



## Custer County 21

### 2010 Analysis of Agricultural Land

What if: Market Area 3: +10.76%

#### BASE STAT Ratio Study

#### Final Statistics

#### Preliminary Statistics

County		Median	70%	AAD	15.51%
# sales	152	Mean	72%	COD	22.22%
		W. Mean	68%	PRD	106.04%

Median	65%	AAD	14.32%
Mean	64%	COD	22.06%
W. Mean	59%	PRD	107.95%

Market Area 1		Median	70%	AAD	14.87%
# sales	97	Mean	71%	COD	21.28%
		W. Mean	69%	PRD	103.92%

Median	64%	AAD	13.53%
Mean	62%	COD	21.29%
W. Mean	59%	PRD	106.00%

Market Area 2		Median	59%	AAD	1.37%
# sales	3	Mean	59%	COD	2.33%
		W. Mean	58%	PRD	100.84%

Median	48%	AAD	1.13%
Mean	49%	COD	2.34%
W. Mean	48%	PRD	100.84%

Market Area 3		Median	72%	AAD	18.78%
# sales	12	Mean	77%	COD	25.94%
		W. Mean	70%	PRD	110.03%

Median	62%	AAD	19.10%
Mean	68%	COD	31.05%
W. Mean	61%	PRD	112.05%

Market Area 4		Median	74%	AAD	11.35%
# sales	10	Mean	71%	COD	15.32%
		W. Mean	65%	PRD	108.84%

Median	67%	AAD	10.92%
Mean	65%	COD	16.33%
W. Mean	59%	PRD	110.55%

Market Area 5		Median	69%	AAD	19.07%
# sales	30	Mean	72%	COD	27.47%
		W. Mean	65%	PRD	111.31%

Median	68%	AAD	17.42%
Mean	67%	COD	25.68%
W. Mean	60%	PRD	110.99%

#### Majority Land Use

95% MLU	Irrigated		Dry		Grass	
	# Sales	Median	#	Median	# Sales	Median
County	9	74.08%	6	71.83%	65	70.69%
Mkt Area 1	5	75.34%	2	47.29%	35	71.75%
Mkt Area 2	0	N/A	0	N/A	3	58.58%
Mkt Area 3	2	49.19%	0	N/A	9	75.97%
Mkt Area 4	1	74.08%	2	65.40%	2	76.37%
Mkt Area 5	1	98.94%	2	135.39%	16	70.86%

80% MLU	Irrigated		Dry		Grass	
	# Sales	Median	#	Median	# Sales	Median
County	32	60.71%	8	69.50%	76	71.41%
Mkt Area 1	24	67.37%	4	52.44%	42	71.83%
Mkt Area 2	0	N/A	0	N/A	3	58.58%
Mkt Area 3	2	49.19%	0	N/A	10	77.86%
Mkt Area 4	1	74.08%	2	65.40%	3	74.31%
Mkt Area 5	5	46.67%	2	135.39%	18	70.86%