

**2024 NORWICH TOWNSHIP
RRMH ECF STUDY**

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Ass. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land + Yard	Bldg. Residual	Cost Man. \$	E.C.F.	Floor Area	S/Sq.Ft.	ECF Area	Dev. by Mean (%)	Building Style	Use Code	Land Value	Appr. by Eq.	Appr. Date	Other Parcels in Sale	Land Table	Property Class	
08-22-100-008	7592 E 9 MILE RD	02/03/23	\$23,000	WD	03-ARM'S LENGTH	\$23,000	\$13,000	56.52	\$32,038	\$10,789	\$12,211	\$27,849	0.438	1,440	\$8.48	RRMH	21.3599	STANDARD		\$9,313	No	/ /		RESIDENTIAL	401	
08-23-300-004	6572 N COTTONWOOD AVE	08/02/22	\$72,000	QC	03-ARM'S LENGTH	\$72,000	\$36,900	51.25	\$86,729	\$25,592	\$46,408	\$77,096	0.602	1,364	\$34.02	RRMH	5.0114	STANDARD		\$25,000	No	/ /		RESIDENTIAL	401	
08-28-100-007	6328 N ELM AVE	03/19/22	\$50,000	LC	03-ARM'S LENGTH	\$50,000	\$23,200	46.40	\$57,003	\$28,875	\$21,125	\$35,470	0.596	720	\$29.34	RRMH	5.6498	STANDARD		\$28,000	No	/ /		RESIDENTIAL	401	
08-29-400-013	6155 E 7 MILE RD	05/05/21	\$80,000	WD	03-ARM'S LENGTH	\$80,000	\$31,500	39.38	\$70,851	\$30,382	\$49,618	\$51,053	0.972	1,212	\$40.94	RRMH	32.0211	MOBILE		\$29,333	No	/ /		RESIDENTIAL	401	
Totals:						\$225,000	\$104,600		\$246,621		\$129,362	\$191,448		\$28.20			2.3636									
								Sale. Ratio =>	46.49			E.C.F. =>	0.676			Std. Deviation=>	0.226467708									
								Std. Dev. =>	7.29			Ave. E.C.F. =>	0.652			Ave. Variance=>	16.0105			Coefficient of Var=>	24.55356738					

Used 0.676