

## 2024 COLFAX TOWNSHIP AG AND INDUSTRIAL LAND

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Land Residual	Est. Land Value	Net Acres	Total Acres
2412-09-4101		07/09/21	\$160,000	WD	03-ARM'S LENGTH	\$160,000	\$160,000	\$156,800	49.00	50.00
2412-10-4401-02	10131 N 9 RD	06/08/22	\$120,652	WD	03-ARM'S LENGTH	\$120,652	\$120,652	\$106,107	37.03	38.92
2109-28-3101-02	10681 S 41 RD	08/19/22	\$40,000	WD	03-ARM'S LENGTH	\$40,000	\$40,000	\$17,784	9.35	9.72
2109-25-2303	10421 S 47 RD	04/29/21	\$339,000	WD	03-ARM'S LENGTH	\$339,000	\$228,271	\$218,390	79.50	80.00
2109-28-3101-01	10603 S 41 RD	07/21/22	\$189,900	WD	03-ARM'S LENGTH	\$189,900	\$106,748	\$112,742	39.81	40.81
2111-01-1201-04	6405 S 23 1/2 RD	09/15/22	\$90,000	LC	03-ARM'S LENGTH	\$90,000	\$85,391	\$85,835	29.25	30.00
2209-16-1101-04	S MACKINAW TRL	08/31/22	\$48,000	WD	03-ARM'S LENGTH	\$48,000	\$48,000	\$45,760	14.22	14.80
2309-16-1101-01		11/30/22	\$170,000	WD	03-ARM'S LENGTH	\$170,000	\$170,000	\$71,760	75.40	81.30
2412-15-3301		04/30/21	\$140,000	WD	03-ARM'S LENGTH	\$140,000	\$140,000	\$121,600	38.00	40.00
<b>Totals:</b>			<b>\$1,016,900</b>			<b>\$1,016,900</b>	<b>\$818,410</b>	<b>\$673,871</b>	<b>285.53</b>	<b>296.63</b>
								<b>Average</b>	<b>Average</b>	
								<b>per FF=&gt;</b>	<b>per Net Acre=&gt;</b>	<b>2,866.28</b>

USE	2,900.00
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