

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	
10-009-002-21		04/10/19	\$495,000	WD	03-ARM'S LENGTH	\$495,000	\$224,400	45.33	\$136,673	\$442,327	\$84,000	
10-011-010-02	3277 16TH ST	10/19/20	\$220,000	LC	03-ARM'S LENGTH	\$220,000	\$108,900	49.50	\$217,778	\$220,000	\$217,778	
10-019-006-00	2300 130TH AVE	06/05/19	\$1,289,980	LC	03-ARM'S LENGTH	\$1,289,980	\$317,700	24.63	\$646,842	\$1,114,138	\$471,000	
10-022-002-30	2958 16TH AVE	10/04/19	\$230,000	WD	03-ARM'S LENGTH	\$230,000	\$105,300	45.78	\$221,107	\$148,906	\$140,013	
10-025-006-00	126TH AVE	04/26/19	\$414,700	WD	03-ARM'S LENGTH	\$414,700	\$98,100	23.66	\$205,366	\$414,700	\$205,366	
10-028-002-20	1888 128TH AVE	10/18/19	\$475,000	WD	03-ARM'S LENGTH	\$475,000	\$204,000	42.95	\$451,341	\$146,934	\$123,275	
10-028-005-00	1934 128TH AVE	05/06/19	\$297,500	WD	03-ARM'S LENGTH	\$297,500	\$119,900	40.30	\$251,129	\$221,764	\$175,393	
10-034-002-30	1667 125TH AVE	10/16/19	\$125,000	WD	03-ARM'S LENGTH	\$125,000	\$68,600	54.88	\$144,648	\$125,000	\$144,648	
Totals:			\$3,547,180			\$3,547,180	\$1,246,900		\$2,274,884	\$2,833,769	\$1,561,473	
								Sale. Ratio =>	35.15	Average		
								Std. Dev. =>	11.21	per FF=>		

AG land Values used for 2022

