

PA&T 2006 R&O Statistics

Base Stat

State Stat Run

Type: Qualified

Date Range: 07/01/2002 to 06/30/2005 Posted Before: 02/03/2006

NUMBER of Sales:	6	MEDIAN:	53	COV:	40.44	95% Median C.I.:	38.00 to 96.77
TOTAL Sales Price:	158,000	WGT. MEAN:	53	STD:	24.80	95% Wgt. Mean C.I.:	17.69 to 87.84
TOTAL Adj.Sales Price:	158,000	MEAN:	61	AVG.ABS.DEV:	17.73	95% Mean C.I.:	35.29 to 87.35
TOTAL Assessed Value:	83,371						
AVG. Adj. Sales Price:	26,333	COD:	33.38	MAX Sales Ratio:	96.77		
AVG. Assessed Value:	13,895	PRD:	116.21	MIN Sales Ratio:	38.00		

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DATE OF SALE *

RANGE	COUNT	MEDIAN	MEAN	WGT. MEAN	COD	PRD	MIN	MAX	95% Median C.I.	Avg. Adj. Sale Price	Avg. Assd Val
<u>Qrtrs</u>											
07/01/02 TO 09/30/02											
10/01/02 TO 12/31/02	1	39.69	39.69	39.69			39.69	39.69	N/A	108,000	42,860
01/01/03 TO 03/31/03											
04/01/03 TO 06/30/03											
07/01/03 TO 09/30/03											
10/01/03 TO 12/31/03											
01/01/04 TO 03/31/04	1	87.23	87.23	87.23			87.23	87.23	N/A	3,000	2,617
04/01/04 TO 06/30/04											
07/01/04 TO 09/30/04	1	53.08	53.08	53.08			53.08	53.08	N/A	6,000	3,185
10/01/04 TO 12/31/04											
01/01/05 TO 03/31/05	2	67.39	67.39	90.06	43.61	74.83	38.00	96.77	N/A	17,500	15,760
04/01/05 TO 06/30/05	1	53.15	53.15	53.15			53.15	53.15	N/A	6,000	3,189
<u>Study Years</u>											
07/01/02 TO 06/30/03	1	39.69	39.69	39.69			39.69	39.69	N/A	108,000	42,860
07/01/03 TO 06/30/04	1	87.23	87.23	87.23			87.23	87.23	N/A	3,000	2,617
07/01/04 TO 06/30/05	4	53.12	60.25	80.63	27.69	74.73	38.00	96.77	N/A	11,750	9,473
<u>Calendar Yrs</u>											
01/01/03 TO 12/31/03											
01/01/04 TO 12/31/04	2	70.16	70.16	64.47	24.34	108.83	53.08	87.23	N/A	4,500	2,901
<u>ALL</u>											
	6	53.12	61.32	52.77	33.38	116.21	38.00	96.77	38.00 to 96.77	26,333	13,895

ASSESSOR LOCATION

RANGE	COUNT	MEDIAN	MEAN	WGT. MEAN	COD	PRD	MIN	MAX	95% Median C.I.	Avg. Adj. Sale Price	Avg. Assd Val
HAYES CENTER	6	53.12	61.32	52.77	33.38	116.21	38.00	96.77	38.00 to 96.77	26,333	13,895
<u>ALL</u>											
	6	53.12	61.32	52.77	33.38	116.21	38.00	96.77	38.00 to 96.77	26,333	13,895

LOCATIONS: URBAN, SUBURBAN & RURAL

RANGE	COUNT	MEDIAN	MEAN	WGT. MEAN	COD	PRD	MIN	MAX	95% Median C.I.	Avg. Adj. Sale Price	Avg. Assd Val
1	6	53.12	61.32	52.77	33.38	116.21	38.00	96.77	38.00 to 96.77	26,333	13,895
<u>ALL</u>											
	6	53.12	61.32	52.77	33.38	116.21	38.00	96.77	38.00 to 96.77	26,333	13,895

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STATUS: IMPROVED, UNIMPROVED & IOLL

RANGE	COUNT	MEDIAN	MEAN	WGT. MEAN	COD	PRD	MIN	MAX	95% Median C.I.	Avg. Adj. Sale Price	Avg. Assd Val
1	5	53.15	62.97	52.75	40.01	119.36	38.00	96.77	N/A	30,400	16,037
2	1	53.08	53.08	53.08			53.08	53.08	N/A	6,000	3,185
ALL	6	53.12	61.32	52.77	33.38	116.21	38.00	96.77	38.00 to 96.77	26,333	13,895

SCHOOL DISTRICT *

RANGE	COUNT	MEDIAN	MEAN	WGT. MEAN	COD	PRD	MIN	MAX	95% Median C.I.	Avg. Adj. Sale Price	Avg. Assd Val
(blank)											
15-0536											
32-0046											
43-0079	6	53.12	61.32	52.77	33.38	116.21	38.00	96.77	38.00 to 96.77	26,333	13,895
44-0008											
56-0565											
73-0017											
NonValid School											
ALL	6	53.12	61.32	52.77	33.38	116.21	38.00	96.77	38.00 to 96.77	26,333	13,895

YEAR BUILT *

RANGE	COUNT	MEDIAN	MEAN	WGT. MEAN	COD	PRD	MIN	MAX	95% Median C.I.	Avg. Adj. Sale Price	Avg. Assd Val
0 OR Blank	2	45.54	45.54	47.05	16.56	96.79	38.00	53.08	N/A	5,000	2,352
Prior TO 1860											
1860 TO 1899											
1900 TO 1919											
1920 TO 1939	3	87.23	79.05	89.52	16.67	88.31	53.15	96.77	N/A	13,333	11,935
1940 TO 1949											
1950 TO 1959											
1960 TO 1969											
1970 TO 1979											
1980 TO 1989	1	39.69	39.69	39.69			39.69	39.69	N/A	108,000	42,860
1990 TO 1994											
1995 TO 1999											
2000 TO Present											
ALL	6	53.12	61.32	52.77	33.38	116.21	38.00	96.77	38.00 to 96.77	26,333	13,895

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SALE PRICE *

RANGE	COUNT	MEDIAN	MEAN	WGT. MEAN	COD	PRD	MIN	MAX	95% Median C.I.	Avg. Adj. Sale Price	Avg. Assd Val
Low \$ _____											
1 TO 4999	2	62.62	62.62	59.10	39.31	105.95	38.00	87.23	N/A	3,500	2,068
5000 TO 9999	2	53.12	53.12	53.12	0.06	100.00	53.08	53.15	N/A	6,000	3,187
Total \$ _____											
1 TO 9999	4	53.12	57.87	55.32	23.20	104.60	38.00	87.23	N/A	4,750	2,627
30000 TO 59999	1	96.77	96.77	96.77			96.77	96.77	N/A	31,000	30,000
100000 TO 149999	1	39.69	39.69	39.69			39.69	39.69	N/A	108,000	42,860
ALL _____											
	6	53.12	61.32	52.77	33.38	116.21	38.00	96.77	38.00 to 96.77	26,333	13,895

ASSESSED VALUE *

RANGE	COUNT	MEDIAN	MEAN	WGT. MEAN	COD	PRD	MIN	MAX	95% Median C.I.	Avg. Adj. Sale Price	Avg. Assd Val
Low \$ _____											
1 TO 4999	4	53.12	57.87	55.32	23.20	104.60	38.00	87.23	N/A	4,750	2,627
Total \$ _____											
1 TO 9999	4	53.12	57.87	55.32	23.20	104.60	38.00	87.23	N/A	4,750	2,627
30000 TO 59999	2	68.23	68.23	52.42	41.84	130.17	39.69	96.77	N/A	69,500	36,430
ALL _____											
	6	53.12	61.32	52.77	33.38	116.21	38.00	96.77	38.00 to 96.77	26,333	13,895

COST RANK

RANGE	COUNT	MEDIAN	MEAN	WGT. MEAN	COD	PRD	MIN	MAX	95% Median C.I.	Avg. Adj. Sale Price	Avg. Assd Val
(blank)	2	45.54	45.54	47.05	16.56	96.79	38.00	53.08	N/A	5,000	2,352
10	2	92.00	92.00	95.93	5.19	95.90	87.23	96.77	N/A	17,000	16,308
20	2	46.42	46.42	40.39	14.50	114.91	39.69	53.15	N/A	57,000	23,024
ALL _____											
	6	53.12	61.32	52.77	33.38	116.21	38.00	96.77	38.00 to 96.77	26,333	13,895

OCCUPANCY CODE

RANGE	COUNT	MEDIAN	MEAN	WGT. MEAN	COD	PRD	MIN	MAX	95% Median C.I.	Avg. Adj. Sale Price	Avg. Assd Val
(blank)	6	53.12	61.32	52.77	33.38	116.21	38.00	96.77	38.00 to 96.77	26,333	13,895
ALL _____											
	6	53.12	61.32	52.77	33.38	116.21	38.00	96.77	38.00 to 96.77	26,333	13,895

PROPERTY TYPE *

RANGE	COUNT	MEDIAN	MEAN	WGT. MEAN	COD	PRD	MIN	MAX	95% Median C.I.	Avg. Adj. Sale Price	Avg. Assd Val
02											
03	6	53.12	61.32	52.77	33.38	116.21	38.00	96.77	38.00 to 96.77	26,333	13,895
04											
ALL _____											
	6	53.12	61.32	52.77	33.38	116.21	38.00	96.77	38.00 to 96.77	26,333	13,895