2023 LAND TABLE GCA - GOLF COURSE AREA (AVG SITE LESS THAN 1 AC)

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	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Liber/Page	Other Parcels in Sale	Land Table	Gravel	Paved	Inspected Date	Use Code	Class	Rate Group 1	Rate Group 2	Rate Group 3
20-310-042-00	3407 PALMER DR	09/15/20	$58,000	WD	03-ARM'S LENGTH	$58,000	$30,600	52.76	$61,156	$58,000	$61,156	150.7	0.0	0.60	0.60	$385	$96,828	$2.22	150.89	310	4512-628		GCA-GOLF COURSE AREA 2022	0	0	NOT INSPECTED	RES VAC	401	GOOD BACKLOT		
20-310-073-00	3308 PALMER DRIVE	02/03/21	$69,000	WD	03-ARM'S LENGTH	$69,000	$33,400	48.41	$66,872	$69,000	$66,872	164.7	0.0	0.61	0.61	$419	$113,115	$2.60	164.71	310	4576-1		GCA-GOLF COURSE AREA 2022	0	0	NOT INSPECTED	RES VAC	402	AVG BACKLOT		
20-310-074-00	3314 PALMER DRIVE	03/26/21	$72,000	WD	03-ARM'S LENGTH	$72,000	$31,300	43.47	$62,630	$72,000	$62,630	154.3	0.0	0.65	0.65	$467	$110,769	$2.54	154.26	310	4597-136		GCA-GOLF COURSE AREA 2022	0	0	1/13/2023	RES VAC	402	AVG BACKLOT		
20-310-034-00	3405 PALMER DRIVE	12/30/21	$65,000	WD	03-ARM'S LENGTH	$65,000	$19,100	29.38	$38,154	$65,000	$38,154	120.3	0.0	0.80	0.80	$540	$80,846	$1.86	120.34	310	4718-991		GCA-GOLF COURSE AREA 2022	0	0	1/13/2023	RES VAC	402	FAIR BACKLOT		
20-310-066-00	3341 PALMER DRIVE	10/09/20	$57,900	WD	03-ARM'S LENGTH	$57,900	$32,200	55.61	$64,357	$57,900	$64,357	180.1	0.0	0.86	0.86	$321	$67,326	$1.55	180.13	310	4523-924		GCA-GOLF COURSE AREA 2022	0	0	NOT INSPECTED	RES VAC	402	AVG BACKLOT		
20-310-070-00	3309 PALMER DRIVE	12/23/20	$69,000	WD	03-ARM'S LENGTH	$69,000	$37,000	53.62	$74,085	$69,000	$74,085	192.1	0.0	0.96	0.96	$359	$72,025	$1.65	192.08	310	4538-173		GCA-GOLF COURSE AREA 2022	0	0	NOT INSPECTED	RES VAC	402	AVG BACKLOT		
		Totals:	**$390,900**			**$390,900**	**$185,600**		**$367,254**	**$390,900**	**$367,254**	**962.2**		**4.48**	**4.48**																
							Sale. Ratio =>	**46.97**			**Average**			**Average**																	
							Std. Dev. =>	**5.75**			**per FF=>**	**$406**		**per Net Acre=>**	**87,234.99**		**Average per SqFt=>**	**$2.00**												

Calculated per Site Value	$65,150
Concluded Site Value	$65,200

2023 LAND TABLE GCA - GOLF COURSE AREA (LRG SITE GREATER THAN 1 AC)

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale $	Aud. when Sold	Aud/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front	ECF Area	Liber/Page	Other Parcels in Sale	Land Table	Gravel	Paved	Inspected Date	Use Code	Class	Rate Group 1	Rate Group 2	Rate Group 3
20-310-047-00	6109 RAVINES CT	12/09/20	$72,000	WD	03-ARM'S LENGTH	$72,000	$42,600	59.17	$85,163	$72,000	$85,163	203.0	0.0	1.16	1.16	$355	$61,909	$1.42	203.00	310	4554-335		GCA-GOLF COURSE AREA 2022	0	0	1/13/2023	RES VAC	401	FAIR FRONTAGE		
20-310-056-00	6122 MASTERS LANE	12/11/20	$75,000	WD	03-ARM'S LENGTH	$75,000	$30,400	40.53	$60,855	$75,000	$60,855	61.5	0.0	1.34	1.34	$1,220	$56,012	$1.29	61.47	310	4553-372		GCA-GOLF COURSE AREA 2022	0	0	NOT INSPECTED	RES VAC	402	GOOD FRONTAGE		
20-310-062-00	6104 ST ANDREWS LN	04/06/21	$73,000	WD	03-ARM'S LENGTH	$73,000	$38,200	52.33	$76,408	$73,000	$76,408	186.2	0.0	2.14	1.07	$392	$34,080	$0.78	186.18	310	4604-382		GCA-GOLF COURSE AREA 2022	0	0	NOT INSPECTED	RES VAC	402	GOOD BACKLOT		
		Totals:	**$220,000**			**$220,000**	**$111,200**		**$222,426**	**$220,000**	**$222,426**	**450.7**		**4.64**	**3.57**																
							Sale. Ratio =>	**50.55**			**Average**			**Average**			**Average**														
							Std. Dev. =>	**9.43**			**per FF=>**			**per Net Acre=>**		**47,372.95**	**per SqFt=>**													

Calculated per Site Value	$73,333
Concluded Site Value	$73,300