

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$
19-490-008-00	3682 CREEKSIDE DR	03/12/21	\$302,500	PTA	03-ARM'S LENGTH	\$302,500
19-490-026-00	2806 CREEKSIDE DR	06/11/21	\$265,000	PTA	03-ARM'S LENGTH	\$265,000
19-490-030-00	2807 CREEKSIDE DR	12/18/20	\$212,000	PTA	03-ARM'S LENGTH	\$212,000
19-490-040-00	3681 WESTWOODS DR	07/14/20	\$265,000	PTA	03-ARM'S LENGTH	\$265,000
19-490-053-00	2848 WESTWOOD CT	07/28/21	\$295,000	WD	03-ARM'S LENGTH	\$295,000
19-490-054-00	2849 WESTWOOD CT	06/03/20	\$248,000	PTA	03-ARM'S LENGTH	\$248,000
Totals:			\$1,587,500			\$1,587,500

Asd. when Sold	Asd/Adj. Sale	Land Residual	Net Acres	Total Acres	Dollars/Acre	Dollars/SqFt
\$128,700	42.55	\$38,163	1.00	1.00	\$38,163	\$0.88
\$125,000	47.17	\$20,791	1.00	1.00	\$20,791	\$0.48
\$106,200	50.09	\$4,335	1.00	1.00	\$4,335	\$0.10
\$114,500	43.21	\$36,391	1.00	1.00	\$36,391	\$0.84
\$121,200	41.08	\$59,930	1.00	1.00	\$59,930	\$1.38
\$112,700	45.44	\$24,194	1.00	1.00	\$24,194	\$0.56
\$708,300		\$183,804	6.00	6.00		
Sale. Ratio =>	44.62		Average		Average	
Std. Dev. =>	3.33		per FF=>	#REF!	per Net Acre=>	30,634.00

Lot	\$30,000
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Actual Front	ECF Area	Liber/Page	Other Parcels in Sale	Land Table	Gravel	Paved
0.00	19490			SANDY PINES CONDOS	0	0
0.00	19490			SANDY PINES CONDOS	0	0
0.00	19490			SANDY PINES CONDOS	0	0
0.00	19490			SANDY PINES CONDOS	0	0
0.00	19490	4652/365		SANDY PINES CONDOS	0	0
0.00	19490			SANDY PINES CONDOS	0	0

**Average
per SqFt=> \$0.70**

Inspected Date	Use Code	Class	Rate Group 1	Rate Group 2	Rate Group 3
10/18/2019		407			
10/18/2019		407			
10/18/2019		407			
10/18/2019		407			
10/18/2019		407			
10/18/2019		407			
