

Township of Groveland

2024 ECF Study

NBHD	Count	SALE PRICE	ASSESSMENT	RATIO	Used ECF
F-1	0				1.250
K-3	3	\$1,551,000	\$769,310	49.60%	0.718
K-4	6	\$3,230,805	\$1,600,590	49.54%	0.724
K-5	1	\$549,000	\$264,580	48.19%	0.860
K-6	2	\$1,150,000	\$572,820	49.81%	0.820
SB1	107	\$38,558,150	\$18,996,400	49.27%	1.030
STR	0				1.000
SWP	6	\$3,106,900	\$1,545,460	49.74%	0.810
Totals:	125	\$48,145,855	\$23,749,160		

2 Year Sale Ratio:

49.33%

*Sale Study Period: 4/01/2021-03/31/2023

2 Year

Parcel Number	Street Address	Sale Date	Property Class	Terms of Sale	NBHD	Sale Price	Cur. Asmnt.	Ratio	\$/Sq.Ft.	Floor Area	Building Style
G -02-26-201-007	202 ASTOR KNOLLS DR	10/4/2022	407	03-ARM'S LENGTH	K-3	\$460,000	\$229,680	49.93	\$185.15	2,125	Ranch
G -02-26-201-025	312 DOGWOOD LN	12/13/2021	407	03-ARM'S LENGTH	K-3	\$619,000	\$310,850	50.22	\$135.83	4,095	Colonial/2Sty
G -02-26-201-035	507 BLUEBIRD TRL	5/3/2021	407	03-ARM'S LENGTH	K-3	\$472,000	\$228,780	48.47	\$142.33	2,880	Colonial/2Sty
G -02-08-476-003	15600 PINE RIDGE DR	10/28/2021	407	03-ARM'S LENGTH	K-4	\$479,405	\$229,800	47.93	\$152.16	2,703	Colonial/2Sty
G -02-08-476-011	15299 PINE RIDGE DR	11/1/2021	407	03-ARM'S LENGTH	K-4	\$611,500	\$310,190	50.73	\$178.97	2,957	Ranch
G -02-09-351-004	15283 OAK HOLLOW DR	12/17/2021	407	03-ARM'S LENGTH	K-4	\$539,900	\$284,950	52.78	\$134.57	3,511	Colonial/2Sty
G -02-09-351-006	15317 OAK HOLLOW DR	5/13/2022	407	03-ARM'S LENGTH	K-4	\$550,000	\$260,360	47.34	\$145.83	3,397	Colonial/2Sty
G -02-09-351-009	15349 OAK HOLLOW DR	9/6/2022	407	03-ARM'S LENGTH	K-4	\$530,000	\$279,060	52.65	\$139.67	3,369	Colonial/2Sty
G -02-09-351-019	15504 OAK HOLLOW DR	6/30/2021	407	03-ARM'S LENGTH	K-4	\$520,000	\$236,230	45.43	\$175.10	2,610	Colonial/2Sty
G -02-32-127-010	18292 BUCKELL SHORES DR	5/6/2022	407	03-ARM'S LENGTH	K-5	\$549,000	\$264,580	48.19	\$198.35	2,558	Ranch
G -02-23-401-052	3500 TREFOIL TRL	9/27/2022	407	03-ARM'S LENGTH	K-6	\$450,000	\$230,910	51.31	\$179.26	2,233	Ranch
G -02-27-302-019	12820 ELK RUN PKWY	4/14/2022	407	03-ARM'S LENGTH	K-6	\$700,000	\$341,910	48.84	\$154.72	4,027	Colonial/2Sty
G -02-01-102-002	1560 N ORTONVILLE RD	2/16/2023	401	03-ARM'S LENGTH	SB1	\$260,000	\$115,490	44.42	\$80.21	2,496	BiLevel
G -02-01-200-003	12330 RAY RD	11/22/2022	401	03-ARM'S LENGTH	SB1	\$415,000	\$175,550	42.30	\$101.69	2,954	BiLevel
G -02-01-376-011	300 GROVELAND RD	11/15/2022	401	03-ARM'S LENGTH	SB1	\$233,000	\$144,190	61.88	\$68.14	2,273	BiLevel
G -02-01-451-005	811 N ORTONVILLE RD	12/1/2021	401	03-ARM'S LENGTH	SB1	\$270,000	\$119,600	44.30	\$154.66	1,392	Ranch
G -02-01-451-006	789 GROVELAND RD	5/10/2021	401	03-ARM'S LENGTH	SB1	\$272,000	\$117,610	43.24	\$172.64	1,268	Ranch
G -02-02-100-026	1320 N JOSSMAN RD	6/30/2022	401	03-ARM'S LENGTH	SB1	\$290,000	\$123,750	42.67	\$132.24	1,543	Ranch
G -02-02-200-003	2700 AUTEN RD	9/27/2022	401	03-ARM'S LENGTH	SB1	\$310,000	\$145,100	46.81	\$109.63	2,052	TriLevel/Quad
G -02-02-401-003	1143 CROUP RD	2/28/2023	401	03-ARM'S LENGTH	SB1	\$387,000	\$147,640	38.15	\$186.12	1,587	Ranch
G -02-02-452-008	880 CROUP RD	2/25/2022	401	03-ARM'S LENGTH	SB1	\$277,750	\$107,260	38.62	\$129.06	1,511	Ranch
G -02-02-476-004	2570 GROVELAND RD	10/28/2022	401	03-ARM'S LENGTH	SB1	\$300,000	\$148,960	49.65	\$117.12	1,935	Colonial/2Sty
G -02-03-100-038	1460 THAYER RD	8/4/2022	401	03-ARM'S LENGTH	SB1	\$288,500	\$148,660	51.53	\$135.58	1,532	Ranch
G -02-03-200-011	1635 N JOSSMAN RD	8/2/2021	401	03-ARM'S LENGTH	SB1	\$200,000	\$103,070	51.54	\$84.55	948	Ranch
G -02-03-200-022	3600 CHILDERS RD	8/10/2021	401	03-ARM'S LENGTH	SB1	\$340,000	\$187,430	55.13	\$103.96	2,612	Other
G -02-03-300-019	4060 GROVELAND RD	8/6/2021	401	03-ARM'S LENGTH	SB1	\$250,000	\$113,060	45.22	\$106.68	1,482	Colonial/2Sty
G -02-03-300-021	1060 GOULD LN	2/28/2023	401	03-ARM'S LENGTH	SB1	\$500,000	\$224,230	44.85	\$139.13	2,857	Ranch
G -02-03-476-020	3650 GROVELAND RD	5/17/2021	401	03-ARM'S LENGTH	SB1	\$340,000	\$207,630	61.07	\$154.84	1,718	Ranch
G -02-04-200-011	1321 THAYER RD	7/29/2022	401	03-ARM'S LENGTH	SB1	\$275,000	\$130,440	47.43	\$114.22	1,780	CapeCod

Parcel Number	Street Address	Sale Date	Property Class	Terms of Sale	NBHD	Sale Price	Cur. Asmnt.	Ratio	\$/Sq.Ft.	Floor Area	Building Style
G -02-04-300-010	5480 GROVELAND RD	7/25/2022	401	03-ARM'S LENGTH	SB1	\$281,000	\$107,600	38.29	\$186.73	1,190	Ranch
G -02-04-400-029	941 THAYER RD	12/29/2021	401	03-ARM'S LENGTH	SB1	\$285,000	\$159,120	55.83	\$104.89	1,847	Ranch
G -02-04-400-031	4700 GROVELAND RD	6/4/2021	401	03-ARM'S LENGTH	SB1	\$350,000	\$186,630	53.32	\$128.58	1,938	CapeCod
G -02-05-100-009	11180 HORTON RD	9/30/2022	401	03-ARM'S LENGTH	SB1	\$280,000	\$141,830	50.65	\$124.16	1,819	Ranch
G -02-05-100-026	11082 HORTON RD	7/29/2022	401	03-ARM'S LENGTH	SB1	\$349,900	\$144,760	41.37	\$158.83	1,893	Colonial/2Sty
G -02-05-200-011	11151 HORTON RD	7/28/2022	401	03-ARM'S LENGTH	SB1	\$240,000	\$108,010	45.00	\$116.44	1,522	Other
G -02-05-200-015	11201 HORTON RD	8/31/2022	401	03-ARM'S LENGTH	SB1	\$315,000	\$158,940	50.46	\$128.58	2,001	BiLevel
G -02-05-200-022	8351 GROVELAND RD	4/30/2021	401	03-ARM'S LENGTH	SB1	\$335,000	\$146,380	43.70	\$150.59	1,724	BiLevel
G -02-05-300-003	8162 GROVELAND RD	4/22/2021	401	03-ARM'S LENGTH	SB1	\$350,000	\$147,170	42.05	\$117.57	1,488	Bungalow
G -02-06-200-022	7477 GROVELAND RD	4/14/2021	401	03-ARM'S LENGTH	SB1	\$610,000	\$381,840	62.60	\$153.62	3,488	CapeCod
G -02-07-301-002	12416 DIXIE HWY	1/20/2023	401	03-ARM'S LENGTH	SB1	\$212,500	\$120,780	56.84	\$108.97	1,436	Ranch
G -02-07-400-007	7327 PERRYVILLE RD	6/2/2021	401	03-ARM'S LENGTH	SB1	\$380,000	\$199,530	52.51	\$105.21	2,832	BiLevel
G -02-08-402-006	310 N VAN RD	9/7/2021	401	03-ARM'S LENGTH	SB1	\$280,000	\$164,730	58.83	\$101.18	2,096	Contemporary
G -02-08-402-007	300 N VAN RD	4/22/2022	401	03-ARM'S LENGTH	SB1	\$420,000	\$223,580	53.23	\$131.59	2,539	Colonial/2Sty
G -02-09-100-017	4985 GROVELAND RD	3/7/2023	401	03-ARM'S LENGTH	SB1	\$350,000	\$172,280	49.22	\$116.53	2,329	Colonial/2Sty
G -02-10-200-009	3935 GROVELAND RD	5/4/2021	401	03-ARM'S LENGTH	SB1	\$312,500	\$160,160	51.25	\$123.10	2,152	Ranch
G -02-10-200-017	485 N JOSSMAN RD	6/9/2021	401	03-ARM'S LENGTH	SB1	\$420,000	\$227,110	54.07	\$131.38	2,691	SingleFamily
G -02-10-200-027	531 N JOSSMAN RD	10/7/2021	401	03-ARM'S LENGTH	SB1	\$271,000	\$109,040	40.24	\$114.19	1,713	BiLevel
G -02-10-426-013	3800 PERRYVILLE RD	2/16/2023	401	03-ARM'S LENGTH	SB1	\$560,000	\$334,800	59.79	\$135.31	3,602	Ranch
G -02-10-426-018	3696 PERRYVILLE RD	8/5/2022	401	03-ARM'S LENGTH	SB1	\$400,000	\$197,110	49.28	\$151.29	2,191	Colonial/2Sty
G -02-10-426-021	3660 PERRYVILLE RD	12/23/2021	401	03-ARM'S LENGTH	SB1	\$345,000	\$148,180	42.95	\$141.66	1,840	Colonial/2Sty
G -02-11-100-038	300 RISSMAN LN	2/18/2022	401	03-ARM'S LENGTH	SB1	\$300,000	\$160,110	53.37	\$149.87	1,586	BiLevel
G -02-11-100-040	750 N JOSSMAN RD	7/5/2022	401	03-ARM'S LENGTH	SB1	\$377,500	\$170,940	45.28	\$155.27	2,006	Colonial/2Sty
G -02-11-200-028	371 RISSMAN LN	2/1/2022	401	03-ARM'S LENGTH	SB1	\$310,000	\$136,860	44.15	\$187.09	1,312	Ranch
G -02-11-200-041	483 RISSMAN LN	6/24/2021	401	03-ARM'S LENGTH	SB1	\$420,000	\$219,290	52.21	\$181.47	1,976	Ranch
G -02-11-200-056	2675 GROVELAND RD	5/13/2022	401	03-ARM'S LENGTH	SB1	\$355,000	\$206,980	58.30	\$132.67	2,180	Ranch
G -02-11-351-007	131 S JOSSMAN RD	7/21/2022	401	03-ARM'S LENGTH	SB1	\$392,450	\$149,930	38.20	\$161.52	1,942	Ranch
G -02-12-201-012	361 N ORTONVILLE RD	8/23/2021	401	03-ARM'S LENGTH	SB1	\$330,000	\$159,200	48.24	\$169.61	1,466	Ranch
G -02-12-201-019	81 GROVELAND RD	2/28/2022	401	03-ARM'S LENGTH	SB1	\$324,000	\$166,300	51.33	\$139.32	1,960	Colonial/2Sty
G -02-13-100-011	550 GRANGE HALL RD	5/6/2022	401	03-ARM'S LENGTH	SB1	\$261,000	\$106,090	40.65	\$147.34	1,404	Ranch
G -02-13-100-037	305 S BRANDT RD	1/13/2023	401	03-ARM'S LENGTH	SB1	\$316,000	\$156,830	49.63	\$114.28	2,025	Colonial/2Sty
G -02-13-301-003	2200 GRANGE HALL RD	7/1/2021	401	03-ARM'S LENGTH	SB1	\$409,000	\$177,030	43.28	\$121.35	2,380	BiLevel
G -02-13-326-013	822 GRANGE HALL RD	9/29/2021	401	03-ARM'S LENGTH	SB1	\$580,000	\$269,880	46.53	\$252.26	2,006	Ranch
G -02-13-326-014	790 GRANGE HALL RD	8/13/2021	401	03-ARM'S LENGTH	SB1	\$518,000	\$232,110	44.81	\$238.11	1,863	Ranch
G -02-13-352-006	1076 BIRD RD	12/10/2021	407	03-ARM'S LENGTH	SB1	\$530,000	\$234,030	44.16	\$206.86	2,275	Colonial/2Sty
G -02-13-426-005	330 WOLFE RD	2/16/2023	401	03-ARM'S LENGTH	SB1	\$395,000	\$203,350	51.48	\$134.10	2,397	TriLevel/Quad
G -02-13-426-014	380 WOLFE RD	12/17/2021	401	03-ARM'S LENGTH	SB1	\$375,000	\$215,440	57.45	\$127.25	2,384	Colonial/2Sty
G -02-13-451-004	399 WOLFE RD	10/11/2022	401	03-ARM'S LENGTH	SB1	\$430,000	\$185,540	43.15	\$203.09	1,557	Ranch
G -02-14-476-003	2500 GRANGE HALL RD	8/5/2021	401	03-ARM'S LENGTH	SB1	\$480,000	\$209,760	43.70	\$141.65	2,604	Colonial/2Sty
G -02-14-476-007	690 FOXWOOD TRL	3/25/2022	401	03-ARM'S LENGTH	SB1	\$445,000	\$197,620	44.41	\$154.04	2,372	Colonial/2Sty
G -02-16-201-010	210 BARRON RD	5/20/2022	401	03-ARM'S LENGTH	SB1	\$370,000	\$163,080	44.08	\$147.52	1,661	Ranch
G -02-16-451-012	4822 GRANGE HALL RD	7/22/2022	401	03-ARM'S LENGTH	SB1	\$350,000	\$157,300	44.94	\$183.41	1,539	Ranch
G -02-17-127-006	25 S VAN RD	1/14/2022	401	03-ARM'S LENGTH	SB1	\$280,000	\$117,070	41.81	\$174.60	1,300	Ranch
G -02-17-300-006	6210 TRIPP RD	11/4/2021	401	03-ARM'S LENGTH	SB1	\$242,000	\$117,830	48.69	\$137.26	1,339	Ranch
G -02-17-300-050	6150 TRIPP RD	8/17/2021	401	03-ARM'S LENGTH	SB1	\$391,000	\$192,390	49.20	\$190.87	1,690	Ranch
G -02-18-326-001	13268 DIXIE HWY	8/27/2021	401	03-ARM'S LENGTH	SB1	\$232,000	\$105,070	45.29	\$123.15	1,487	Other

Parcel Number	Street Address	Sale Date	Property Class	Terms of Sale	NBHD	Sale Price	Cur. Asmnt.	Ratio	\$/Sq.Ft.	Floor Area	Building Style
G -02-18-400-053	13484 CHATEAU COVE DR	6/21/2022	407	03-ARM'S LENGTH	SB1	\$497,900	\$254,300	51.07	\$214.21	2,030	Ranch
G -02-18-400-057	13445 CHATEAU COVE DR	10/27/2022	407	03-ARM'S LENGTH	SB1	\$460,000	\$237,350	51.60	\$180.51	2,210	Colonial/2Sty
G -02-18-400-059	13485 CHATEAU COVE DR	3/3/2023	407	03-ARM'S LENGTH	SB1	\$467,000	\$284,020	60.82	\$154.47	2,577	Ranch
G -02-20-176-021	6055 TRIPP RD	5/27/2022	401	03-ARM'S LENGTH	SB1	\$489,500	\$272,240	55.62	\$173.23	2,314	Ranch
G -02-22-400-005	3650 MCGINNIS RD	6/7/2022	401	03-ARM'S LENGTH	SB1	\$465,000	\$188,440	40.52	\$187.22	2,121	Colonial/2Sty
G -02-23-476-005	1950 BIRD RD	10/21/2022	401	03-ARM'S LENGTH	SB1	\$379,000	\$170,980	45.11	\$151.66	1,910	Ranch
G -02-24-126-006	1191 BIRD RD	11/5/2021	401	03-ARM'S LENGTH	SB1	\$261,000	\$123,040	47.14	\$141.72	1,341	Bungalow
G -02-24-201-008	758 W GLASS RD	5/5/2022	401	03-ARM'S LENGTH	SB1	\$260,000	\$118,380	45.53	\$92.55	2,228	Colonial/2Sty
G -02-24-201-020	1220 MERKLE ST	5/10/2021	401	03-ARM'S LENGTH	SB1	\$345,000	\$203,550	59.00	\$74.03	3,662	Colonial/2Sty
G -02-24-276-005	1600 MADSEN DR	5/26/2021	401	03-ARM'S LENGTH	SB1	\$349,000	\$175,520	50.29	\$160.07	1,695	Ranch
G -02-24-276-007	1666 MADSEN DR	6/6/2022	401	03-ARM'S LENGTH	SB1	\$330,000	\$169,040	51.22	\$127.01	2,064	CapeCod
G -02-24-302-004	1875 BIRD RD	9/2/2022	401	03-ARM'S LENGTH	SB1	\$336,000	\$153,540	45.70	\$151.61	1,759	Colonial/2Sty
G -02-24-302-006	1831 BIRD RD	8/24/2021	401	03-ARM'S LENGTH	SB1	\$305,000	\$200,810	65.84	\$95.59	2,390	Ranch
G -02-24-400-015	1811 OAK TER	12/30/2022	401	03-ARM'S LENGTH	SB1	\$450,000	\$237,380	52.75	\$143.97	2,389	Colonial/2Sty
G -02-24-400-018	2011 OAK TER	4/22/2022	401	03-ARM'S LENGTH	SB1	\$400,000	\$188,810	47.20	\$148.15	2,205	Bungalow
G -02-24-400-021	1930 WOODSMAN DR	6/22/2022	401	03-ARM'S LENGTH	SB1	\$495,000	\$206,360	41.69	\$238.80	1,734	Colonial/2Sty
G -02-25-200-015	1220 BALD EAGLE LAKE RD	11/21/2022	401	03-ARM'S LENGTH	SB1	\$267,750	\$160,600	59.98	\$89.85	2,348	Bungalow
G -02-25-300-019	2885 BIRD RD	12/2/2022	401	03-ARM'S LENGTH	SB1	\$250,000	\$127,290	50.92	\$103.74	1,629	Mobile/Modular
G -02-25-300-023	2795 BIRD RD	10/1/2021	401	03-ARM'S LENGTH	SB1	\$395,000	\$192,330	48.69	\$176.75	1,831	Colonial/2Sty
G -02-25-401-002	1480 BALD EAGLE LAKE RD	8/6/2021	401	03-ARM'S LENGTH	SB1	\$290,000	\$110,280	38.03	\$178.64	1,343	Ranch
G -02-26-300-011	2835 JOSSMAN RD	5/17/2021	401	03-ARM'S LENGTH	SB1	\$275,000	\$142,430	51.79	\$124.54	1,761	Colonial/2Sty
G -02-26-300-013	3180 BALD EAGLE LAKE RD	8/13/2021	401	03-ARM'S LENGTH	SB1	\$355,000	\$223,480	62.95	\$120.02	2,398	Colonial/2Sty
G -02-26-400-010	3070 BIRD RD	4/7/2022	401	03-ARM'S LENGTH	SB1	\$340,000	\$131,480	38.67	\$167.65	1,556	Colonial/2Sty
G -02-26-400-012	3180 BIRD RD	6/2/2022	401	03-ARM'S LENGTH	SB1	\$261,000	\$105,640	40.48	\$151.69	1,374	Colonial/2Sty
G -02-27-100-011	2630 SILVER FOX RUN	8/5/2022	401	03-ARM'S LENGTH	SB1	\$582,000	\$227,240	39.04	\$159.28	2,717	Bungalow
G -02-27-100-038	2585 WILDWOOD RD	6/30/2021	401	03-ARM'S LENGTH	SB1	\$403,000	\$192,310	47.72	\$126.37	2,656	Colonial/2Sty
G -02-27-301-006	2980 WILDWOOD RD	11/19/2021	401	03-ARM'S LENGTH	SB1	\$750,000	\$444,240	59.23	\$292.20	2,141	Ranch
G -02-27-352-014	4320 BALD EAGLE LAKE RD	3/22/2022	401	03-ARM'S LENGTH	SB1	\$260,000	\$130,670	50.26	\$153.99	1,449	Ranch
G -02-29-451-010	15910 DIXIE HWY	4/30/2021	401	03-ARM'S LENGTH	SB1	\$380,500	\$216,650	56.94	\$145.61	2,091	Contemporary
G -02-29-451-012	15964 DIXIE HWY	2/28/2023	401	03-ARM'S LENGTH	SB1	\$387,500	\$197,150	50.88	\$171.64	1,891	Colonial/2Sty
G -02-30-476-006	7401 BUCKELL LAKE RD	12/15/2021	401	03-ARM'S LENGTH	SB1	\$280,000	\$177,550	63.41	\$109.08	1,968	Ranch
G -02-31-301-012	7049 E HOLLY RD	12/20/2022	401	03-ARM'S LENGTH	SB1	\$320,000	\$177,180	55.37	\$82.49	2,494	Colonial/2Sty
G -02-31-326-015	16291 WORDEN RD	12/15/2022	401	03-ARM'S LENGTH	SB1	\$550,000	\$352,380	64.07	\$98.12	4,539	Contemporary
G -02-31-400-004	7273 TUCKER RD	12/7/2022	401	03-ARM'S LENGTH	SB1	\$323,000	\$161,910	50.13	\$104.23	2,284	Colonial/2Sty
G -02-34-402-003	16416 GLENROCK DR	9/3/2021	401	03-ARM'S LENGTH	SB1	\$210,000	\$95,680	45.56	\$119.75	1,199	Ranch
G -02-34-402-008	16462 GLENROCK DR	8/26/2022	401	03-ARM'S LENGTH	SB1	\$379,000	\$141,970	37.46	\$162.87	1,804	TriLevel/Quad
G -02-34-427-007	9680 OAKHILL RD	1/13/2022	401	03-ARM'S LENGTH	SB1	\$405,000	\$253,220	62.52	\$88.41	3,381	Bungalow
G -02-34-476-010	10523 OAKHILL RD	2/25/2022	401	03-ARM'S LENGTH	SB1	\$267,000	\$98,980	37.07	\$127.89	1,593	Colonial/2Sty
G -02-35-302-003	9451 OAKHILL RD	7/23/2021	401	03-ARM'S LENGTH	SB1	\$277,400	\$121,580	43.83	\$159.21	1,231	Ranch
G -02-35-351-009	9783 OAKHILL RD	5/20/2021	401	03-ARM'S LENGTH	SB1	\$480,000	\$278,570	58.04	\$146.98	2,855	Other
G -02-36-200-017	3345 OAKHILL PL	2/18/2022	401	03-ARM'S LENGTH	SB1	\$400,000	\$162,450	40.61	\$157.88	2,019	Colonial/2Sty
G -02-36-300-021	8665 OAKHILL RD	9/8/2021	401	03-ARM'S LENGTH	SB1	\$510,000	\$274,260	53.78	\$192.03	2,026	Ranch
G -02-36-400-015	8179 OAKHILL RD	8/30/2021	401	03-ARM'S LENGTH	SB1	\$367,500	\$164,940	44.88	\$155.04	1,718	Colonial/2Sty
G -02-36-400-019	8527 OAKHILL RD	11/17/2021	401	03-ARM'S LENGTH	SB1	\$335,000	\$140,900	42.06	\$184.95	1,423	Ranch
G -02-13-377-008	1280 PINE DR	8/2/2021	401	03-ARM'S LENGTH	SWP	\$795,000	\$490,870	61.74	\$132.29	5,252	Colonial/2Sty
G -02-13-377-009	1320 PINE DR	8/27/2021	401	03-ARM'S LENGTH	SWP	\$429,900	\$202,730	47.16	\$133.75	2,735	Contemporary

Parcel Number	Street Address	Sale Date	Property Class	Terms of Sale	NBHD	Sale Price	Cur. Asmnt.	Ratio	\$/Sq.Ft.	Floor Area	Building Style
G -02-13-377-021	929 WHITE OAK DR	6/25/2021	401	03-ARM'S LENGTH	SWP	\$540,000	\$286,270	53.01	\$136.56	3,470	Contemporary
G -02-13-378-001	959 MAPLE RD	6/30/2021	401	03-ARM'S LENGTH	SWP	\$360,000	\$164,370	45.66	\$144.65	2,073	Colonial/2Sty
G -02-13-452-002	880 MAPLE RD	9/6/2022	401	03-ARM'S LENGTH	SWP	\$492,000	\$209,420	42.57	\$190.58	2,278	Ranch
G -02-13-452-006	843 MAPLE RD	3/7/2022	401	03-ARM'S LENGTH	SWP	\$490,000	\$191,800	39.14	\$143.25	2,986	Colonial/2Sty