

RESIDENTIAL IMPROVED

Type : Qualified

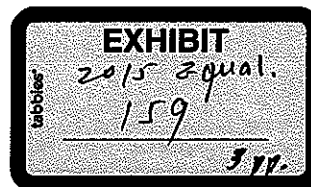
| | | | | | | | |
|--------------------------|------------|-------------|--------|-------------------|--------|----------------------|-----------------|
| Number of Sales : | 76 | Median : | 96 | COV : | 33.13 | 95% Median C.I. : | 87.94 to 101.96 |
| Total Sales Price : | 10,212,580 | Wgt. Mean : | 94 | STD : | 31.80 | 95% Wgt. Mean C.I. : | 88.47 to 99.45 |
| Total Adj. Sales Price : | 10,328,580 | Mean : | 96 | Avg.Abs.Dev : | 20.82 | 95% Mean C.I. : | 88.84 to 103.14 |
| Total Assessed Value : | 9,704,942 | | | | | | |
| Avg. Adj. Sales Price : | 135,902 | COD : | 21.78 | MAX Sales Ratio : | 277.83 | | |
| Avg. Assessed Value : | 127,697 | PRD : | 102.16 | MIN Sales Ratio : | 47.11 | | |

DATE OF SALE *

| RANGE | COUNT | MEDIAN | MEAN | WGT.MEAN | COD | PRD | MIN | MAX | 95% Median C.I. | Avg.Adj.SalePrice | Avg.AssdValue |
|--------------------------|-------|--------|--------|----------|-------|--------|-------|--------|-----------------|-------------------|---------------|
| <u>Qrtrs</u> | | | | | | | | | | | |
| 10/01/2012 To 12/31/2012 | 3 | 87.85 | 85.54 | 84.00 | 12.60 | 101.83 | 67.78 | 100.99 | N/A | 127,667 | 107,235 |
| 01/01/2013 To 03/31/2013 | 3 | 99.08 | 98.60 | 99.50 | 07.20 | 99.10 | 87.67 | 109.06 | N/A | 48,167 | 47,926 |
| 04/01/2013 To 06/30/2013 | 16 | 90.48 | 91.50 | 89.38 | 24.06 | 102.37 | 55.11 | 127.34 | 66.97 to 114.24 | 108,381 | 96,871 |
| 07/01/2013 To 09/30/2013 | 12 | 96.22 | 100.00 | 100.50 | 11.76 | 99.50 | 68.42 | 151.17 | 91.15 to 103.53 | 168,542 | 169,387 |
| 10/01/2013 To 12/31/2013 | 6 | 77.45 | 80.79 | 90.86 | 24.58 | 88.92 | 51.36 | 119.28 | 51.36 to 119.28 | 139,567 | 126,814 |
| 01/01/2014 To 03/31/2014 | 7 | 92.12 | 90.75 | 101.35 | 19.26 | 89.54 | 52.12 | 114.89 | 52.12 to 114.89 | 143,147 | 145,076 |
| 04/01/2014 To 06/30/2014 | 14 | 101.49 | 113.98 | 110.43 | 30.32 | 103.21 | 59.42 | 277.83 | 84.45 to 142.93 | 95,261 | 105,199 |
| 07/01/2014 To 09/30/2014 | 15 | 90.51 | 90.83 | 83.85 | 22.52 | 108.38 | 47.11 | 164.20 | 72.24 to 104.57 | 191,427 | 160,511 |
| <u>Study Yrs</u> | | | | | | | | | | | |
| 10/01/2012 To 09/30/2013 | 34 | 96.22 | 94.60 | 94.49 | 16.82 | 100.12 | 55.11 | 151.17 | 87.67 to 103.53 | 126,003 | 119,061 |
| 10/01/2013 To 09/30/2014 | 42 | 92.08 | 97.12 | 93.59 | 26.49 | 103.77 | 47.11 | 277.83 | 84.45 to 104.57 | 143,916 | 134,687 |
| <u>Calendar Yrs</u> | | | | | | | | | | | |
| 01/01/2013 To 12/31/2013 | 37 | 96.07 | 93.09 | 94.70 | 18.53 | 98.30 | 51.36 | 151.17 | 79.25 to 102.72 | 128,068 | 121,277 |

VALUATION GROUPING

| RANGE | COUNT | MEDIAN | MEAN | WGT.MEAN | COD | PRD | MIN | MAX | 95% Median C.I. | Avg.Adj.SalePrice | Avg.AssdValue |
|-------|-------|--------|-------|----------|-------|--------|-------|--------|-----------------|-------------------|---------------|
| 05 | 76 | 95.61 | 95.99 | 93.96 | 21.78 | 102.16 | 47.11 | 277.83 | 87.94 to 101.96 | 135,902 | 127,697 |



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RESIDENTIAL IMPROVED

Type : Qualified

| | | | | | | | |
|--------------------------|------------|-------------|--------|-------------------|--------|----------------------|-----------------|
| Number of Sales : | 76 | Median : | 96 | COV : | 33.13 | 95% Median C.I. : | 87.94 to 101.96 |
| Total Sales Price : | 10,212,580 | Wgt. Mean : | 94 | STD : | 31.80 | 95% Wgt. Mean C.I. : | 88.47 to 99.45 |
| Total Adj. Sales Price : | 10,328,580 | Mean : | 96 | Avg.Abs.Dev : | 20.82 | 95% Mean C.I. : | 88.84 to 103.14 |
| Total Assessed Value : | 9,704,942 | | | | | | |
| Avg. Adj. Sales Price : | 135,902 | COD : | 21.78 | MAX Sales Ratio : | 277.83 | | |
| Avg. Assessed Value : | 127,697 | PRD : | 102.16 | MIN Sales Ratio : | 47.11 | | |

PROPERTY TYPE *

| RANGE | COUNT | MEDIAN | MEAN | WGT.MEAN | COD | PRD | MIN | MAX | 95% Median C.I. | Avg.Adj.SalePrice | Avg.AssdValue |
|-------|-------|--------|-------|----------|-------|--------|-------|--------|-----------------|-------------------|---------------|
| 01 | 73 | 96.07 | 96.59 | 94.48 | 21.56 | 102.23 | 51.36 | 277.83 | 89.09 to 101.96 | 139,501 | 131,805 |
| 06 | 3 | 87.67 | 81.28 | 57.38 | 23.55 | 141.65 | 47.11 | 109.06 | N/A | 48,333 | 27,735 |
| 07 | | | | | | | | | | | |

SALE PRICE *

| RANGE | COUNT | MEDIAN | MEAN | WGT.MEAN | COD | PRD | MIN | MAX | 95% Median C.I. | Avg.Adj.SalePrice | Avg.AssdValue |
|----------------------------|-------|--------|--------|----------|-------|--------|-------|--------|-----------------|-------------------|---------------|
| Less Than 5,000 | | | | | | | | | | | |
| Less Than 15,000 | 2 | 94.09 | 94.09 | 96.49 | 06.82 | 97.51 | 87.67 | 100.51 | N/A | 16,000 | 15,439 |
| Less Than 30,000 | 11 | 87.67 | 106.85 | 95.52 | 38.39 | 111.86 | 52.12 | 277.83 | 65.32 to 127.34 | 24,000 | 22,924 |
| <u>Ranges Excl. Low \$</u> | | | | | | | | | | | |
| Greater Than 4,999 | 76 | 95.61 | 95.99 | 93.96 | 21.78 | 102.16 | 47.11 | 277.83 | 87.94 to 101.96 | 135,902 | 127,697 |
| Greater Than 15,000 | 74 | 95.61 | 96.04 | 93.95 | 22.18 | 102.22 | 47.11 | 277.83 | 89.09 to 101.96 | 139,143 | 130,731 |
| Greater Than 30,000 | 65 | 96.07 | 94.15 | 93.92 | 19.28 | 100.24 | 47.11 | 164.20 | 89.57 to 101.96 | 154,840 | 145,427 |
| <u>Incremental Ranges</u> | | | | | | | | | | | |
| 0 TO 4,999 | | | | | | | | | | | |
| 5,000 TO 14,999 | 2 | 94.09 | 94.09 | 96.49 | 06.82 | 97.51 | 87.67 | 100.51 | N/A | 16,000 | 15,439 |
| 15,000 TO 29,999 | 9 | 85.77 | 109.69 | 95.38 | 46.05 | 115.00 | 52.12 | 277.83 | 65.32 to 127.34 | 25,778 | 24,588 |
| 30,000 TO 59,999 | 11 | 92.12 | 94.55 | 94.61 | 26.09 | 99.94 | 57.22 | 164.20 | 59.42 to 123.99 | 50,712 | 47,979 |
| 60,000 TO 99,999 | 11 | 96.07 | 89.45 | 89.08 | 20.19 | 100.42 | 51.36 | 118.48 | 55.11 to 111.95 | 82,341 | 73,349 |
| 100,000 TO 149,999 | 14 | 97.72 | 98.26 | 99.78 | 21.89 | 98.48 | 47.11 | 151.17 | 68.42 to 117.91 | 130,150 | 129,858 |
| 150,000 TO 249,999 | 16 | 92.83 | 94.27 | 94.40 | 18.70 | 99.86 | 64.25 | 142.93 | 76.65 to 106.86 | 179,944 | 169,874 |
| 250,000 TO 499,999 | 13 | 96.55 | 93.22 | 91.86 | 11.30 | 101.48 | 64.88 | 113.22 | 73.87 to 102.21 | 299,985 | 275,551 |
| 500,000 TO 999,999 | | | | | | | | | | | |
| 1,000,000 + | | | | | | | | | | | |

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SUMMARY OF ADJUSTED PARAMETERS FOR CALCULATION FROM USER FILE

| Strata Heading | Strata | Change Value | Change Type | Percent Change |
|--------------------|--------|--------------|-------------|----------------|
| VALUATION GROUPING | 05 | Improvmt | Increase | 9.5% |

What IF