

| Parcel Number | Street Address | Sale Date |
|--------------------|---------------------------|-----------|
| 070-003-000-006-01 | 9587 S ROGERS RD | 02/16/21 |
| 110-006-000-006-02 | 4350 NORTH GRAND LAKE HWY | 07/28/20 |
| 130-032-000-009-03 | 8457 LEER RD | 07/30/20 |
| 111-016-000-010-03 | 6557 STATE ST | 02/25/21 |

Totals:

CALEDONIA AG ECF .719

| | | |
|---|---|-----|
| Sale Date | >= 4/1/2020 AND <= 3/31/2022 | AND |
| Terms of Sale | = 03-ARM'S LENGTH OR 04-BUYERS INTEREST IN A LC OR 19-MULTI PARCEL ARM'S LENGTH | AND |
| Property Class | = AGRICULTURAL-IMPROVED OR AGRICULTURAL-VACANT | AND |
| Neighborhood | = AG 101 | AND |
| Land Tables | AG Land | AND |
| Sale Type | = Conventional | |
| Do to lack of viable sales within Caledonia Township the Assessor used sales from similar townships to calculate ECF for Agricultural Class Metz 070 parcel prefix Posen 110 & 111 parcel prefix Pulawski 130 parcel prefix | | |

| Sale Price | Instr. | Terms of Sale | Adj. Sale \$ | Cur. Asmnt. | Asd/Adj. Sale | Cur. Appraisal |
|------------|--------|-----------------|--------------|-------------|---------------|----------------|
| \$160,000 | WD | 03-ARM'S LENGTH | \$160,000 | \$71,100 | 44.44 | \$142,145 |
| \$199,900 | WD | 03-ARM'S LENGTH | \$199,900 | \$98,100 | 49.07 | \$194,936 |
| \$48,000 | WD | 03-ARM'S LENGTH | \$48,000 | \$24,800 | 51.67 | \$49,651 |
| \$36,400 | WD | 03-ARM'S LENGTH | \$36,400 | \$17,000 | 46.70 | \$37,201 |

| | | | | | | |
|------------------|--|--|------------------|--------------------------|--------------|------------------|
| \$444,300 | | | \$444,300 | \$211,000 | | \$423,933 |
| | | | | Sale. Ratio => | 47.49 | |

| Land + Yard | Bldg. Residual | Cost Man. \$ | E.C.F. | Floor Area | \$/Sq.Ft. | ECF Area |
|-------------|----------------|--------------|--------|------------|-----------|----------|
| \$57,829 | \$102,171 | \$119,767 | 0.853 | 2,972 | \$34.38 | 00001 |
| \$102,500 | \$97,400 | \$153,804 | 0.633 | 1,248 | \$78.04 | 00001 |
| \$28,520 | \$19,480 | \$29,066 | 0.670 | 600 | \$32.47 | 00001 |
| \$28,220 | \$8,180 | \$13,266 | 0.617 | 0 | #DIV/0! | 00001 |

| | | | | | | |
|--|------------------|---------------------|--------------|--|----------------------------|--------------------|
| | \$227,231 | \$315,903 | | | #DIV/0! | |
| | | E.C.F. => | 0.719 | | Std. Deviation=> | 0.108852468 |

| Dev. by Mean (%) | Building Style | Use Code | Land Value | Appr. by Eq. | Appr. Date |
|------------------|----------------|----------|------------|--------------|------------|
| 85.3081 | Farm House | | \$55,000 | No | / / |
| 25.5381 | CD | | \$99,590 | No | / / |
| 4780.5748 | Mobile Home | | \$19,520 | No | / / |
| 1.1077 | | | \$23,400 | No | / / |

71.9307

| Other Parcels in Sale | Land Table | Property Class | Building Depr. |
|-----------------------|------------|----------------|----------------|
| | Farmland | 101 | 49 |
| | AG 101 | 101 | 96 |
| | GEN AG | 101 | 43 |
| | | 101 | 0 |
