

Type: Qualified

Date Range: 07/01/2007 to 06/30/2009 Posted Before: 02/15/2010

NUMBER of Sales:	398	MEDIAN:	99	COV:	24.41	95% Median C.I.:	98.81 to 99.72	(! : Derived)
TOTAL Sales Price:	36,599,130	WGT. MEAN:	98	STD:	24.65	95% Wgt. Mean C.I.:	95.76 to 99.66	
TOTAL Adj.Sales Price:	36,706,130	MEAN:	101	AVG.ABS.DEV:	9.80	95% Mean C.I.:	98.55 to 103.40	
TOTAL Assessed Value:	35,864,754							
AVG. Adj. Sales Price:	92,226	COD:	9.87	MAX Sales Ratio:	378.53			
AVG. Assessed Value:	90,112	PRD:	103.35	MIN Sales Ratio:	26.43			

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DATE OF SALE *											Avg. Adj.	Avg.
RANGE	COUNT	MEDIAN	MEAN	WGT. MEAN	COD	PRD	MIN	MAX	95% Median C.I.	Sale Price	Assd Val	
-----Qrtrs-----												
07/01/07 TO 09/30/07	75	100.02	101.91	99.96	8.47	101.95	45.82	142.42	98.75 to 101.46	87,264	87,229	
10/01/07 TO 12/31/07	43	99.03	98.94	98.34	5.44	100.62	37.90	137.23	98.22 to 100.21	79,177	77,859	
01/01/08 TO 03/31/08	37	99.16	101.98	97.71	10.50	104.37	72.75	278.10	97.10 to 100.14	93,975	91,821	
04/01/08 TO 06/30/08	60	98.91	95.84	95.73	5.98	100.11	30.08	125.00	97.12 to 99.67	87,787	84,039	
07/01/08 TO 09/30/08	59	98.46	104.34	96.97	13.14	107.60	54.62	378.53	96.83 to 99.75	94,386	91,527	
10/01/08 TO 12/31/08	43	99.62	105.32	99.17	15.19	106.20	26.43	296.32	97.43 to 100.97	97,984	97,168	
01/01/09 TO 03/31/09	27	100.47	100.98	95.32	13.53	105.93	32.40	152.02	99.41 to 105.43	100,020	95,341	
04/01/09 TO 06/30/09	54	98.85	99.19	97.34	9.20	101.90	70.62	140.11	97.20 to 100.46	102,400	99,671	
-----Study Years-----												
07/01/07 TO 06/30/08	215	99.23	99.63	98.05	7.57	101.61	30.08	278.10	98.81 to 99.79	86,947	85,255	
07/01/08 TO 06/30/09	183	99.32	102.55	97.35	12.56	105.35	26.43	378.53	98.18 to 100.04	98,427	95,818	
-----Calendar Yrs-----												
01/01/08 TO 12/31/08	199	98.97	101.55	97.26	10.95	104.42	26.43	378.53	97.97 to 99.48	93,098	90,543	
-----ALL-----												
	398	99.29	100.98	97.71	9.87	103.35	26.43	378.53	98.81 to 99.72	92,226	90,112	

VALUATION GROUP											Avg. Adj.	Avg.
RANGE	COUNT	MEDIAN	MEAN	WGT. MEAN	COD	PRD	MIN	MAX	95% Median C.I.	Sale Price	Assd Val	
01	285	99.41	101.39	98.96	7.94	102.46	26.43	378.53	99.02 to 99.89	96,799	95,788	
02	9	100.13	103.27	98.72	8.50	104.61	87.50	141.20	94.86 to 110.40	32,694	32,277	
03	8	95.91	95.52	97.88	11.41	97.59	63.87	124.96	63.87 to 124.96	53,887	52,746	
04	37	97.12	95.56	89.84	11.28	106.37	72.36	156.42	91.62 to 99.24	77,153	69,313	
05	13	96.00	97.66	88.35	13.77	110.53	72.83	144.16	84.59 to 106.18	57,630	50,916	
06	8	81.13	81.27	80.58	14.68	100.86	54.62	99.79	54.62 to 99.79	86,137	69,408	
07	10	112.39	127.61	93.11	46.82	137.05	30.08	278.10	78.21 to 207.43	25,470	23,716	
08	5	99.54	104.82	100.63	10.50	104.16	89.29	133.33	N/A	106,400	107,065	
09	23	100.94	101.86	99.55	6.74	102.32	78.93	129.41	98.67 to 103.44	144,057	143,410	
-----ALL-----												
	398	99.29	100.98	97.71	9.87	103.35	26.43	378.53	98.81 to 99.72	92,226	90,112	

STATUS: IMPROVED, UNIMPROVED & IOLL											Avg. Adj.	Avg.
RANGE	COUNT	MEDIAN	MEAN	WGT. MEAN	COD	PRD	MIN	MAX	95% Median C.I.	Sale Price	Assd Val	
1	369	99.27	100.68	97.65	9.50	103.10	26.43	378.53	98.85 to 99.67	97,172	94,891	
2	28	99.99	105.19	100.81	14.70	104.34	75.64	141.20	94.94 to 109.72	27,120	27,340	
3	1	93.81	93.81	93.81			93.81	93.81	N/A	90,000	84,429	
-----ALL-----												
	398	99.29	100.98	97.71	9.87	103.35	26.43	378.53	98.81 to 99.72	92,226	90,112	

PAD 2010 R&O Statistics

Type: Qualified

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PROPERTY TYPE *

RANGE	COUNT	MEDIAN	MEAN	WGT. MEAN	COD	PRD	MIN	MAX	95% Median C.I.	Avg. Adj. Sale Price	Avg. Assd Val
01	397	99.30	100.98	97.71	9.89	103.35	26.43	378.53	98.85 to 99.72	92,307	90,190
06	1	98.67	98.67	98.67			98.67	98.67	N/A	60,000	59,200
07											
ALL	398	99.29	100.98	97.71	9.87	103.35	26.43	378.53	98.81 to 99.72	92,226	90,112

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	10	115.59	155.10	178.23	61.38	87.02	30.08	378.53	87.50 to 278.10	1,955	3,484
5000 TO 9999	6	113.83	122.86	120.09	17.43	102.31	94.94	156.42	94.94 to 156.42	7,783	9,346
Total \$											
1 TO 9999	16	113.83	143.01	137.24	45.50	104.20	30.08	378.53	97.00 to 156.42	4,140	5,682
10000 TO 29999	44	99.71	106.19	104.56	15.91	101.57	72.75	157.33	95.97 to 110.40	20,324	21,250
30000 TO 59999	80	99.55	98.83	98.52	8.80	100.32	32.40	144.16	98.32 to 100.90	44,635	43,973
60000 TO 99999	104	99.25	99.23	98.97	5.62	100.26	73.23	127.28	98.30 to 99.93	77,844	77,045
100000 TO 149999	92	98.96	97.88	97.52	7.77	100.38	54.62	296.32	97.69 to 99.49	122,503	119,460
150000 TO 249999	51	99.32	97.65	97.74	4.71	99.90	74.96	122.04	98.27 to 100.09	185,597	181,407
250000 TO 499999	11	97.98	92.38	91.71	8.54	100.73	26.43	108.48	94.47 to 100.04	303,929	278,736
ALL	398	99.29	100.98	97.71	9.87	103.35	26.43	378.53	98.81 to 99.72	92,226	90,112

SUMMARY OF ADJUSTED PARAMETERS FOR CALCULATION FROM USER FILE

Query: 7801

What If ID: 6393

Desc: New Whatif for Query ID: 7801

<u>Strata Hdg.</u>	<u>Strata</u>	<u>Chg.Value</u>	<u>Chg.Type</u>	<u>Pct.Chg.</u>	<u>Group</u>	<u>Priority</u>
Valuation Group	05	Total	Increase	6.870	A	1