

Method	NBHD	Improve d/Vacant	Parcel Number	Terms	Sale Date	Sale Price	Adjusted Sale Price	Conf.	Liber/Page	Unadjusted Price per Acre	Total Acre	ROW	Drain	Residual Acre	Tillabl e Acre	nontil acre
	FIL-D	Vac	06-003-020-00	Arm's Length	3/30/2021	715,000	715,000	Yes	4609/138	22,441	32.85	0.99	0.00	31.86	0.00	0.00
Vacant	LEI-A	Vac	13-001-001-40	Arm's Length	8/4/2020	182,000	182,000	No	4494/362	11,077	16.61	0.18	0.00	16.43	0.00	0.00
Vacant	LEI-A	Vac	13-001-001-30	Arm's Length	7/24/2020	195,000	195,000	No	4489/84	11,491	17.55	0.58	0.00	16.97	0.00	0.00
Vacant	LEI-A	Vac	13-005-007-00	Arm's Length	6/13/2019	325,000	325,000	No	4355/557	16,857	19.77	0.49	0.00	19.28	0.00	0.00
														<u>52.68</u>		

nontil value	wet acre	wet value	Bldg Site Acre	Bldg Site Value	Building Value	Dev Acre	Residual Value	Days	Months	Time Adjustment	Adjusted Sale Price	Dev Price Per Acre	Comments	Used in 2021	% Change
-	0.00	-	0.00	-	-	31.86	715,000				715,000	22,442		13,500	
-	0.00	-	0.00	-	-	16.43	182,000				182,000	11,077			
-	0.00	-	0.00	-	-	16.97	195,000				195,000	11,491			
-	0.00	-	0.00	-	-	19.28	325,000				325,000	16,857			
											702,000	13,326		13,500	
											USE	13,500			
Developmental Land value used 2022															

Commercial/Industrial area

High density RES area

High density RES area

High density RES area