199,000 41,568
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 52 157,432 60,721 2.593



Neighborhoods Used: 24.ECF TABLE 24

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-24-313-007	10/30/2023 24	401	225,000	50,960	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	52	174,040	101,198	1.720



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-23-436-011	10/16/2023 24	401	208,000	55,494	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	2 STORY	58	152,506	124,448	1.225



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-23-413-017	10/10/2023 24	401	185,000	52,795	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	52	132,205	79,492	1.663



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-24-306-008	10/05/2023 24	401	253,150	54,342	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	2 STORY	52	198,808	107,229	1.854



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-23-437-037	07/07/2023 24	401	225,000	81,513	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	2 STORY	52	143,487	72,223	1.987



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-24-305-003	06/12/2023 24	401	250,501	71,150	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	52	179,351	107,150	1.674



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-23-477-003	05/23/2023 24	401	295,000	58,547	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	2 STORY	58	236,453	137,925	1.714



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-23-476-018	05/22/2023 24	401	210,000	39,897	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	2 STORY	52	170,103	71,863	2.367



Neighborhoods Used: 24.ECF TABLE 24

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-23-428-012	05/15/2023 24	401	195,000	57,921	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	2 STORY	49	137,079	98,656	1.389



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-23-433-009	05/12/2023 24	401	230,000	68,121	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	2 STORY	52	161,879	98,179	1.649



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-23-477-017	05/04/2023 24	401	200,700	82,999	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	2.25-2.5 STY	51	117,701	116,535	1.010



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-23-453-015	04/27/2023 24	401	277,000	79,548	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	2 STORY	49	197,452	153,091	1.290



Neighborhoods Used: 25.ECF TABLE 25

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
41-14-19-253-024	02/14/2025 25	401	269,900	57,696
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1.25-1.75 STY	53	212,204	85,017
				E.C.F.
				2.496



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
41-14-19-406-007	02/11/2025 25	401	205,000	45,481
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1.25-1.75 STY	52	159,519	71,150
				E.C.F.
				2.242



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
41-14-19-406-010	01/31/2025 25	401	198,000	79,186
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	2 STORY	49	118,814	76,304
				E.C.F.
				1.557



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
41-14-19-179-008	01/17/2025 25	401	290,000	64,554
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	2 STORY	49	225,446	84,978
				E.C.F.
				2.653



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
41-14-19-179-016	12/11/2024 25	401	150,000	53,784
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1 STORY	98	96,216	133,521
				E.C.F.
				0.721



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
41-14-19-255-009	12/10/2024 25	401	175,000	54,555
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1 STORY	52	120,445	77,351
				E.C.F.
				1.557



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
41-14-19-130-004	12/02/2024 25	401	219,575	53,863
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1.25-1.75 STY	53	165,712	88,462
				E.C.F.
				1.873



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
41-14-19-406-020	12/02/2024 25	401	249,000	75,283
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1.25-1.75 STY	49	173,717	95,697
				E.C.F.
				1.815



Neighborhoods Used: 25.ECF TABLE 25

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
436 NE WALNUT ST				
41-14-19-253-007	09/10/2024 25	401	255,000	82,490
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	2 STORY	55	172,510	109,406
				E.C.F.
				1.577



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
451 NE CEDAR ST				
41-14-19-205-022	08/30/2024 25	401	246,225	65,274
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1.25-1.75 STY	55	180,951	98,705
				E.C.F.
				1.833



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
922 NE PROSPECT AVE				
41-14-19-179-011	07/19/2024 25	401	226,100	66,692
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1.25-1.75 STY	52	159,408	83,442
				E.C.F.
				1.910



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
312 NE COLDBROOK ST				
41-14-19-130-004	06/21/2024 25	401	120,000	53,863
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1.25-1.75 STY	53	66,137	88,462
				E.C.F.
				0.748



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
443 NE BARNETT ST				
41-14-19-201-025	05/15/2024 25	401	243,000	46,112
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1 STORY	52	196,888	67,256
				E.C.F.
				2.927



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
420 NE CEDAR ST				
41-14-19-251-005	03/11/2024 25	401	239,900	56,599
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	2 STORY	52	183,301	94,337
				E.C.F.
				1.943



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
443 NE BARNETT ST				
41-14-19-201-025	02/16/2024 25	401	185,500	46,112
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1 STORY	52	139,388	67,256
				E.C.F.
				2.072



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
933 NE NORTH AVE				
41-14-19-179-027	02/08/2024 25	401	100,000	90,575
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1.25-1.75 STY	52	9,425	65,703
				E.C.F.
				0.143



Neighborhoods Used: 25.ECF TABLE 25

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
41-14-19-130-027	02/06/2024 25	401	180,000	54,786
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1.25-1.75 STY	52	125,214	97,515
				E.C.F.
				1.284



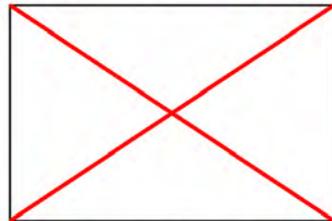
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
41-14-19-253-023	01/24/2024 25	401	240,000	55,492
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1.25-1.75 STY	49	184,508	83,148
				E.C.F.
				2.219



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
41-14-19-402-020	01/16/2024 25	401	246,500	55,297
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	2 STORY	52	191,203	98,222
				E.C.F.
				1.947



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
41-14-19-406-016	11/17/2023 25	401	286,500	75,283
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1.25-1.75 STY	55	211,217	170,642
				E.C.F.
				1.238



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
41-14-19-253-007	10/25/2023 25	401	250,000	82,490
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	2 STORY	55	167,510	109,406
				E.C.F.
				1.531



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
41-14-19-179-008	10/13/2023 25	401	115,000	64,554
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	2 STORY	49	50,446	84,978
				E.C.F.
				0.594



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
41-14-19-402-021	08/31/2023 25	401	164,000	53,992
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1.25-1.75 STY	55	110,008	75,394
				E.C.F.
				1.459



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
41-14-19-257-022	06/14/2023 25	401	120,000	56,597
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1 STORY	52	63,403	66,646
				E.C.F.
				0.951



Neighborhoods Used: 26.ECF TABLE 26

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
41-13-26-179-047	03/13/2025 26	401	245,000	45,894
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	2 STORY	53	199,106	117,706
				E.C.F.
				1.692



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
41-13-26-280-029	02/28/2025 26	401	285,000	52,728
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1.25-1.75 STY	53	232,272	113,460
				E.C.F.
				2.047



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
41-13-26-182-007	02/24/2025 26	401	307,500	51,467
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1.25-1.75 STY	50	256,033	105,223
				E.C.F.
				2.433



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
41-13-26-284-008	12/18/2024 26	401	170,000	27,225
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1.25-1.75 STY	53	142,775	72,939
				E.C.F.
				1.957



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
41-13-26-226-043	12/06/2024 26	401	165,000	34,801
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	2 STORY	50	130,199	93,673
				E.C.F.
				1.390



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
41-13-26-207-003	11/26/2024 26	401	227,500	41,868
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	2.25-2.5 STY	53	185,632	131,131
				E.C.F.
				1.416



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
41-13-26-202-019	11/20/2024 26	401	161,400	71,022
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	2 STORY	53	90,378	93,611
				E.C.F.
				0.965



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
41-13-26-253-001	11/12/2024 26	401	315,000	43,442
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1.25-1.75 STY	56	271,558	127,789
				E.C.F.
				2.125



Neighborhoods Used: 26.ECF TABLE 26

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
41-13-26-180-008	11/08/2024 26	401	306,100	50,692
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	2 STORY	53	255,408	144,632
				E.C.F. 1.766



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
41-13-26-182-007	11/01/2024 26	401	165,000	51,467
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1.25-1.75 STY	50	113,533	105,223
				E.C.F. 1.079



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
41-13-26-258-010	10/31/2024 26	401	230,000	51,159
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1.25-1.75 STY	53	178,841	131,258
				E.C.F. 1.363



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
41-13-26-257-010	10/25/2024 26	401	319,900	70,954
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1.25-1.75 STY	56	248,946	109,477
				E.C.F. 2.274



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
41-13-26-177-010	10/23/2024 26	401	290,000	44,020
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1.25-1.75 STY	59	245,980	104,705
				E.C.F. 2.349



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
41-13-26-276-008	10/17/2024 26	401	249,000	52,327
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	2 STORY	53	196,673	110,481
				E.C.F. 1.780



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
41-13-26-251-030	10/04/2024 26	401	300,000	50,692
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1 STORY	54	249,308	120,891
				E.C.F. 2.062



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
41-13-26-280-028	09/27/2024 26	401	215,000	52,708
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1.25-1.75 STY	50	162,292	78,662
				E.C.F. 2.063



Neighborhoods Used: 26.ECF TABLE 26

903 NW LAKE MICHIGAN DR

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-26-276-037	09/27/2024 26	401	220,000	52,737	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	53	167,263	112,008	1.493



1011 NW LAKE MICHIGAN DR

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-26-252-022	09/12/2024 26	401	240,000	50,483	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	55	189,517	129,554	1.463



343 NW GARFIELD AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-26-131-023	09/10/2024 26	401	202,000	49,022	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	2 STORY	50	152,978	139,437	1.097



928 NW LAKE MICHIGAN DR

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-26-278-009	08/30/2024 26	401	273,000	48,886	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	2 STORY	53	224,114	141,788	1.581



100 NW GARFIELD AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-26-253-013	08/26/2024 26	401	310,000	56,777	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	53	253,223	107,697	2.351



343 NW GARFIELD AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-26-131-023	07/22/2024 26	401	170,000	49,022	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	2 STORY	50	120,978	139,437	0.868



908 NW LAKE MICHIGAN DR

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-26-278-013	07/18/2024 26	401	272,000	46,665	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	50	225,335	89,862	2.508



858 NW SIBLEY ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-26-276-017	06/13/2024 26	401	275,000	52,126	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	2 STORY	50	222,874	113,429	1.965



Neighborhoods Used: 26.ECF TABLE 26

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
1116 NW VETO ST				
41-13-26-257-010	06/04/2024 26	401	203,000	70,954
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1.25-1.75 STY	56	132,046	109,477
				E.C.F.
				1.206



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
957 NW LAKE MICHIGAN DR				
41-13-26-276-024	06/03/2024 26	401	87,000	52,225
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	2 STORY	41	34,775	66,353
				E.C.F.
				0.524



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
1136 NW CALIFORNIA ST				
41-13-26-255-029	05/28/2024 26	401	300,000	82,441
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1.25-1.75 STY	56	217,559	144,952
				E.C.F.
				1.501



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
1152 NW CALIFORNIA ST				
41-13-26-255-002	05/16/2024 26	401	290,000	51,105
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1.25-1.75 STY	53	238,895	131,403
				E.C.F.
				1.818



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
1108 NW LAKE MICHIGAN DR				
41-13-26-253-010	04/29/2024 26	401	312,000	44,823
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	2 STORY	53	267,177	121,355
				E.C.F.
				2.202



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
1127 NW SIBLEY ST				
41-13-26-207-021	04/17/2024 26	401	250,000	50,899
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	2 STORY	53	199,101	96,857
				E.C.F.
				2.056



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
910 NW VETO ST				
41-13-26-283-004	04/10/2024 26	401	305,000	82,420
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	1.25-1.75 STY	53	222,580	117,223
				E.C.F.
				1.899



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue
247 NW PINE AVE				
41-13-26-205-010	03/15/2024 26	401	240,000	45,584
Occupancy	Style	%Good	ResidualValue	CostByManual
Single Family	2 STORY	53	194,416	131,161
				E.C.F.
				1.482



Neighborhoods Used: 26.ECF TABLE 26

1128 NW CALIFORNIA ST						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
41-13-26-255-008	03/14/2024 26	401	165,000	51,105		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1.25-1.75 STY	53	113,895	95,311	1.195	



44 NW RICHARDS AVE						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
41-13-26-180-012	03/11/2024 26	401	307,500	50,692		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1.25-1.75 STY	56	256,808	117,986	2.177	



1116 NW CALIFORNIA ST						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
41-13-26-255-011	02/29/2024 26	401	150,000	51,105		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1.25-1.75 STY	53	98,895	108,213	0.914	



1101 NW LAKE MICHIGAN DR						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
41-13-26-251-030	02/23/2024 26	401	282,500	50,692		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1 STORY	54	231,808	120,891	1.917	



1127 NW SIBLEY ST						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
41-13-26-207-021	02/23/2024 26	401	224,500	50,899		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	2 STORY	53	173,601	96,857	1.792	



1210 NW CALIFORNIA ST						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
41-13-26-182-009	02/12/2024 26	401	250,000	52,728		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1 STORY	50	197,272	90,099	2.190	



1049 NW JACKSON ST						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
41-13-26-205-014	02/09/2024 26	401	250,000	43,881		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	2 STORY	56	206,119	97,322	2.118	



23 NW RICHARDS AVE						
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue		
41-13-26-179-039	12/08/2023 26	401	275,000	64,415		
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1.25-1.75 STY	50	210,585	94,172	2.236	



Neighborhoods Used: 26.ECF TABLE 26

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-26-278-022	11/03/2023 26	401	235,000	59,307	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	54	175,693	119,173	1.474



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-26-278-018	11/03/2023 26	401	255,000	48,983	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	56	206,017	105,234	1.958



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-26-284-007	11/03/2023 26	401	177,500	31,890	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	53	145,610	55,281	2.634



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-23-458-035	11/02/2023 26	401	299,000	45,313	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	2 STORY	56	253,687	139,967	1.812



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-26-180-012	10/31/2023 26	401	210,000	50,692	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	56	159,308	117,986	1.350



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-26-278-002	10/13/2023 26	401	235,000	48,786	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1 STORY	53	186,214	80,664	2.309



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-26-255-003	10/09/2023 26	401	297,000	51,105	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1 STORY	54	245,895	127,869	1.923



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-26-256-032	09/06/2023 26	401	280,000	68,918	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	56	211,082	102,076	2.068



Neighborhoods Used: 26.ECF TABLE 26

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-26-280-022	08/31/2023 26	401	220,000	52,728	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1 STORY	56	167,272	104,450	1.601



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-26-255-008	08/25/2023 26	401	150,000	51,105	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	53	98,895	95,311	1.038



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-26-254-010	08/24/2023 26	401	277,000	47,094	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	56	229,906	121,523	1.892



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-26-206-001	08/18/2023 26	401	285,000	52,341	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	2.25-2.5 STY	53	232,659	123,912	1.878



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-26-180-007	08/02/2023 26	401	277,300	50,692	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	2 STORY	53	226,608	179,550	1.262



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-26-276-025	07/26/2023 26	401	250,000	52,224	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	53	197,776	110,825	1.785



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-26-179-001	07/21/2023 26	401	283,000	51,672	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	2 STORY	56	231,328	135,024	1.713



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-26-253-022	07/05/2023 26	401	305,000	88,114	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1 STORY	69	216,886	154,141	1.407



Neighborhoods Used: 26.ECF TABLE 26

1040 NW LAKE MICHIGAN DR

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-26-254-005	07/05/2023 26	401	282,500	44,259	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	53	238,241	137,587	1.732



1067 NW BRIDGE ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-23-458-036	06/20/2023 26	401	300,000	44,839	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	2.25-2.5 STY	50	255,161	168,662	1.513



906 NW CALIFORNIA ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-26-252-012	06/09/2023 26	401	230,000	54,827	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1 STORY	53	175,173	61,852	2.832



1001 NW LAKE MICHIGAN DR

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-26-280-023	06/02/2023 26	401	301,200	89,574	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1 STORY	42	211,626	136,695	1.548



250 NW MARION AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-26-205-003	05/23/2023 26	401	169,900	42,552	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	53	127,348	76,395	1.667



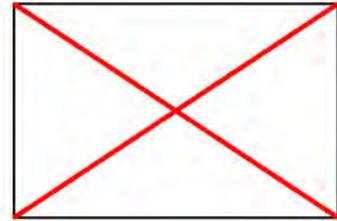
861 NW VETO ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-26-280-037	04/07/2023 26	401	224,500	72,932	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	53	151,568	90,814	1.669

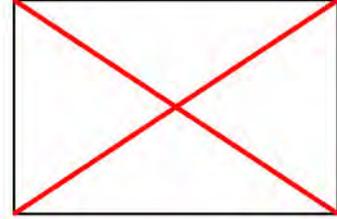


Neighborhoods Used: 27.ECF TABLE 27

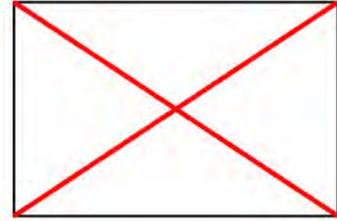
747 NW CALIFORNIA ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-25-155-009 03/25/2025 27 401 230,000 38,199
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 52 191,801 91,790 2.090



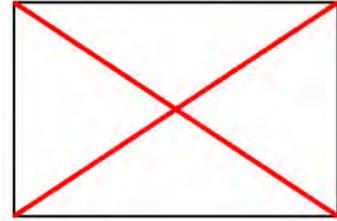
308 NW STRAIGHT AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-25-105-008 03/10/2025 27 401 245,000 54,709
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 52 190,291 142,129 1.339



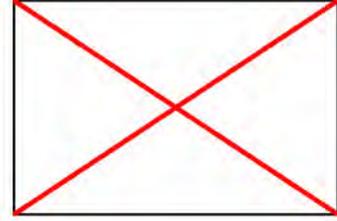
245 NW NATIONAL AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-25-109-011 10/01/2024 27 401 255,000 52,746
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 55 202,254 158,187 1.279



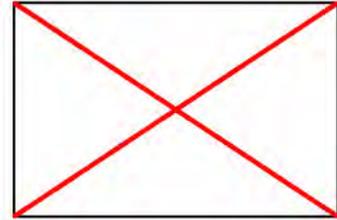
138 NW STRAIGHT AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-25-151-005 08/19/2024 27 401 199,900 34,256
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 49 165,644 67,623 2.450



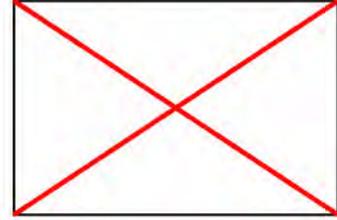
314 NW NATIONAL AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-25-106-005 08/01/2024 27 401 222,000 52,746
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 55 169,254 122,594 1.381



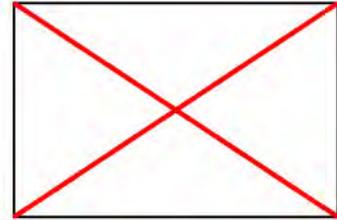
953 NW BRIDGE ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-480-019 06/27/2024 27 401 235,000 48,874
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 53 186,126 90,426 2.058



311 NW STRAIGHT AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-229-009 05/06/2024 27 401 156,000 45,910
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 49 110,090 70,697 1.557

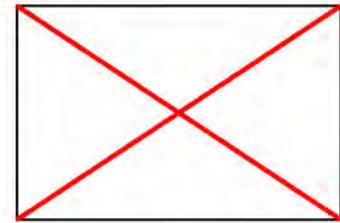


215 NW NATIONAL AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-25-113-010 03/20/2024 27 401 238,500 52,746
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 55 185,754 117,328 1.583

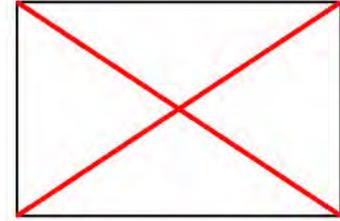


Neighborhoods Used: 27.ECF TABLE 27

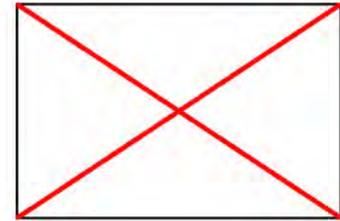
311 NW NATIONAL AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-25-105-010 03/01/2024 27 401 261,489 58,212
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 58 203,277 122,260 1.663



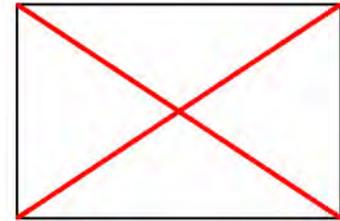
818 NW FIRST ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-482-005 01/26/2024 27 401 202,500 46,250
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 52 156,250 73,495 2.126



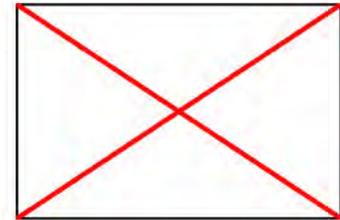
957 NW BRIDGE ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-480-018 01/19/2024 27 401 219,975 51,464
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 49 168,511 91,576 1.840



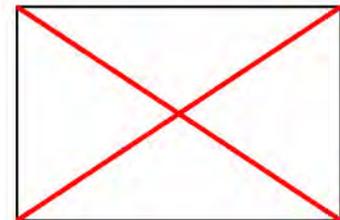
416 NW LANE AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-480-004 12/19/2023 27 401 210,000 24,092
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 52 185,908 138,587 1.341
!!MULTI-PARCEL SALE!!



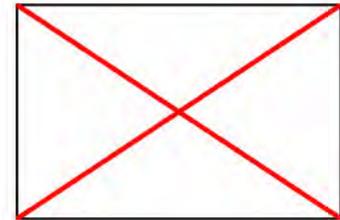
745 NW DOUGLAS ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-25-101-008 12/14/2023 27 401 200,000 50,232
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 55 149,768 93,772 1.597



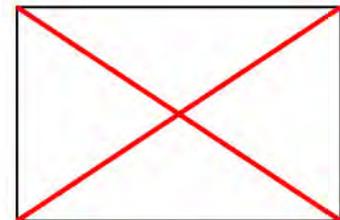
953 NW BRIDGE ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-480-019 10/24/2023 27 401 145,000 48,874
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 53 96,126 90,426 1.063



824 NW FIRST ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-23-482-003 10/24/2023 27 401 251,000 84,259
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 55 166,741 116,481 1.431

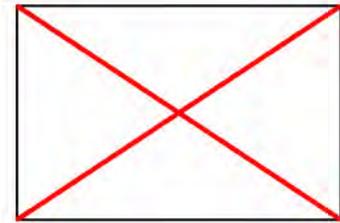


758 NW LAKE MICHIGAN DR
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-25-155-001 08/31/2023 27 401 272,000 57,967
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 55 214,033 87,337 2.451

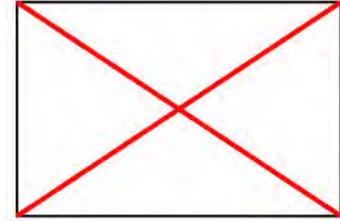


Neighborhoods Used: 27.ECF TABLE 27

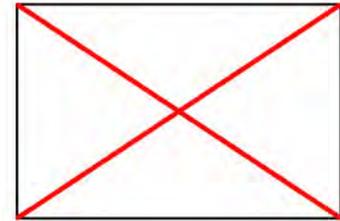
117 NW LEXINGTON AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-25-157-011 08/18/2023 27 401 275,000 44,923
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 55 230,077 95,567 2.407



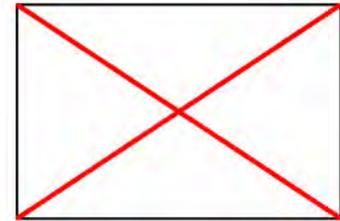
246 NW NATIONAL AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-25-110-008 06/22/2023 27 401 210,000 55,289
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 52 154,711 103,175 1.500



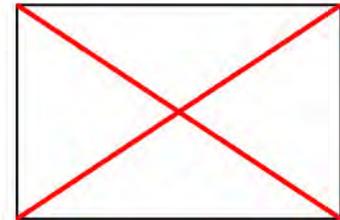
150 NW NATIONAL AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-25-152-005 05/26/2023 27 401 225,000 53,583
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 58 171,417 123,548 1.387



804 NW CHATHAM ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-231-017 04/28/2023 27 401 250,000 57,967
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 57 192,033 105,997 1.812



208 NW NATIONAL AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-25-114-004 04/17/2023 27 401 228,000 54,884
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 49 173,116 82,483 2.099



Neighborhoods Used: 28.ECF TABLE 28

731 SE SHELDON AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-31-160-023 06/06/2024 28 401 249,900 14,766
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 53 235,134 165,099 1.424



575 SE JEFFERSON AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-31-110-020 03/01/2024 28 401 115,000 13,714
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 53 101,286 61,687 1.642



727 SE LAFAYETTE AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-31-181-024 01/08/2024 28 401 205,000 24,335
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 53 180,665 117,005 1.544



500 SE SHELDON AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-31-105-001 11/10/2023 28 401 149,000 15,442
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 56 133,558 89,808 1.487



579 SE SHELDON AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-31-108-021 10/25/2023 28 401 266,650 20,779
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 56 245,871 170,063 1.446



Neighborhoods Used: 29.ECF TABLE 29

242 SW JOHN BALL PARK DR
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-376-010 03/21/2025 29 401 277,500 57,336
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 48 220,164 83,904 2.624



1109 SW PARK ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-407-023 01/29/2025 29 401 250,000 53,239
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 54 196,761 82,444 2.387



1153 SW WATSON ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-403-017 01/03/2025 29 401 290,000 51,406
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 61 238,594 115,158 2.072



1125 SW PARK ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-407-019 12/30/2024 29 401 225,000 53,741
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 54 171,259 123,500 1.387



1119 SW PARK ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-407-021 11/27/2024 29 401 193,000 53,439
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 54 139,561 74,091 1.884



200 SW RICHARDS AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-378-001 09/20/2024 29 401 290,000 56,740
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 54 233,260 162,704 1.434



233 SW GARFIELD AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-379-028 08/09/2024 29 401 315,000 55,781
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 54 259,219 139,243 1.862



1134 SW WATSON ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-405-007 07/01/2024 29 401 299,000 51,406
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 54 247,594 144,426 1.714



Neighborhoods Used: 29.ECF TABLE 29

1267 SW BUTTERWORTH ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-378-040 12/28/2023 29 401 235,000 68,656
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 54 166,344 118,064 1.409



1326 SW PARK ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-377-001 12/08/2023 29 401 255,000 50,474
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 54 204,526 85,915 2.381



217 SW RICHARDS AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-377-017 11/14/2023 29 401 263,000 63,839
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 51 199,161 140,397 1.419



101 SW MARION AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-405-015 11/03/2023 29 401 267,000 51,406
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 54 215,594 114,996 1.875



211 SW LEYDEN AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-451-022 10/10/2023 29 401 293,500 52,414
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 58 241,086 133,593 1.805



1222 SW PARK ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-379-003 09/27/2023 29 401 285,000 54,396
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 54 230,604 138,217 1.668



1125 SW WATSON ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-403-024 08/04/2023 29 401 255,000 51,406
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 54 203,594 111,992 1.818



1103 SW DAYTON ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-405-028 08/03/2023 29 401 235,000 51,406
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 54 183,594 110,876 1.656



Neighborhoods Used: 29.ECF TABLE 29

1103 SW DAYTON ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-405-028 08/03/2023 29 401 135,000 51,406
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 54 83,594 110,876 0.754



1109 SW PARK ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-407-023 07/26/2023 29 401 185,000 53,239
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 54 131,761 82,444 1.598



1134 SW WATSON ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-405-007 06/20/2023 29 401 275,000 51,406
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 54 223,594 144,426 1.548



245 SW IVES AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-376-026 06/09/2023 29 401 113,500 48,239
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 54 65,261 91,223 0.715



26 SW VALLEY AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-326-006 05/15/2023 29 401 330,000 50,151
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 54 279,849 127,735 2.191



225 SW VALLEY AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-378-022 05/15/2023 29 401 285,000 46,624
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 54 238,376 114,121 2.089



Neighborhoods Used: 30.ECF TABLE 30

1001 SW WATSON ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-404-025 03/20/2025 30 401 225,000 54,159
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 53 170,841 101,718 1.680



950 SW WATSON ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-434-003 02/13/2025 30 401 249,900 69,828
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 50 180,072 79,154 2.275



122 SW GOLD AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-25-307-006 02/05/2025 30 401 270,000 83,626
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 53 186,374 105,906 1.760



216 SW MARDELL PL
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-478-023 01/15/2025 30 401 220,000 69,722
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 49 150,278 77,033 1.951



119 SW INDIANA AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-436-017 01/10/2025 30 401 179,900 53,935
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 53 125,965 85,863 1.467



139 SW LANE AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-408-028 12/27/2024 30 401 256,000 60,267
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 53 195,733 76,363 2.563



717 SW WATSON ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-25-302-014 12/26/2024 30 401 170,000 83,643
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 53 86,357 126,797 0.681



12 SW DELONEY AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-428-003 12/16/2024 30 401 200,000 81,720
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 53 118,280 72,447 1.633



Neighborhoods Used: 30.ECF TABLE 30

851 SW HOVEY ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-428-007 11/25/2024 30 401 242,000 39,144
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 53 202,856 81,247 2.497



128 SW GOLD AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-25-307-008 11/08/2024 30 401 160,000 41,813
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 56 118,187 83,208 1.420



1023 SW PULAWSKI ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-453-019 10/23/2024 30 401 195,000 66,560
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 53 128,440 94,173 1.364



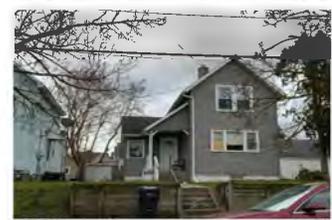
15 SW GUNNISON AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-426-013 09/24/2024 30 401 246,000 54,770
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 53 191,230 93,865 2.037



110 SW INDIANA AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-437-010 08/29/2024 30 401 305,000 51,484
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 53 253,516 92,032 2.755



908 SW PARK ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-478-001 08/02/2024 30 401 207,000 69,803
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 53 137,197 81,870 1.676



918 SW HOVEY ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-431-002 07/25/2024 30 401 259,900 57,411
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 56 202,489 115,306 1.756



1020 SW PULAWSKI ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-454-009 07/03/2024 30 401 238,000 64,333
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 53 173,667 87,642 1.982



Neighborhoods Used: 30.ECF TABLE 30

950 SW WATSON ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-434-003 06/21/2024 30 401 135,000 69,828
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 50 65,172 79,154 0.823



942 SW PARK ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-476-004 06/14/2024 30 401 224,000 63,526
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 53 160,474 99,367 1.615



742 SW WATSON ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-25-305-009 05/28/2024 30 401 240,000 78,852
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family BI-LEVEL 75 161,148 134,783 1.196



1055 SW DAYTON ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-406-015 05/22/2024 30 401 220,000 67,447
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 56 152,553 68,833 2.216



121 SW LEXINGTON AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-25-307-021 03/22/2024 30 401 207,000 83,626
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 53 123,374 69,930 1.764



148 SW INDIANA AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-441-004 03/15/2024 30 401 280,000 63,207
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 53 216,793 104,769 2.069



19 SW INDIANA AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-428-012 11/29/2023 30 401 172,000 57,111
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 53 114,889 68,890 1.668



940 SW WATSON ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-434-005 10/16/2023 30 401 307,500 69,589
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 59 237,911 155,222 1.533



Neighborhoods Used: 30.ECF TABLE 30

1017 SW HOVEY ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-402-022 08/01/2023 30 401 190,000 69,446
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 53 120,554 95,064 1.268



209 SW LANE AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-453-025 07/26/2023 30 401 185,000 45,427
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 53 139,573 82,270 1.697



239 SW LANE AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-454-014 07/07/2023 30 401 230,000 45,959
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 56 184,041 99,955 1.841



132 SW NATIONAL AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-25-306-013 06/22/2023 30 401 189,000 44,322
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 56 144,678 103,286 1.401



158 SW STRAIGHT AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-25-305-033 04/21/2023 30 401 181,300 58,619
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 53 122,681 75,789 1.619



110 SW INDIANA AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-437-010 04/05/2023 30 401 167,000 51,484
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 53 115,516 92,032 1.255



Neighborhoods Used: 30.1.ECF TABLE 30.1

337 SW INDIANA AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-482-025 02/13/2025 30.1 401 173,850 50,094
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 53 123,756 110,769 1.117



368 SW HOGADONE AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-482-020 11/07/2024 30.1 401 200,000 36,567
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 53 163,433 71,507 2.286



358 SW HOGADONE AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-483-017 09/06/2024 30.1 401 216,500 25,046
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 53 191,454 94,552 2.025



237 SW STRAIGHT AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-483-025 06/07/2024 30.1 401 179,000 27,359
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 53 151,641 66,872 2.268



322 SW HOGADONE AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-482-008 05/20/2024 30.1 401 255,000 34,983
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 59 220,017 92,865 2.369



319 SW KRAKOW PL
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-456-031 05/15/2024 30.1 401 201,000 39,915
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 53 161,085 69,418 2.321



237 SW STRAIGHT AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-483-025 02/19/2024 30.1 401 139,900 27,359
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 53 112,541 66,872 1.683



237 SW STRAIGHT AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-13-26-483-025 01/29/2024 30.1 401 125,000 27,359
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 53 97,641 66,872 1.460



Neighborhoods Used: 30.1.ECF TABLE 30.1

259 SW STRAIGHT AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-26-483-030	07/05/2023 30.1	401	241,000	57,878	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	2 STORY	53	183,122	96,983	1.888



307 SW GUNNISON AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-26-480-007	05/31/2023 30.1	401	217,770	35,536	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	53	182,234	104,795	1.739



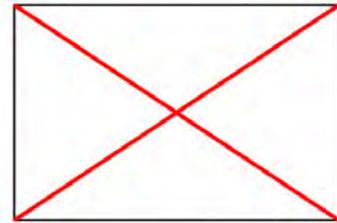
341 SW INDIANA AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-13-26-482-026	04/06/2023 30.1	401	255,000	50,094	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	50	204,906	101,534	2.018

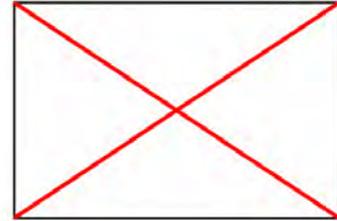


Neighborhoods Used: 31.ECF TABLE 31

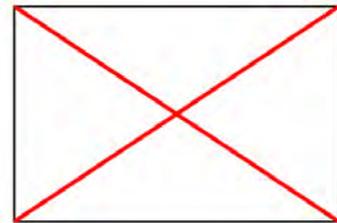
525 NE HUBBARD ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-06-207-026 01/13/2025 31 401 219,900 95,524
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 52 124,376 77,432 1.606



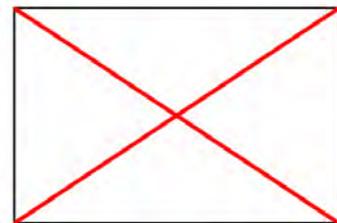
3272 NE COLLEGE AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-06-254-004 12/02/2024 31 401 375,000 89,409
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 51 285,591 134,193 2.128



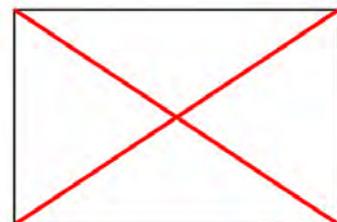
3267 NE COLLEGE AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-06-253-013 11/22/2024 31 401 305,000 90,581
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 52 214,419 101,463 2.113



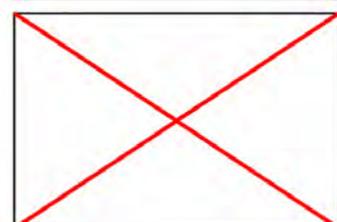
3317 NE PARIS AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-06-207-023 10/23/2024 31 401 265,000 71,753
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 52 193,247 90,882 2.126



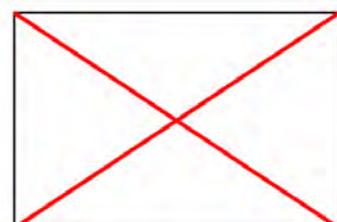
3323 NE PARIS AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-06-207-020 10/21/2024 31 401 272,000 71,795
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 49 200,205 69,328 2.888



3448 NE COLLEGE AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-06-203-014 05/10/2024 31 401 295,000 115,833
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 52 179,167 80,003 2.240



3450 NE COIT AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-06-226-019 04/26/2024 31 001 451,000 73,919
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 52 377,081 153,522 2.456
!!MULTI-PARCEL SALE!!



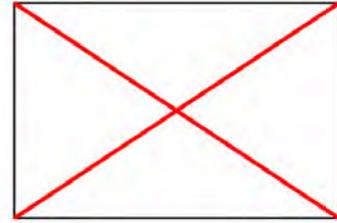
3531 NE EASTERN AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-06-226-036 02/23/2024 31 401 335,000 111,405
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family BI-LEVEL 69 223,595 156,073 1.433



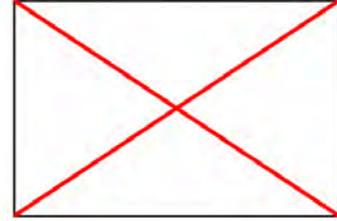
41-14-06-226-036 08/13/2007

Neighborhoods Used: 31.ECF TABLE 31

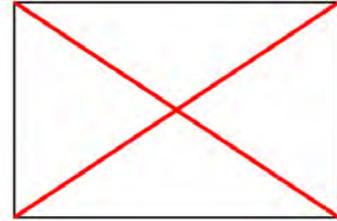
3226 NE TERRACE WALK AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-06-256-005 02/09/2024 31 401 198,000 93,062
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 52 104,938 53,164 1.974



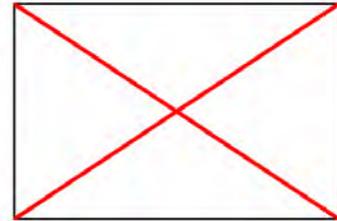
3357 NE TOWNSEND AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-06-228-024 02/02/2024 31 401 285,000 111,545
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 55 173,455 128,712 1.348



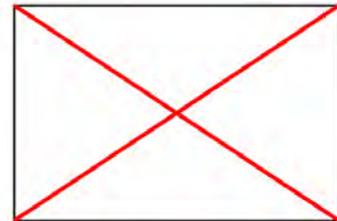
3433 NE COIT AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-06-203-025 02/02/2024 31 401 312,000 158,254
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 44 153,746 135,976 1.131



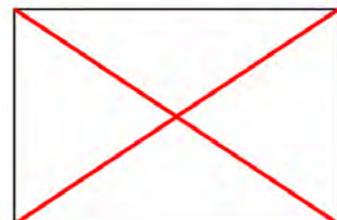
706 NE PARKWAY DR
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-06-228-005 01/08/2024 31 401 224,500 95,277
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 53 129,223 108,769 1.188



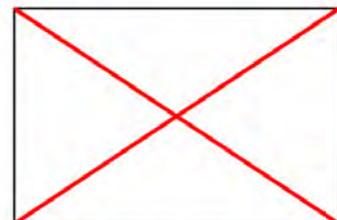
3233 NE RIVERVIEW AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-06-257-004 10/23/2023 31 401 212,000 72,117
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 46 139,883 76,621 1.826



446 NE HUBBARD ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-06-252-002 09/15/2023 31 401 305,000 93,690
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 52 211,310 128,612 1.643



3318 NE PARIS AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-06-208-008 08/31/2023 31 401 223,000 75,397
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 52 147,603 64,110 2.302



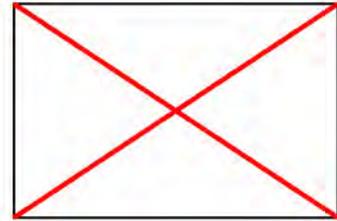
716 NE FOUR MILE RD
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-06-226-002 08/04/2023 31 401 285,300 113,274
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 52 172,026 130,365 1.320



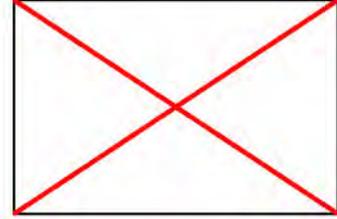
41-14-06-226-002 08/13/2007

Neighborhoods Used: 31.ECF TABLE 31

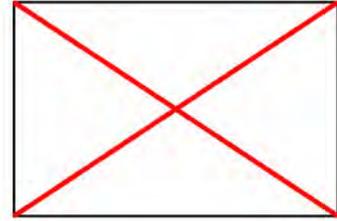
502 NE ELMDALE ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-06-206-004 08/03/2023 31 401 250,000 89,076
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 52 160,924 69,628 2.311



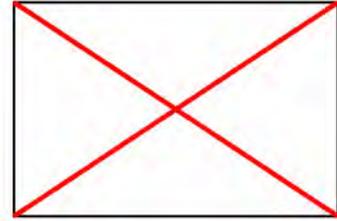
3280 NE RIVERVIEW AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-06-253-002 06/30/2023 31 401 255,000 85,753
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 52 169,247 85,489 1.980



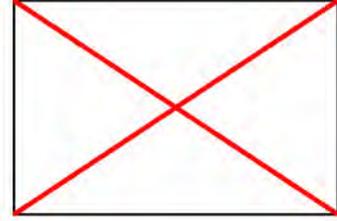
3318 NE RIVERVIEW AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-06-206-013 06/09/2023 31 401 290,000 96,964
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 56 193,036 106,911 1.806



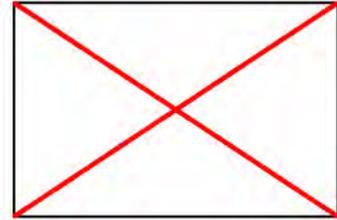
501 NE ELMDALE ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-06-202-031 06/09/2023 31 401 265,000 123,315
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 56 141,685 122,876 1.153



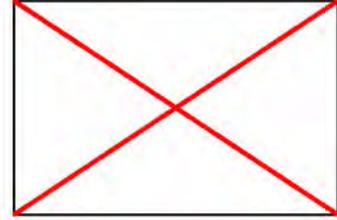
734 NE PARKWAY DR
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-06-228-009 05/24/2023 31 401 320,500 107,603
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 56 212,897 126,294 1.686



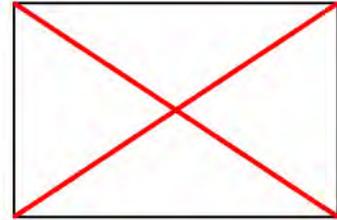
737 NE HUBBARD ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-06-276-015 05/23/2023 31 401 305,000 92,713
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 55 212,287 140,513 1.511



3267 NE PARIS AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-06-254-009 05/15/2023 31 401 145,000 89,409
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 51 55,591 55,892 0.995



3423 NE COIT AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-06-203-026 05/05/2023 31 401 406,500 154,773
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 55 251,727 151,602 1.660



Neighborhoods Used: 32.ECF TABLE 32

3429 NE WATERFORD CT

Parcel Number	**	Valid Sale	**	Class	AdjSalePrice	LandValue
41-14-05-103-028		01/16/2025	32	401	320,000	69,434
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	2 STORY	67	250,566	190,091	1.318	



41-14-05-103-028 08/13/2007

1261 NE PARKWAY DR

Parcel Number	**	Valid Sale	**	Class	AdjSalePrice	LandValue
41-14-05-213-015		01/15/2025	32	401	307,000	82,472
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1 STORY	69	224,528	138,747	1.618	



41-14-05-213-015 08/09/2007

1054 NE FOUR MILE RD

Parcel Number	**	Valid Sale	**	Class	AdjSalePrice	LandValue
41-14-05-126-005		11/18/2024	32	401	330,000	91,666
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1 STORY	61	238,334	152,891	1.559	



41-14-05-126-005 08/13/2007

924 NE NORTH PARK CT

Parcel Number	**	Valid Sale	**	Class	AdjSalePrice	LandValue
41-14-05-126-032		10/02/2024	32	401	270,000	73,356
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1 STORY WO	67	196,644	133,638	1.471	



41-14-05-153-032 08/09/2007

1140 NE ELMDALE ST

Parcel Number	**	Valid Sale	**	Class	AdjSalePrice	LandValue
41-14-05-178-020		08/19/2024	32	401	355,000	79,398
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1 STORY	64	275,602	158,169	1.742	



3437 NE ASSUMPTION DR

Parcel Number	**	Valid Sale	**	Class	AdjSalePrice	LandValue
41-14-05-126-014		08/01/2024	32	401	275,000	86,691
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1 STORY WO	62	188,309	160,125	1.176	



41-14-05-126-014 08/09/2007

3540 NE FULLER AVE

Parcel Number	**	Valid Sale	**	Class	AdjSalePrice	LandValue
41-14-05-212-023		06/14/2024	32	401	324,900	76,003
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	TRI-LEVEL	69	248,897	157,930	1.576	



41-14-05-212-023 08/09/2007

3421 NE FULLER AVE

Parcel Number	**	Valid Sale	**	Class	AdjSalePrice	LandValue
41-14-05-211-004		05/17/2024	32	401	320,000	67,204
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.	
Single Family	1 STORY	69	252,796	119,541	2.115	



41-14-05-211-004 08/09/2007

Neighborhoods Used: 32.ECF TABLE 32

3512 NE WILLIAMSON AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-05-102-011 04/30/2024 32 401 317,000 78,910
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 63 238,090 149,233 1.595



41-14-05-102-011 08/13/2007

3423 NE ASSUMPTION DR
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-05-126-015 04/15/2024 32 401 500,000 87,139
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family TRI-LEVEL 66 412,861 362,417 1.139



41-14-05-126-015 08/09/2007

1206 NE ELMDALE ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-05-202-001 03/25/2024 32 401 378,000 81,517
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family TRI-LEVEL 64 296,483 191,018 1.552



41-14-05-202-001 08/09/2007

3511 NE AUBURN AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-05-212-015 03/14/2024 32 401 335,000 72,351
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 69 262,649 145,799 1.801



41-14-05-212-015 08/09/2007

820 NE FOUR MILE RD
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-05-101-001 11/29/2023 32 401 305,000 96,448
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY DL 62 208,552 196,941 1.059



3511 NE FULLER AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-05-211-015 11/27/2023 32 401 251,500 66,778
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 66 184,722 125,088 1.477



41-14-05-211-015 08/09/2007

3324 NE STATESMAN CT
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-05-176-016 11/13/2023 32 401 315,000 73,642
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 70 241,358 149,073 1.619



3428 NE ASSUMPTION DR
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-05-126-022 11/10/2023 32 401 365,000 86,107
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family BI-LEVEL 65 278,893 173,127 1.611



Neighborhoods Used: 32.ECF TABLE 32

3416 NE WATERFORD CT

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-14-05-103-038	11/03/2023 32	401	325,000	74,380	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	2 STORY	66	250,620	156,741	1.599



41-14-05-103-038 08/13/2007

1020 NE FOUR MILE RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-14-05-126-006	09/28/2023 32	401	370,000	96,565	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	2 STORY WO	70	273,435	187,989	1.455



41-14-05-126-006 08/13/2007

912 NE NORTH PARK CT

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-14-05-153-034	08/31/2023 32	401	330,000	75,333	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1 STORY WO	90	254,667	218,212	1.167



1027 NE NORTH PARK ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-14-05-176-027	07/07/2023 32	401	300,000	70,680	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1 STORY WO	70	229,320	167,481	1.369



41-14-05-176-027 08/13/2007

3428 NE ASSUMPTION DR

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-14-05-126-022	06/02/2023 32	401	200,000	86,107	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	BI-LEVEL	65	113,893	173,127	0.658



3240 NE CHENEY AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-14-05-153-043	04/13/2023 32	401	274,000	123,155	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1 STORY	70	150,845	106,423	1.417



41-14-05-153-043 08/09/2007

Neighborhoods Used: 33.ECF TABLE 33

3101 NE DORAIS DR

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-14-04-326-007	06/12/2023 33	401	440,000	116,171	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1 STORY WO	71	323,829	240,646	1.346



04:02 PM

DB: Real26

Neighborhoods Used: 34.ECF TABLE 34

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-14-06-429-028	02/28/2025 34	401	220,000	62,376	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1 STORY	52	157,624	92,124	1.711



41-14-06-429-028 08/10/2007

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-14-06-429-003	02/14/2025 34	401	181,000	64,115	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1 STORY	52	116,885	51,987	2.248



41-14-06-429-003 08/10/2007

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-14-06-451-017	09/06/2024 34	401	201,000	55,181	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1 STORY	51	145,819	72,298	2.017



41-14-06-451-017 08/10/2007

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-14-06-454-001	05/31/2024 34	401	250,000	39,928	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	51	210,072	110,244	1.906



41-14-06-454-001 08/10/2007

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-14-06-453-012	05/15/2024 34	401	285,000	44,608	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	2 STORY	51	240,392	98,147	2.449



Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-14-06-403-015	04/09/2024 34	401	228,000	65,350	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	52	162,650	90,748	1.792



41-14-06-403-015 08/10/2007

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-14-06-403-018	03/25/2024 34	401	218,000	64,550	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1 STORY	52	153,450	78,193	1.962



41-14-06-403-018 08/10/2007

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-14-06-429-010	12/29/2023 34	401	260,000	62,745	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	49	197,255	103,162	1.912



41-14-06-429-010 08/10/2007

Neighborhoods Used: 34.ECF TABLE 34

2832 NE COIT AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-14-06-457-034	11/08/2023 34	401	289,900	57,322	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	54	232,578	114,299	2.035



41-14-06-457-034 08/10/2007

658 NE LAMBERTON ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-14-06-429-010	09/05/2023 34	401	180,000	62,745	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	49	117,255	103,162	1.137



41-14-06-429-010 08/10/2007

3012 NE COIT AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-14-06-403-003	08/31/2023 34	401	208,500	66,950	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1 STORY	51	141,550	73,019	1.939



41-14-06-403-003 08/10/2007

450 NE WHITNEY CT

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-14-06-456-025	08/29/2023 34	401	250,000	100,800	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	48	149,200	76,973	1.938



3056 NE EFFIE PL

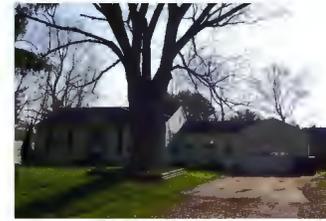
Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-14-06-428-003	04/27/2023 34	401	255,000	67,809	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1 STORY	51	187,191	98,731	1.896



Neighborhoods Used: 35.ECF TABLE 35

2910 NE FOSTER AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-14-05-351-029	03/10/2025 35	401	251,900	88,153	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1 STORY	50	163,747	79,370	2.063



701 NE THREE MILE RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-14-06-479-014	03/07/2025 35	401	267,000	57,785	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	49	209,215	85,136	2.457



847 NE FOSTER CT

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-14-05-351-033	02/07/2025 35	401	215,500	86,083	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1 STORY	54	129,417	84,517	1.531



855 NE THREE MILE RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-14-05-351-056	02/07/2025 35	401	315,000	94,155	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1 STORY	53	220,845	98,984	2.231



3118 NE RICKMAN AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-14-05-330-006	01/31/2025 35	401	285,000	68,127	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	55	216,873	151,843	1.428



3117 NE WATERFORD AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-14-05-304-013	11/22/2024 35	401	276,500	85,939	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	54	190,561	93,911	2.029



3107 NE WATERFORD AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-14-05-304-014	11/15/2024 35	401	285,000	85,939	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	50	199,061	101,468	1.962



865 NE KENDALWOOD ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-14-05-301-009	10/30/2024 35	401	275,000	129,731	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1 STORY	65	145,269	119,777	1.213



Neighborhoods Used: 35.ECF TABLE 35

2906 NE BOTSFORD PL
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-06-455-009 10/29/2024 35 401 253,000 64,863
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY DL 52 188,137 111,503 1.687



2859 NE GERALD AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-06-479-029 09/20/2024 35 401 295,000 97,750
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 57 197,250 99,361 1.985



1008 NE LAMBERTON ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-05-351-067 09/06/2024 35 401 220,000 110,112
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 49 109,888 108,223 1.015



3066 NE CHENEY AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-05-351-010 08/27/2024 35 401 297,000 68,161
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 54 228,839 94,269 2.427



678 NE KENDALWOOD ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-06-427-007 08/13/2024 35 401 250,000 98,064
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 55 151,936 97,136 1.564



951 NE KENDALWOOD ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-05-326-011 06/17/2024 35 401 320,000 106,157
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY WO 59 213,843 142,854 1.497



2951 NE GERALD AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-06-479-022 05/08/2024 35 401 312,000 97,750
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 55 214,250 100,784 2.126



936 NE LAMBERTON ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-05-351-012 04/05/2024 35 401 280,000 222,603
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 47 57,397 123,922 0.463



Neighborhoods Used: 35.ECF TABLE 35

1111 NE STOKES ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-05-326-027 03/15/2024 35 401 320,000 133,575
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 56 186,425 131,006 1.423



2840 NE BOTSFORD PL
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-06-458-004 02/02/2024 35 401 315,000 64,605
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 54 250,395 107,234 2.335



786 NE BYERS ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-06-480-047 02/02/2024 35 401 345,000 124,884
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 59 220,116 178,469 1.233



621 NE THREE MILE RD
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-06-458-013 12/21/2023 35 401 300,000 58,645
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 52 241,355 130,174 1.854



907 NE LAMBERTON ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-05-305-013 12/14/2023 35 401 360,000 124,138
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family TRI-LEVEL 56 235,862 159,878 1.475



669 NE THREE MILE RD
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-06-478-019 12/01/2023 35 401 210,000 70,427
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 49 139,573 76,329 1.829



915 NE FOSTER CT
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-05-351-046 11/20/2023 35 401 240,000 78,438
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 53 161,562 82,989 1.947



2849 NE BELKNAP AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-06-477-017 11/16/2023 35 401 262,500 60,426
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 53 202,074 98,550 2.050



Neighborhoods Used: 35.ECF TABLE 35

847 NE FOSTER CT
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-05-351-033 11/15/2023 35 401 212,500 86,083
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 54 126,417 84,517 1.496



3063 NE MORLEY AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-05-330-018 11/10/2023 35 401 270,000 136,254
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 51 133,746 84,828 1.577



3190 NE COIT AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-06-426-001 11/10/2023 35 401 265,000 90,631
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 55 174,369 95,241 1.831



2932 NE BOTSFORD PL
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-06-455-003 10/30/2023 35 401 184,900 63,300
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 52 121,600 85,138 1.428



3144 NE KENDALWOOD CT
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-06-427-003 10/25/2023 35 401 257,500 63,300
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 52 194,200 111,129 1.748



2901 NE BELKNAP AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-06-477-014 10/19/2023 35 401 300,000 63,312
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1.25-1.75 STY 56 236,688 117,448 2.015



2941 NE CHENEY AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-06-480-021 10/12/2023 35 401 250,000 68,528
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 56 181,472 84,882 2.138



673 NE KENDALWOOD ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
41-14-06-426-009 10/11/2023 35 401 245,000 89,967
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 55 155,033 89,194 1.738



Neighborhoods Used: 35.ECF TABLE 35

2920 NE BELKNAP AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-14-06-479-002	09/20/2023 35	401	240,011	63,836	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1 STORY WO	52	176,175	85,571	2.059



653 NE THREE MILE RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-14-06-478-023	09/15/2023 35	401	269,900	61,426	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	49	208,474	122,884	1.697



2905 NE REMY CT

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-14-05-363-001	08/31/2023 35	401	360,000	92,659	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1 STORY DL	80	267,341	199,683	1.339



3063 NE MORLEY AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-14-05-330-018	08/25/2023 35	401	210,000	136,254	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1 STORY	51	73,746	84,828	0.869



3114 NE RICKMAN AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-14-05-330-007	08/18/2023 35	401	275,000	68,127	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1 STORY	56	206,873	109,490	1.889



2853 NE FOSTER AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-14-05-352-023	08/07/2023 35	401	252,500	83,354	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	54	169,146	91,703	1.844



641 NE THREE MILE RD

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-14-06-478-014	07/24/2023 35	401	324,000	61,426	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1 STORY	56	262,574	119,809	2.192



2900 NE BELKNAP AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-14-06-479-005	07/07/2023 35	401	295,000	94,950	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1.25-1.75 STY	53	200,050	94,526	2.116



Neighborhoods Used: 35.ECF TABLE 35

2958 NE GERALD AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-14-06-480-001	06/30/2023 35	401	260,000	71,392	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1 STORY	52	188,608	81,219	2.322



2929 NE BOTSFORD PL

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-14-06-454-012	06/16/2023 35	401	237,000	63,300	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1 STORY	52	173,700	70,926	2.449



3100 NE CHENEY AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-14-05-304-008	05/04/2023 35	401	198,000	100,905	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1 STORY	52	97,095	89,894	1.080



2910 NE CHENEY AVE

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
41-14-05-352-005	04/27/2023 35	401	235,400	88,394	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1 STORY	53	147,006	72,301	2.033



