

Ratio Study

		Final Statistics				Preliminary Statistics			
County		Median	73%	AAD	13.25%	Median	63%	AAD	11.87%
# sales	108	Mean	73%	COD	18.26%	Mean	64%	COD	18.72%
		W. Mean	70%	PRD	103.15%	W. Mean	62%	PRD	103.26%
Market Area 1		Median	73%	AAD	14.60%	Median	64%	AAD	12.98%
# sales	71	Mean	72%	COD	20.04%	Mean	65%	COD	20.26%
		W. Mean	70%	PRD	102.66%	W. Mean	63%	PRD	102.65%
Market Area 2		Median	72%	AAD	10.48%	Median	61%	AAD	9.59%
# sales	34	Mean	73%	COD	14.50%	Mean	64%	COD	15.78%
		W. Mean	71%	PRD	103.10%	W. Mean	61%	PRD	104.13%
Market Area 4		Median	72%	AAD	12.60%	Median	65%	AAD	11.44%
# sales	3	Mean	70%	COD	17.51%	Mean	64%	COD	17.49%
		W. Mean	62%	PRD	112.73%	W. Mean	57%	PRD	112.71%

Majority Land Use

95% MLU	Irrigated		Dry		Grass	
	# Sales	Median	# Sales	Median	# Sales	Median
County	65	74.75%	8	78.78%	2	43.12%
Mkt Area 1	41	78.11%	5	64.64%	2	43.12%
Mkt Area 2	22	72.26%	2	78.78%	0	N/A
Mkt Area 4	2	61.18%	1	88.21%	0	N/A

80% MLU	Irrigated		Dry		Grass	
	# Sales	Median	# Sales	Median	# Sales	Median
County	86	72.87%	9	73.58%	3	65.39%
Mkt Area 1	58	74.89%	5	64.64%	2	43.12%
Mkt Area 2	26	72.26%	3	73.58%	1	65.39%
Mkt Area 4	2	61.18%	1	88.21%	0	N/A

