

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Other Parcels in Sale	ECF Area	Neighborhood
59-040-003-00	471 AMITY ST	09/05/13	\$125,000	WD	ARMS LENGTH	\$125,000	\$58,100	46.48	\$117,639		40040	AMITY FRIENDSHIP CONDOS
59-040-004-00	469 AMITY ST	03/07/12	\$150,000	WD	ARMS LENGTH	\$150,000	\$80,400	53.60	\$142,014		40040	AMITY FRIENDSHIP CONDOS
59-040-007-00	461 AMITY ST	04/13/12	\$132,250	WD	ARMS LENGTH	\$132,250	\$60,400	45.67	\$122,496		40040	AMITY FRIENDSHIP CONDOS
59-040-012-00	468 AMITY ST	04/05/13	\$120,000	WD	ARMS LENGTH	\$120,000	\$66,700	55.58	\$135,170		40040	AMITY FRIENDSHIP CONDOS
59-040-012-00	468 AMITY ST	09/03/13	\$189,000	WD	ARMS LENGTH	\$184,000	\$66,700	36.25	\$135,170		40040	AMITY FRIENDSHIP CONDOS
59-040-019-00	445 AMITY ST	12/07/12	\$150,000	WD	ARMS LENGTH	\$150,000	\$62,700	41.80	\$131,598		40040	AMITY FRIENDSHIP CONDOS
59-040-021-00	464 AMITY ST	04/29/13	\$131,000	WD	ARMS LENGTH	\$131,000	\$76,700	58.55	\$155,760		40040	AMITY FRIENDSHIP CONDOS
59-040-022-00	462 AMITY ST	06/29/12	\$155,000	WD	ARMS LENGTH	\$155,000	\$76,800	49.55	\$156,067		40040	AMITY FRIENDSHIP CONDOS
59-040-024-00	458 AMITY ST	09/14/12	\$185,000	WD	ARMS-LENGTH	\$185,000	\$85,000	45.95	\$172,794		40040	AMITY FRIENDSHIP CONDOS
59-040-025-00	456 AMITY ST	01/23/13	\$180,000	WD	ARMS LENGTH	\$180,000	\$85,500	47.50	\$180,477		40040	AMITY FRIENDSHIP CONDOS
59-045-008-00	448 AMITY ST	07/19/13	\$180,000	WD	ARMS LENGTH	\$180,000	\$81,600	45.33	\$165,818		40040	AMITY FRIENDSHIP CONDOS
59-260-014-00	484 AMITY ST	06/29/12	\$129,900	WD	ARMS LENGTH	\$129,900	\$58,500	45.03	\$118,576		40040	AMITY FRIENDSHIP CONDOS
59-075-001-00	423 CENTER ST	08/02/12	\$115,000	WD	ARMS LENGTH	\$115,000	\$65,400	56.87	\$132,263		40075	CENTER PARK PLACE
59-075-006-00	424 FREMONT ST	11/20/12	\$120,000	LC	ARMS LENGTH	\$120,000	\$67,000	55.83	\$118,500		40075	CENTER PARK PLACE
59-080-002-00	2 CIDER HILL LANE	04/17/13	\$280,000	WD	ARMS LENGTH	\$280,000	\$114,500	40.89	\$232,452		40080	CIDER HILL CONDO
59-016-040-10	201 HEIRLOOM LANE	05/29/12	\$50,000	WD	VACANT ARMS LENGTH	\$50,000	\$75,000	150.00	\$150,000		40005	DOUGLAS CENTRAL EAST
59-100-030-00	6 WALL STREET	08/05/13	\$194,000	WD	VACANT ARMS LENGTH	\$194,000	\$105,000	54.12	\$210,000	59-100-029-00	40005	DOUGLAS CENTRAL EAST
59-100-042-00	25 CHESTNUT ST	12/14/12	\$117,500	LC	ARMS LENGTH	\$117,500	\$100,100	85.19	\$184,058		40005	DOUGLAS CENTRAL EAST
59-150-022-00	33 UNION ST	05/11/12	\$248,500	WD	ARMS LENGTH	\$248,500	\$149,000	59.96	\$301,081		40005	DOUGLAS CENTRAL EAST
59-150-028-00	11 E FREMONT ST	12/14/12	\$550,000	WD	ARMS LENGTH	\$550,000	\$201,400	36.62	\$366,214		40005	DOUGLAS CENTRAL EAST
59-150-030-00	9 FREMONT ST	06/12/13	\$165,000	WD	ARMS LENGTH	\$165,000	\$66,000	40.00	\$132,000		40005	DOUGLAS CENTRAL EAST
59-150-054-00	147 MAIN ST	04/30/12	\$108,000	WD	VACANT ARMS LENGTH	\$108,000	\$68,800	63.70	\$137,500		40005	DOUGLAS CENTRAL EAST
59-150-055-00	25 RANDOLPH ST	04/18/12	\$105,000	WD	VACANT ARMS LENGTH	\$105,000	\$62,500	59.52	\$125,000		40005	DOUGLAS CENTRAL EAST
59-150-061-10	135 WASHINGTON ST	10/22/12	\$365,000	WD	ARMS LENGTH	\$365,000	\$145,300	39.81	\$265,188		40005	DOUGLAS CENTRAL EAST
59-150-065-00	149 MAIN ST	04/18/12	\$275,000	WD	ARMS LENGTH	\$275,000	\$140,600	51.13	\$285,018		40005	DOUGLAS CENTRAL EAST
59-250-007-00	97 RANDOLPH ST	06/04/13	\$270,000	WD	ARMS LENGTH	\$270,000	\$107,500	39.81	\$216,670		40005	DOUGLAS CENTRAL EAST
59-551-005-00	111 WALL ST	02/08/13	\$625,000	WD	ARMS LENGTH	\$607,000	\$245,100	40.38	\$456,830		40005	DOUGLAS CENTRAL EAST
59-120-003-00	211 OUTLOOK DR	05/17/13	\$228,000	WD	ARMS LENGTH	\$228,000	\$110,400	48.42	\$224,849		40120	DOUGLAS HARBOR VILL
59-120-010-00	211 GARDEN TERRACE	09/21/12	\$325,000	WD	ARMS-LENGTH	\$325,000	\$135,800	41.78	\$275,421		40120	DOUGLAS HARBOR VILL
59-120-011-00	211 GARDEN TERRACE	07/27/12	\$220,000	WD	ARMS LENGTH	\$220,000	\$98,300	44.68	\$200,335		40120	DOUGLAS HARBOR VILL
59-120-013-00	211 GARDEN TERRACE	07/25/12	\$200,000	WD	ARMS LENGTH	\$200,000	\$97,900	48.95	\$199,520		40120	DOUGLAS HARBOR VILL
59-120-013-00	211 GARDEN TERRACE	10/05/12	\$200,000	WD	ARMS LENGTH	\$200,000	\$97,900	48.95	\$212,269		40120	DOUGLAS HARBOR VILL
59-120-018-00	210 GARDEN TERRACE	10/18/12	\$200,000	WD	ARMS LENGTH	\$200,000	\$96,200	48.10	\$209,188		40120	DOUGLAS HARBOR VILL
59-120-020-00	200 GARDEN TERRACE	11/30/12	\$211,000	WD	ARMS LENGTH	\$211,000	\$99,400	47.11	\$216,277		40120	DOUGLAS HARBOR VILL
59-017-005-10	FERRY ST	10/12/12	\$11,500	WD	VACANT ARMS LENGTH	\$11,500	\$13,000	113.04	\$25,000		40003	DOUGLAS NORTHWEST
59-017-006-10	300 FERRY ST	12/13/11	\$297,500	WD	ARMS LENGTH	\$297,500	\$231,400	77.78	\$432,951		40003	DOUGLAS NORTHWEST
59-017-014-20	825 CAMPBELL RD	03/16/12	\$815,000	WD	ARMS LENGTH	\$815,000	\$404,600	49.64	\$726,971		40003	DOUGLAS NORTHWEST
59-450-008-00	887 S GOLFVIEW DR	11/19/12	\$365,000	WD	ARMS LENGTH	\$365,000	\$158,400	43.40	\$331,989		40003	DOUGLAS NORTHWEST
59-015-003-00	6567 WILEY RD	07/30/12	\$155,000	WD	VACANT ARMS LENGTH	\$20,383	\$11,800	57.89	\$0	20-015-022-00	40006	DOUGLAS SOUTHEAST
59-016-080-23	486 UNION ST	08/02/13	\$99,900	WD	ARMS LENGTH	\$99,900	\$66,900	66.97	\$135,059		40006	DOUGLAS SOUTHEAST
59-016-082-00	266 WILEY RD	05/10/13	\$129,000	WD	ARMS LENGTH	\$129,000	\$34,900	27.05	\$70,254		40006	DOUGLAS SOUTHEAST
59-016-089-00	271 WATER ST	07/13/12	\$366,000	WD	ARMS LENGTH	\$366,000	\$163,500	44.67	\$329,626		40006	DOUGLAS SOUTHEAST
59-016-089-10	WATER ST	06/25/12	\$70,000	WD	VACANT ARMS LENGTH	\$70,000	\$70,000	100.00	\$140,000		40006	DOUGLAS SOUTHEAST
59-021-003-13	167 WILEY RD	11/05/12	\$102,000	WD	ARMS LENGTH	\$102,000	\$65,800	64.51	\$142,891		40006	DOUGLAS SOUTHEAST
59-022-002-00	387 MOUNTAIN ASH LANE	07/13/12	\$161,000	WD	ARMS LENGTH	\$161,000	\$80,200	49.81	\$162,194		40006	DOUGLAS SOUTHEAST
59-022-004-00	391 MOUNTAIN ASH LANE	07/12/13	\$125,000	WD	ARMS-LENGTH	\$125,000	\$72,700	58.16	\$148,699		40006	DOUGLAS SOUTHEAST
59-130-005-00	150 CENTER ST	02/28/13	\$230,000	WD	ARMS LENGTH	\$230,000	\$95,900	41.70	\$197,962		40015	DOWNTOWN CONDOS
59-130-006-00	150 CENTER ST	01/04/13	\$199,000	LC	ARMS LENGTH	\$199,000	\$83,100	41.76	\$171,225		40015	DOWNTOWN CONDOS
59-130-007-00	150 CENTER ST	12/31/12	\$195,000	WD	ARMS LENGTH	\$195,000	\$83,100	42.62	\$171,225		40015	DOWNTOWN CONDOS
59-560-004-00	36 CENTER ST	05/18/13	\$180,000	WD	ARMS LENGTH	\$180,000	\$65,300	36.28	\$131,846		40015	DOWNTOWN CONDOS
59-017-098-30	6935 SECOND ST	05/24/13	\$375,000	WD	ARMS LENGTH	\$375,000	\$152,600	40.69	\$308,609		40210	FELKERS AREA
59-017-102-30	3074 LAKESIDE DR	07/26/13	\$250,000	WD	VACANT ARMS LENGTH	\$250,000	\$102,000	40.80	\$204,000		40210	FELKERS AREA
59-200-020-00	3077 PEACH ST	06/14/13	\$385,000	WD	ARMS LENGTH	\$385,000	\$131,500	34.16	\$266,062		40210	FELKERS AREA
59-210-009-00	847 CENTER ST	04/01/13	\$183,929	WD	ARMS LENGTH	\$182,429	\$77,800	42.65	\$156,599	59-017-112-00	40210	FELKERS AREA
59-210-019-00	6928 FIRST ST	05/18/12	\$223,200	WD	ARMS LENGTH	\$221,700	\$99,700	44.97	\$201,360		40210	FELKERS AREA
59-210-024-10	2ND ST	04/18/12	\$68,000	WD	VACANT ARMS LENGTH	\$68,000	\$62,500	91.91	\$125,000		40210	FELKERS AREA

ALL RES SALES 2 YR

59-210-040-00	6913 THIRD ST	10/08/12	\$352,950	WD	ARMS LENGTH	\$352,950	\$163,500	46.32	\$313,898	40210 FELKERS AREA
59-210-045-00	6926 THIRD ST	08/17/12	\$235,000	WD	ARMS LENGTH	\$235,000	\$104,100	44.30	\$210,477	40210 FELKERS AREA
59-210-047-00	6920 THIRD ST	03/25/13	\$274,000	WD	ARMS LENGTH	\$274,000	\$101,200	36.93	\$193,229	40210 FELKERS AREA
59-210-054-10	6931 FOURTH ST	09/28/12	\$248,000	WD	ARMS-LENGTH	\$248,000	\$139,700	56.33	\$283,118	40210 FELKERS AREA
59-210-059-00	3061 MAY AVE	05/17/13	\$185,000	WD	ARMS LENGTH	\$185,000	\$71,600	38.70	\$144,299	40210 FELKERS AREA
59-360-011-00	431 HARBOR LAKE DR	07/06/12	\$145,000	WD	ARMS LENGTH	\$145,000	\$71,700	49.45	\$145,797	40360 HIDDEN LAKES/CONDOS
59-510-004-00	320 BLUE STAR HWY	07/20/12	\$120,000	WD	ARMS LENGTH	\$120,000	\$65,000	54.17	\$132,096	40510 NORTHERN LIGHTS CONDOS
59-510-009-00	320 BLUE STAR HWY	05/24/13	\$98,000	WD	ARMS LENGTH	\$98,000	\$43,000	43.88	\$87,210	40510 NORTHERN LIGHTS CONDOS
59-510-010-00	320 BLUE STAR HWY	06/27/13	\$80,000	WD	ARMS LENGTH	\$80,000	\$38,000	47.50	\$77,097	40510 NORTHERN LIGHTS CONDOS
59-510-012-00	320 BLUE STAR HWY	05/10/13	\$79,000	WD	ARMS LENGTH	\$79,000	\$38,000	48.10	\$77,097	40510 NORTHERN LIGHTS CONDOS
59-510-015-00	320 BLUE STAR HWY	11/21/11	\$79,500	WD	ARMS LENGTH	\$79,500	\$63,100	79.37	\$94,404	40510 NORTHERN LIGHTS CONDOS
59-510-016-00	320 BLUE STAR HWY	05/10/13	\$75,840	WD	ARMS LENGTH	\$75,840	\$35,400	46.68	\$71,838	40510 NORTHERN LIGHTS CONDOS
59-510-017-00	320 BLUE STAR HWY	09/12/13	\$70,000	WD	ARMS LENGTH	\$70,000	\$39,000	55.71	\$78,854	40510 NORTHERN LIGHTS CONDOS
59-510-018-00	320 BLUE STAR HWY	01/14/12	\$75,000	WD	ARMS LENGTH	\$75,000	\$56,500	75.33	\$85,565	40510 NORTHERN LIGHTS CONDOS
59-510-019-00	320 BLUE STAR HWY	08/28/12	\$70,000	WD	ARMS LENGTH	\$70,000	\$46,600	66.57	\$94,404	40510 NORTHERN LIGHTS CONDOS
59-510-025-00	320 BLUE STAR HWY	03/15/13	\$120,000	WD	ARMS LENGTH	\$120,000	\$60,100	50.08	\$102,828	40510 NORTHERN LIGHTS CONDOS
59-510-026-00	320 BLUE STAR HWY	12/31/12	\$112,000	WD	ARMS LENGTH	\$112,000	\$65,500	58.48	\$111,436	40510 NORTHERN LIGHTS CONDOS
59-510-027-00	320 BLUE STAR HWY	09/11/12	\$100,000	WD	ARMS LENGTH	\$100,000	\$60,100	60.10	\$122,346	40510 NORTHERN LIGHTS CONDOS
59-510-029-00	320 BLUE STAR HWY	05/30/13	\$145,000	WD	ARMS LENGTH	\$143,000	\$50,600	35.38	\$102,828	40510 NORTHERN LIGHTS CONDOS
59-510-030-00	320 BLUE STAR HWY	07/03/12	\$132,000	WD	ARMS LENGTH	\$132,000	\$65,500	49.62	\$133,116	40510 NORTHERN LIGHTS CONDOS
59-520-008-00	343 PARKSIDE LANE	08/09/13	\$334,000	WD	ARMS LENGTH	\$334,000	\$111,600	33.41	\$227,323	40520 PARKSIDE LANDING
59-520-013-00	344 PARKSIDE LANE	03/28/12	\$242,000	WD	ARMS LENGTH	\$242,000	\$133,600	55.21	\$243,563	40520 PARKSIDE LANDING
59-780-001-00	417 SUMMER GROVE DRIVE	08/08/12	\$221,000	WD	ARMS LENGTH	\$221,000	\$98,800	44.71	\$201,116	40780 SUMMERGROVE
59-780-006-00	423 SUMMER GROVE DRIVE	11/30/12	\$225,000	WD	ARMS LENGTH	\$225,000	\$96,500	42.89	\$192,617	40780 SUMMERGROVE
59-780-019-00	449 SUMMER GROVE DRIVE	06/19/13	\$260,000	WD	ARMS LENGTH	\$260,000	\$87,000	33.46	\$177,015	40780 SUMMERGROVE
59-780-022-00	452 SUMMER GROVE DRIVE	04/18/12	\$215,000	WD	ARMS LENGTH	\$215,000	\$109,800	51.07	\$223,604	40780 SUMMERGROVE
59-780-029-00	459 SUMMER GROVE DRIVE	01/18/13	\$188,800	WD	ARMS LENGTH	\$188,800	\$101,700	53.87	\$203,799	40780 SUMMERGROVE
59-780-030-00	460 SUMMER GROVE DRIVE	05/31/13	\$237,500	WD	ARMS LENGTH	\$234,500	\$87,000	37.10	\$176,974	40780 SUMMERGROVE
59-780-031-00	462 SUMMER GROVE DRIVE	08/15/13	\$256,500	WD	ARMS LENGTH	\$256,500	\$96,500	37.62	\$196,496	40780 SUMMERGROVE
59-780-062-00	461 SUMMER GROVE DRIVE	05/31/13	\$282,500	WD	ARMS LENGTH	\$282,500	\$108,400	38.37	\$220,748	40780 SUMMERGROVE
59-780-065-00	444 SUMMER GROVE DRIVE	03/28/13	\$105,000	WD	ARMS LENGTH	\$105,000	\$56,700	54.00	\$107,762	40780 SUMMERGROVE
59-810-024-00	TOWER MARINA	09/03/13	\$10,000	WD	VACANT ARMS LENGTH	\$10,000	\$9,700	97.00	\$18,860	40810 TOWER BOAT SLIPS
59-810-025-00	TOWER MARINA	09/06/13	\$10,000	WD	VACANT ARMS LENGTH	\$10,000	\$9,700	97.00	\$18,860	40810 TOWER BOAT SLIPS
59-810-029-00	TOWER MARINA	07/30/13	\$16,000	WD	VACANT ARMS LENGTH	\$16,000	\$9,700	60.63	\$18,860	40810 TOWER BOAT SLIPS
59-800-002-00	125 HARBOR CT	05/13/13	\$221,500	WD	ARMS LENGTH	\$221,500	\$99,800	45.06	\$202,260	40800 TOWER HARBOR CONDOS
59-800-007-00	135 HARBOR CT	07/11/13	\$209,000	WD	ARMS LENGTH	\$209,000	\$98,700	47.22	\$200,142	40800 TOWER HARBOR CONDOS
59-800-009-00	141 HARBOR CT	07/19/13	\$415,000	WD	ARMS LENGTH	\$415,000	\$170,200	41.01	\$346,367	40800 TOWER HARBOR CONDOS
59-800-039-00	356 MARINERS COVE	04/10/12	\$219,000	WD	ARMS LENGTH	\$219,000	\$112,700	51.46	\$227,283	40800 TOWER HARBOR CONDOS
59-800-045-00	368 MARINERS COVE	08/10/12	\$220,000	WD	ARMS LENGTH	\$212,000	\$116,700	55.05	\$235,427	40800 TOWER HARBOR CONDOS
59-800-054-00	194 HAMILTON CT	06/05/13	\$360,000	WD	ARMS LENGTH	\$360,000	\$168,900	46.92	\$343,062	40800 TOWER HARBOR CONDOS
59-800-055-00	192 HAMILTON CT	07/23/13	\$386,000	WD	ARMS LENGTH	\$386,000	\$160,300	41.53	\$325,515	40800 TOWER HARBOR CONDOS
59-790-002-00	105 WEST SHORE WOODS	09/09/13	\$415,000	WD	ARMS LENGTH	\$415,000	\$123,200	29.69	\$250,297	40790 WEST SHORE WOODS
59-790-007-00	125 WEST SHORE WOODS	12/31/12	\$100,000	WD	VACANT ARMS LENGTH	\$100,000	\$49,500	49.50	\$93,500	40790 WEST SHORE WOODS
59-790-010-00	138 WEST SHORE WOODS	12/07/12	\$550,000	WD	ARMS LENGTH	\$550,000	\$187,100	34.02	\$380,766	40790 WEST SHORE WOODS
59-790-011-00	142 WEST SHORE WOODS	07/12/13	\$95,000	WD	ARMS LENGTH	\$95,000	\$46,800	49.26	\$93,500	40790 WEST SHORE WOODS
59-790-013-00	150 WEST SHORE WOODS	07/23/13	\$123,000	WD	VACANT ARMS LENGTH	\$123,000	\$46,800	38.05	\$93,500	40790 WEST SHORE WOODS
59-790-017-00	166 WEST SHORE WOODS	09/30/13	\$420,000	WD	ARMS LENGTH	\$420,000	\$140,700	33.50	\$286,237	40790 WEST SHORE WOODS
59-760-014-00	717 WILDERNESS RIDGE DR	03/30/12	\$325,000	WD	ARMS LENGTH	\$325,000	\$160,000	49.23	\$269,470	40760 WILDERNESS RIDGE
59-760-030-00	756 WILDERNESS RIDGE DR	06/19/12	\$50,000	WD	VACANT ARMS LENGTH	\$50,000	\$42,500	85.00	\$85,000	40760 WILDERNESS RIDGE
59-760-031-00	734 WILDERNESS RIDGE DR	08/30/13	\$97,500	WD	ARMS LENGTH	\$97,500	\$37,500	38.46	\$75,000	40760 WILDERNESS RIDGE
59-770-008-00	8 WILDWOOD LANE	06/05/13	\$125,000	WD	ARMS LENGTH	\$125,000	\$55,000	44.00	\$110,000	40770 WILDWOOD LANE
59-770-010-00	10 WILDWOOD LANE	11/16/12	\$125,000	WD	VACANT ARMS LENGTH	\$125,000	\$63,300	50.64	\$110,000	40770 WILDWOOD LANE
59-770-012-00	12 WILDWOOD LANE	06/17/13	\$112,529	WD	ARMS LENGTH	\$112,528	\$50,000	44.43	\$100,000	40770 WILDWOOD LANE

Totals: \$21,953,298 \$21,779,680 \$10,059,500 \$19,880,594

Sale. Ratio => 46.19

Std. Dev. => 17.96