

PA&T 2007 R&O Statistics

Base Stat

Query: 5905

Type: Qualified

Date Range: 07/01/2003 to 06/30/2006 Posted Before: 01/19/2007

(!: AVTot=0)
(!: Derived)

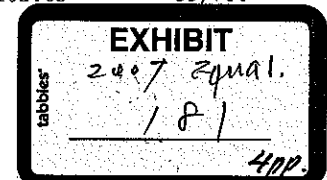
NUMBER of Sales:	26	MEDIAN:	95	COV:	28.87	95% Median C.I.:	71.56 to 102.65
TOTAL Sales Price:	1,555,362	WGT. MEAN:	93	STD:	25.93	95% Wgt. Mean C.I.:	84.72 to 100.63
TOTAL Adj. Sales Price:	1,553,362	MEAN:	90	AVG.ABS.DEV:	19.51	95% Mean C.I.:	79.34 to 100.28
TOTAL Assessed Value:	1,439,611						
AVG. Adj. Sales Price:	59,744	COD:	20.49	MAX Sales Ratio:	136.11		
AVG. Assessed Value:	55,369	PRD:	96.91	MIN Sales Ratio:	33.30		

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DATE OF SALE *	COUNT	MEDIAN	MEAN	WGT. MEAN	COD	PRD	MIN	MAX	95% Median C.I.	Avg. Adj. Sale Price	Avg. Assd Val
<u>Qtrrs</u>											
07/01/03 TO 09/30/03	1	90.87	90.87	90.87			90.87	90.87	N/A	39,500	35,893
10/01/03 TO 12/31/03	2	56.60	56.60	57.05	7.24	99.20	52.50	60.69	N/A	45,000	25,672
01/01/04 TO 03/31/04	4	54.26	61.12	94.12	47.90	64.93	33.30	102.65	N/A	96,938	91,240
04/01/04 TO 06/30/04											
07/01/04 TO 09/30/04											
10/01/04 TO 12/31/04	3	106.25	106.21	105.56	7.57	100.61	94.12	118.25	N/A	42,250	44,600
01/01/05 TO 03/31/05	1	136.11	136.11	136.11			136.11	136.11	N/A	9,000	12,250
04/01/05 TO 06/30/05	4	96.07	92.64	85.97	13.86	107.76	68.67	109.75	N/A	64,523	55,472
07/01/05 TO 09/30/05	1	92.59	92.59	92.59			92.59	92.59	N/A	27,000	25,000
10/01/05 TO 12/31/05	2	93.33	93.33	90.47	3.23	103.16	90.32	96.35	N/A	171,800	155,433
01/01/06 TO 03/31/06	3	100.00	103.77	102.71	6.20	101.03	96.35	114.95	N/A	14,533	14,927
04/01/06 TO 06/30/06	5	102.17	94.14	104.72	20.32	89.90	62.80	125.71	N/A	45,612	47,764
<u>Study Years</u>											
07/01/03 TO 06/30/04	7	60.69	64.07	87.42	33.50	73.29	33.30	102.65	33.30 to 102.65	73,893	64,600
07/01/04 TO 06/30/05	8	104.21	103.16	93.42	13.85	110.42	68.67	136.11	68.67 to 136.11	49,230	45,992
07/01/05 TO 06/30/06	11	96.35	96.48	96.45	13.37	100.03	62.80	125.71	69.56 to 114.95	58,387	56,315
<u>Calendar Yrs</u>											
01/01/04 TO 12/31/04	7	94.12	80.44	96.94	28.13	82.98	33.30	118.25	33.30 to 118.25	73,500	71,251
01/01/05 TO 12/31/05	8	94.47	98.24	89.39	13.61	109.91	68.67	136.11	68.67 to 136.11	79,711	71,250
<u>ALL</u>											
	26	95.24	89.81	92.68	20.49	96.91	33.30	136.11	71.56 to 102.65	59,744	55,369

ASSESSOR LOCATION	COUNT	MEDIAN	MEAN	WGT. MEAN	COD	PRD	MIN	MAX	95% Median C.I.	Avg. Adj. Sale Price	Avg. Assd Val
CHAMPION	3	102.17	91.30	89.30	10.64	102.24	69.56	102.17	N/A	25,333	22,622
ENDERS	2	96.30	96.30	96.15	3.85	100.15	92.59	100.00	N/A	26,000	25,000
IMPERIAL	19	94.12	88.53	92.64	23.25	95.56	33.30	136.11	62.80 to 109.75	74,255	68,790
RURAL	1	114.95	114.95	114.95			114.95	114.95	N/A	10,000	11,495
WAUNETA	1	71.56	71.56	71.56			71.56	71.56	N/A	4,500	3,220
<u>ALL</u>											
	26	95.24	89.81	92.68	20.49	96.91	33.30	136.11	71.56 to 102.65	59,744	55,369

LOCATIONS: URBAN, SUBURBAN & RURAL	COUNT	MEDIAN	MEAN	WGT. MEAN	COD	PRD	MIN	MAX	95% Median C.I.	Avg. Adj. Sale Price	Avg. Assd Val
1	25	94.12	88.81	92.53	20.67	95.97	33.30	136.11	71.56 to 102.17	61,734	57,124
3	1	114.95	114.95	114.95			114.95	114.95	N/A	10,000	11,495
<u>ALL</u>											
	26	95.24	89.81	92.68	20.49	96.91	33.30	136.11	71.56 to 102.65	59,744	55,369



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STATUS: IMPROVED, UNIMPROVED & IOILL

RANGE	COUNT	MEDIAN	MEAN	WGT. MEAN	COD	PRD	MIN	MAX	95% Median C.I.	Avg. Adj. Sale Price	Avg. Assd Val
1	21	94.12	91.55	93.04	20.17	98.40	36.95	136.11	69.56 to 106.25	71,864	66,864
2	5	96.35	82.50	80.20	22.09	102.87	33.30	114.95	N/A	8,840	7,089
<u>ALL</u>	26	95.24	89.81	92.68	20.49	96.91	33.30	136.11	71.56 to 102.65	59,744	55,369

SCHOOL DISTRICT *

RANGE	COUNT	MEDIAN	MEAN	WGT. MEAN	COD	PRD	MIN	MAX	95% Median C.I.	Avg. Adj. Sale Price	Avg. Assd Val
(blank)											
15-0010	24	95.24	89.52	92.59	20.30	96.68	33.30	136.11	69.56 to 102.65	64,119	59,370
15-0536	2	93.26	93.26	101.48	23.26	91.89	71.56	114.95	N/A	7,250	7,357
68-0020											
NonValid School											
<u>ALL</u>	26	95.24	89.81	92.68	20.49	96.91	33.30	136.11	71.56 to 102.65	59,744	55,369

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	8	93.16	81.15	82.05	24.91	98.90	33.30	114.95	33.30 to 114.95	28,911	23,721
Prior TO 1860											
1860 TO 1899											
1900 TO 1919	1	106.25	106.25	106.25			106.25	106.25	N/A	40,000	42,500
1920 TO 1939	2	102.84	102.84	84.92	32.36	121.10	69.56	136.11	N/A	19,500	16,559
1940 TO 1949	3	110.48	106.53	108.28	8.26	98.39	90.87	118.25	N/A	70,187	75,998
1950 TO 1959	2	60.59	60.59	63.41	13.34	95.54	52.50	68.67	N/A	61,500	39,000
1960 TO 1969	3	92.59	84.43	78.77	14.15	107.18	60.69	100.00	N/A	34,000	26,781
1970 TO 1979	5	102.17	105.36	103.48	6.28	101.82	94.12	125.71	N/A	92,700	95,930
1980 TO 1989	1	90.32	90.32	90.32			90.32	90.32	N/A	335,000	302,581
1990 TO 1994	1	62.80	62.80	62.80			62.80	62.80	N/A	9,000	5,652
1995 TO 1999											
2000 TO Present											
<u>ALL</u>	26	95.24	89.81	92.68	20.49	96.91	33.30	136.11	71.56 to 102.65	59,744	55,369

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SALE PRICE *											Avg. Adj.	Avg.
RANGE	COUNT	MEDIAN	MEAN	WGT. MEAN	COD	PRD	MIN	MAX	95% Median C.I.	Sale Price	Assd Val	
Low \$												
1 TO 4999	1	71.56	71.56	71.56			71.56	71.56	N/A	4,500	3,220	
5000 TO 9999	4	96.35	97.90	97.94	19.02	99.96	62.80	136.11	N/A	8,800	8,618	
Total \$												
1 TO 9999	5	96.35	92.63	94.95	20.36	97.56	62.80	136.11	N/A	7,940	7,538	
10000 TO 29999	7	102.17	93.56	96.10	14.12	97.36	33.30	114.95	33.30 to 114.95	20,500	19,700	
30000 TO 59999	9	90.87	83.88	83.88	27.47	99.99	36.95	125.71	52.50 to 118.25	39,583	33,204	
60000 TO 99999	1	68.67	68.67	68.67			68.67	68.67	N/A	83,000	57,000	
100000 TO 149999	2	100.23	100.23	100.30	10.23	99.92	89.97	110.48	N/A	130,079	130,474	
250000 TO 499999	2	96.49	96.49	96.49	6.39	99.99	90.32	102.65	N/A	335,377	323,615	
ALL	26	95.24	89.81	92.68	20.49	96.91	33.30	136.11	71.56 to 102.65	59,744	55,369	

ASSESSED VALUE *											Avg. Adj.	Avg.
RANGE	COUNT	MEDIAN	MEAN	WGT. MEAN	COD	PRD	MIN	MAX	95% Median C.I.	Sale Price	Assd Val	
Low \$												
1 TO 4999	2	52.43	52.43	43.42	36.49	120.74	33.30	71.56	N/A	8,500	3,691	
5000 TO 9999	3	96.35	85.17	84.82	11.61	100.40	62.80	96.35	N/A	8,733	7,408	
Total \$												
1 TO 9999	5	71.56	72.07	68.53	27.00	105.16	33.30	96.35	N/A	8,640	5,921	
10000 TO 29999	10	101.09	91.68	81.95	21.13	111.86	36.95	136.11	52.50 to 114.95	24,500	20,078	
30000 TO 59999	7	94.12	94.94	90.06	19.73	105.41	60.69	125.71	60.69 to 125.71	47,750	43,005	
100000 TO 149999	2	100.23	100.23	100.30	10.23	99.92	89.97	110.48	N/A	130,079	130,474	
250000 TO 499999	2	96.49	96.49	96.49	6.39	99.99	90.32	102.65	N/A	335,377	323,615	
ALL	26	95.24	89.81	92.68	20.49	96.91	33.30	136.11	71.56 to 102.65	59,744	55,369	

COST RANK											Avg. Adj.	Avg.
RANGE	COUNT	MEDIAN	MEAN	WGT. MEAN	COD	PRD	MIN	MAX	95% Median C.I.	Sale Price	Assd Val	
(blank)	7	89.97	77.06	78.99	26.33	97.56	33.30	114.95	33.30 to 114.95	29,756	23,503	
10	2	106.20	106.20	103.10	3.34	103.00	102.65	109.75	N/A	179,377	184,946	
20	17	94.12	93.13	91.78	19.57	101.48	52.50	136.11	68.67 to 110.48	58,018	53,246	
ALL	26	95.24	89.81	92.68	20.49	96.91	33.30	136.11	71.56 to 102.65	59,744	55,369	

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OCCUPANCY CODE

RANGE	COUNT	MEDIAN	MEAN	WGT. MEAN	COD	PRD	MIN	MAX	95% Median C.I.	Avg. Adj. Sale Price	Avg. Assd Val
(blank)	7	89.97	77.06	78.99	26.33	97.56	33.30	114.95	33.30 to 114.95	29,756	23,503
304	2	96.30	96.30	96.15	3.85	100.15	92.59	100.00	N/A	26,000	25,000
326	2	102.17	102.17	102.17	0.00	100.00	102.17	102.17	N/A	23,000	23,500
343	1	102.65	102.65	102.65			102.65	102.65	N/A	335,754	344,650
344	1	52.50	52.50	52.50			52.50	52.50	N/A	40,000	21,000
346	1	69.56	69.56	69.56			69.56	69.56	N/A	30,000	20,868
350	2	100.40	100.40	95.99	10.04	104.59	90.32	110.48	N/A	233,031	223,692
353	6	98.56	92.41	86.49	19.28	106.85	60.69	118.25	60.69 to 118.25	45,916	39,713
384	2	109.92	109.92	107.65	14.37	102.11	94.12	125.71	N/A	40,875	44,000
406	1	136.11	136.11	136.11			136.11	136.11	N/A	9,000	12,250
490	1	62.80	62.80	62.80			62.80	62.80	N/A	9,000	5,652
<u>ALL</u>	<u>26</u>	<u>95.24</u>	<u>89.81</u>	<u>92.68</u>	<u>20.49</u>	<u>96.91</u>	<u>33.30</u>	<u>136.11</u>	<u>71.56 to 102.65</u>	<u>59,744</u>	<u>55,369</u>

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	26	95.24	89.81	92.68	20.49	96.91	33.30	136.11	71.56 to 102.65	59,744	55,369
04											
<u>ALL</u>	<u>26</u>	<u>95.24</u>	<u>89.81</u>	<u>92.68</u>	<u>20.49</u>	<u>96.91</u>	<u>33.30</u>	<u>136.11</u>	<u>71.56 to 102.65</u>	<u>59,744</u>	<u>55,369</u>