

2020 COMMERCIAL SALES

COMMERICAL MARKET AREA BLADEN																		
BOOK	PAGE	SALE DATE	PARCEL ID	ADDITIONAL PARCEL ID'S	ASSESSOR LOCATION	2019 LAND VALUE	2019 BUILDINGS VALUE	2019 SITE IMPROVEMENT VALUE	2019 TOTAL VALUE	2020 LAND VALUE	2020 BUILDINGS VALUE	2020 SITE IMPROVEMENT VALUE	2020 TOTAL VALUE	SELLING PRICE	\$21 ADJUSTMENT	ASSESSOR'S ADJUSTMENT	ADJUSTED SELLING PRICE	SALES RATIO
2018	2492	12/13/2018	505300		BLADEN	\$860	\$290	\$0	\$1,150		\$1,040	\$0	\$1,040	\$3,000	\$0	\$0	\$3,000	0.35
2019	208	1/31/2019	504900		BLADEN	\$240	\$51,175	\$1,400	\$52,815	\$505	\$24,070	\$0	\$24,575	\$25,000	\$0	\$0	\$25,000	0.98

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COMMERCIAL MARKET AREA BLUE HILL																			
BOOK	PAGE	SALE DATE	PARCEL ID	ADDITIONAL PARCEL ID'S	ASSESSOR LOCATION	2019 LAND VALUE	2019 BUILDINGS VALUE	2019 SITE IMPROVEMENT VALUE	2019 TOTAL VALUE	2020 LAND VALUE	2020 BUILDINGS VALUE	2020 SITE IMPROVEMENT VALUE	2020 TOTAL VALUE	SELLING PRICE	\$21 ADJUSTMENT	ASSESSOR'S ADJUSTMENT	ADJUSTED SELLING PRICE	SALES RATIO	
2017	1083	5/26/2017	342800		BLUE HILL	\$7,110	\$245,925	\$23,940	\$276,975	\$8,250	\$199,570	\$24,980	\$232,800	\$255,000	\$0	\$5,000	\$250,000	0.93	
2017	1194	6/12/2017	307100		BLUE HILL	\$3,000	\$124,720	\$15,125	\$142,845	\$3,270	\$193,510	\$17,220	\$214,000	\$265,000	\$0	\$20,000	\$245,000	0.87	
2018	1591	8/1/2018	331900		BLUE HILL	\$13,995	\$1,345	\$36,905	\$52,245	\$13,330	\$465	\$41,600	\$55,395	\$57,500	\$0	\$0	\$57,500	0.96	
2019	873	4/4/2019	314500		BLUE HILL	\$3,260	\$251,220	\$11,330	\$265,810	\$4,085	\$33,760	\$10,465	\$48,310	\$51,000	\$0	\$0	\$51,000	0.95	
2019	1421	5/24/2019	314800		BLUE HILL	\$635	\$3,205	\$0	\$3,840	\$205	\$2,285	\$0	\$2,490	\$2,500	\$0	\$0	\$2,500	1.00	
2019	2294	9/17/2019	343000		BLUE HILL	\$10,985	\$17,960	\$324,875	\$353,820	\$12,385	\$481,315	\$20,080	\$513,780	\$550,279	\$0	\$0	\$550,279	0.93	

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COMMERICAL MARKET AREA GUIDE ROCK																		
BOOK	PAGE	SALE DATE	PARCEL ID	ADDITIONAL PARCEL ID'S	ASSESSOR LOCATION	2019 LAND VALUE	2019 BUILDINGS VALUE	2019 SITE IMPROVEMENT VALUE	2019 TOTAL VALUE	2020 LAND VALUE	2020 BUILDINGS VALUE	2020 SITE IMPROVEMENT VALUE	2020 TOTAL VALUE	SELLING PRICE	\$21 ADJUSTMENT	ASSESSOR'S ADJUSTMENT	ADJUSTED SELLING PRICE	SALES RATIO
2016	2573	11/4/2016	604300		GUIDE ROCK	\$1,010	\$2,540	\$0	\$3,550	\$1,010	\$2,515	\$0	\$3,525	\$3,000	\$0	\$0	\$3,000	1.18
2018	1335	6/15/2018	613700		GUIDE ROCK	\$3,305	\$9,605	\$0	\$12,910	\$1,270	\$12,420	\$0	\$13,690	\$18,000	\$0	\$4,000	\$14,000	0.98
2018	2354	6/27/2018	610700		GUIDE ROCK	\$830	\$7,260	\$2,380	\$10,470	\$830	\$3,705	\$2,710	\$7,245	\$10,000	\$0	\$0	\$10,000	0.72

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COMMERCIAL MARKET AREA RED CLOUD																			
BOOK	PAGE	SALE DATE	PARCEL ID	ADDITIONAL PARCEL ID'S	ASSESSOR LOCATION	2019 LAND VALUE	2019 BUILDINGS VALUE	2019 SITE IMPROVEMENT VALUE	2019 TOTAL VALUE	2020 LAND VALUE	2020 BUILDINGS VALUE	2020 SITE IMPROVEMENT VALUE	2020 TOTAL VALUE	SELLING PRICE	\$21 ADJUSTMENT	ASSESSOR'S ADJUSTMENT	ADJUSTED SELLING PRICE	SALES RATIO	
2016	2731	12/9/2016	118200		RED CLOUD	\$1,185	\$49,780	\$0	\$50,965	\$755	\$39,510	\$0	\$40,265	\$70,000	\$0	\$0	\$70,000	0.58	
2018	1	1/2/2018	106500		RED CLOUD	\$1,100	\$162,125	\$4,815	\$168,040	\$680	\$161,695	\$9,100	\$171,475	\$178,000	\$0	\$0	\$178,000	0.96	
2018	33	1/3/2018	102800		RED CLOUD	\$925	\$43,620	\$0	\$44,545	\$565	\$38,325	\$0	\$38,890	\$160,000	\$120,000	\$0	\$40,000	0.97	
2018	925	5/1/2018	102600		RED CLOUD	\$445	\$5,070	\$0	\$5,515	\$250	\$8,920	\$0	\$9,170	\$10,000	\$0	\$0	\$10,000	0.92	
2018	1042	5/17/2018	115200		RED CLOUD	\$445	\$5,070	\$0	\$5,515	\$245	\$6,210	\$0	\$6,455	\$5,000	\$0	\$0	\$5,000	1.29	
2019	760	4/3/2019	162800		RED CLOUD	\$2,230	\$9,380	\$0	\$11,610	\$1,440	\$11,265	\$0	\$12,705	\$35,000	\$0	\$25,000	\$10,000	1.27	
2019	1357	6/3/2019	103400	103300	RED CLOUD	\$1,000	\$16,080	\$0	\$17,080	\$560	\$39,980	\$0	\$40,540	\$40,000	\$0	\$0	\$40,000	1.01	
2019	1811	6/28/2019	116500		RED CLOUD	\$390	\$20,975	\$0	\$21,365	\$220	\$24,245	\$0	\$24,465	\$25,000	\$0	\$0	\$25,000	0.98	
2019	2209	8/30/2019	161100		RED CLOUD	\$6,990	\$1,095	\$0	\$8,085	\$4,170	\$3,735	\$0	\$7,905	\$8,085	\$0	\$0	\$8,085	0.98	