

PAD 2010 R&O Statistics

Query: 7882

Type: Qualified

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

NUMBER of Sales:	30	MEDIAN:	100	COV:	23.90	95% Median C.I.:	82.96 to 104.41	(!: Derived)
TOTAL Sales Price:	1,760,500	WGT. MEAN:	93	STD:	22.29	95% Wgt. Mean C.I.:	85.13 to 100.63	
TOTAL Adj.Sales Price:	1,760,500	MEAN:	93	AVG.ABS.DEV:	17.83	95% Mean C.I.:	84.96 to 101.60	
TOTAL Assessed Value:	1,635,154							
AVG. Adj. Sales Price:	58,683	COD:	17.82	MAX Sales Ratio:	135.98			
AVG. Assessed Value:	54,505	PRD:	100.43	MIN Sales Ratio:	38.37			

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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>											
07/01/07 TO 09/30/07	3	113.53	110.15	109.43	3.31	100.66	102.82	114.10	N/A	50,833	55,626
10/01/07 TO 12/31/07	6	92.98	89.47	84.39	16.13	106.01	59.22	108.28	59.22 to 108.28	59,833	50,494
01/01/08 TO 03/31/08	2	79.76	79.76	84.05	9.80	94.89	71.94	87.58	N/A	106,500	89,518
04/01/08 TO 06/30/08	2	106.56	106.56	107.76	2.84	98.89	103.53	109.59	N/A	74,500	80,280
07/01/08 TO 09/30/08	6	95.98	93.43	96.75	28.44	96.57	38.37	135.98	38.37 to 135.98	57,833	55,953
10/01/08 TO 12/31/08	6	86.29	90.66	92.10	19.86	98.43	65.72	134.42	65.72 to 134.42	50,416	46,433
01/01/09 TO 03/31/09	4	92.61	87.76	87.14	18.67	100.71	60.12	105.70	N/A	52,375	45,639
04/01/09 TO 06/30/09	1	102.96	102.96	102.96			102.96	102.96	N/A	28,000	28,829
<u>Study Years</u>											
07/01/07 TO 06/30/08	13	102.82	95.38	92.67	12.70	102.92	59.22	114.10	78.93 to 109.59	67,192	62,265
07/01/08 TO 06/30/09	17	89.61	91.68	93.09	22.92	98.48	38.37	135.98	71.87 to 107.23	52,176	48,571
<u>Calendar Yrs</u>											
01/01/08 TO 12/31/08	16	88.60	92.32	94.31	22.59	97.90	38.37	135.98	71.94 to 109.59	63,218	59,619
<u>ALL</u>											
	30	100.03	93.28	92.88	17.82	100.43	38.37	135.98	82.96 to 104.41	58,683	54,505

VALUATION GROUP

RANGE	COUNT	MEDIAN	MEAN	WGT. MEAN	COD	PRD	MIN	MAX	95% Median C.I.	Avg. Adj. Sale Price	Avg. Assd Val
01	30	100.03	93.28	92.88	17.82	100.43	38.37	135.98	82.96 to 104.41	58,683	54,505
<u>ALL</u>											
	30	100.03	93.28	92.88	17.82	100.43	38.37	135.98	82.96 to 104.41	58,683	54,505

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	29	100.69	93.48	93.43	17.87	100.05	38.37	135.98	80.82 to 105.70	55,017	51,401
2	1	87.58	87.58	87.58			87.58	87.58	N/A	165,000	144,507
<u>ALL</u>											
	30	100.03	93.28	92.88	17.82	100.43	38.37	135.98	82.96 to 104.41	58,683	54,505

PROPERTY TYPE *

RANGE	COUNT	MEDIAN	MEAN	WGT. MEAN	COD	PRD	MIN	MAX	95% Median C.I.	Avg. Adj. Sale Price	Avg. Assd Val
01	30	100.03	93.28	92.88	17.82	100.43	38.37	135.98	82.96 to 104.41	58,683	54,505
06											
07											
<u>ALL</u>											
	30	100.03	93.28	92.88	17.82	100.43	38.37	135.98	82.96 to 104.41	58,683	54,505

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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 \$-----	-----										
-----Total \$-----	-----										
10000 TO 29999	8	91.82	85.12	85.62	19.60	99.42	38.37	104.41	38.37 to 104.41	21,000	17,979
30000 TO 59999	10	101.45	94.94	93.78	18.62	101.24	59.22	135.98	60.12 to 114.10	43,200	40,511
60000 TO 99999	8	104.26	100.91	99.29	16.54	101.62	65.72	134.42	65.72 to 134.42	70,812	70,313
100000 TO 149999	1	109.59	109.59	109.59			109.59	109.59	N/A	104,000	113,971
150000 TO 249999	3	84.73	83.75	83.62	3.40	100.15	78.93	87.58	N/A	163,333	136,578
-----ALL-----	-----										
	30	100.03	93.28	92.88	17.82	100.43	38.37	135.98	82.96 to 104.41	58,683	54,505

SUMMARY OF ADJUSTED PARAMETERS FOR CALCULATION FROM USER FILE

Query: 7882

What If ID: 6464 SUB STAT

Desc: New Whatif for Query ID: 7882

<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	01	Imprvmnt	Decrease	0.000	A	1