

City of Portsmouth, NH
Ratio Study by Neighborhood- Single Family Homes

Account #	Wblu	Str #	Street Name	Use Code	Sale Date	Sale Price	Style	Description	AYB	EYB	Nhbhd	Sit Idx	Lot-Size	Appraised Value	Ratio	Abs
32822	0101/0026/0000//	140	NEW CASTLE AVE	1012	7/3/2014	\$665,000	6	Conventional	1882	2004	101	X	4,500	\$637,000	0.96	0.01
38493	0101/0079/0000//	540	MARCY ST	1012	10/14/2014	\$790,000	6	Conventional	2004	2005	101	X	6,898	\$682,600	0.86	0.09
38167	0207/0073/0000//	284	NEW CASTLE AVE	1012	10/27/2014	\$700,000	6	Conventional	1820	2004	101	Y	8,949	\$659,500	0.94	0.01
32914	0102/0039/0000//	43	PRAY ST	1013	9/18/2014	\$637,500	63	Antique	1750	1994	101	B	2,276	\$620,500	0.97	0.02
<p>Median: 0.95 COD: 3.29 Count: 4</p>																
38370	0117/0056/0000//	14	PORTER ST	1010	5/16/2014	\$749,900	105	Townhouse/Row	2003	2004	102	1	1,255	\$717,600	0.96	0.01
38565	0117/0051/0000//	24	PORTER ST	1010	5/30/2014	\$757,500	105	Townhouse/Row	2003	2004	102	1	1,540	\$816,600	1.08	0.11
33020	0103/0072/0000//	104	GATES ST	1010	9/30/2014	\$650,000	63	Antique	1785	2004	102	1	1,880	\$550,800	0.85	0.12
32855	0101/0063/0000//	86	SOUTH SCHOOL ST	1010	2/20/2015	\$600,000	63	Antique	1850	2004	102	1	3,803	\$604,600	1.01	0.04
38369	0117/0055/0000//	16	PORTER ST	1010	3/2/2015	\$799,900	105	Townhouse/Row	2003	2004	102	1	1,253	\$715,800	0.89	0.08
33194	0109/0001/0000//	53	WHIDDEN ST	1013	10/23/2014	\$620,000	6	Conventional	1832	2004	102	C	4,517	\$612,500	0.99	0.02
<p>Median: 0.97 COD: 6.43 Count: 6</p>																
33325	0112/0049/0000//	151	ELWYN AVE	1010	4/1/2014	\$635,000	6	Conventional	1910	1994	103A	1	5,100	\$545,800	0.86	0.04
33334	0112/0058/0000//	54	MICNABB CT	1010	5/1/2014	\$630,000	6	Conventional	1900	2004	103A	1	2,760	\$534,100	0.85	0.05
33361	0113/0025/0000//	30	ELWYN AVE	1010	7/24/2014	\$535,000	106	Gambrel	1940	1998	103A	1	3,200	\$462,400	0.86	0.04
33735	0129/0040/0000//	165	RICHARDS AVE	1010	7/28/2014	\$575,000	6	Conventional	1900	1994	103A	1	5,063	\$551,700	0.96	0.06
33256	0111/0021/0000//	54	LINCOLN AVE	1010	9/19/2014	\$485,000	6	Conventional	1910	1980	103A	1	5,700	\$457,600	0.94	0.04
29592	0221/0084/0000//	44	LOOKOUT LN	1010	3/9/2015	\$845,000	4	Cape Cod	1930	2004	103A	1	16,780	\$788,200	0.93	0.03
<p>Median: 0.90 COD: 4.89 Count: 6</p>																
29539	0221/0031/0000//	39	SAGAMORE AVE	1010	4/17/2014	\$385,000	6	Conventional	1882	1980	103B	1	8,220	\$396,400	1.03	0.07
33956	0134/0001/0000//	315	UNION ST	1010	5/29/2014	\$500,000	6	Conventional	1900	1994	103B	1	3,774	\$489,700	0.98	0.02
34686	0150/0018/0000//	1151	SOUTH ST	1010	6/9/2014	\$709,900	6	Conventional	1920	2004	103B	1	6,538	\$642,700	0.91	0.05
34738	0151/0027/0000//	1195	SOUTH ST	1010	7/1/2014	\$470,000	6	Conventional	1900	1986	103B	1	15,000	\$517,500	1.10	0.14
34571	0148/0037/0000//	765	MIDDLE ST	1010	7/7/2014	\$1,015,000	6	Conventional	1902	1986	103B	1	21,487	\$984,100	0.97	0.01
33946	0133/0053/0000//	205	WILBIRD ST	1010	7/10/2014	\$643,000	3	Colonial	1995	2005	103B	1	8,594	\$594,500	0.92	0.04
34728	0151/0014/0000//	208	WILLARD AVE	1010	7/29/2014	\$540,000	5	Bungalow	1880	1994	103B	1	6,646	\$519,500	0.96	0.00
33838	0131/0035/0000//	391	MILLER AVE	1010	8/5/2014	\$584,000	6	Conventional	1900	1986	103B	1	4,780	\$493,700	0.85	0.11
34680	0150/0012/0000//	1020	SOUTH ST	1010	9/2/2014	\$630,000	6	Conventional	1897	2004	103B	1	11,450	\$609,500	0.97	0.01
34030	0135/0019/0000//	514	MIDDLE ST	1010	10/27/2014	\$470,500	6	Conventional	1900	1986	103B	1	4,556	\$446,700	0.95	0.01
34607	0149/0004/0000//	201	PARK ST	1010	11/14/2014	\$580,000	5	Bungalow	1925	1986	103B	1	8,146	\$545,300	0.94	0.02
34588	0148/0054/0000//	539	LINCOLN AVE	1010	11/17/2014	\$465,000	1	Row	1950	1991	103B	1	5,947	\$404,400	0.87	0.09
34730	0151/0017/0000//	238	WILLARD AVE	1010	11/20/2014	\$665,100	5	Bungalow	1925	2004	103B	1	6,750	\$623,200	0.94	0.02
34008	0134/0058/0000//	336	UNION ST	1010	12/1/2014	\$465,000	6	Conventional	1850	1980	103B	1	4,405	\$447,400	0.96	0.00
34568	0148/0034/0000//	687	MIDDLE ST	1010	12/19/2014	\$745,000	63	Antique	1860	2004	103B	1	8,080	\$733,000	0.98	0.02
33975	0134/0020/0000//	208	HIGHLAND ST	1010	1/20/2015	\$600,000	6	Conventional	1877	1986	103B	1	5,980	\$563,300	0.94	0.02

Account #	Mblu	Str #	Street Name	Use Code	Sale Date	Sale Price	Style	Description	AVB	EYB	Nhbd	Sit Idx	Lot Size	Appraised Value	Ratio	Abs
33679	0127/0009/0000//	160	MIDDLE ST	1010	2/17/2015	\$975,000	63	Antique	1804	1986	103B	1	8,055	\$991,800	1.02	0.06
33883	0132/0022/0000//	613	UNION ST	1010	3/27/2015	\$1,474,300	6	Conventional	1899	2004	103B	1	70,567	\$1,346,200	0.91	0.05
28540	0206/0016/0000//	143	BRACKETT RD	1010	3/30/2015	\$675,000	4	Cape Cod	1953	1987	103B	1	44,431	\$659,900	0.98	0.02
<p>Median: 0.96 COD: 4.20 Count: 19</p>																
34800	0153/0003/0000//	110	ALDRICH RD	1010	4/10/2014	\$508,900	5	Bungalow	1900	2004	104	1	17,250	\$482,100	0.95	0.00
35197	0168/0003/0000//	171	MONROE ST EXT	1010	6/2/2014	\$380,000	4	Cape Cod	1950	1998	104	1	7,579	\$363,800	0.96	0.01
34793	0152/0049/0000//	846	MIDDLE ST	1010	7/22/2014	\$989,000	6	Conventional	1902	2004	104	1	13,020	\$877,300	0.89	0.06
<p>Median: 0.95 COD: 2.56 Count: 3</p>																
34077	0135/0069/0000//	199	UNION ST	1010	6/30/2014	\$486,400	6	Conventional	1900	2004	105	1	6,206	\$442,800	0.91	0.04
34057	0135/0049/0000//	42	CABOT ST	1010	7/1/2014	\$343,500	6	Conventional	1900	1986	105	1	3,890	\$341,600	0.99	0.04
34201	0138/0049/0000//	13	MCDONOUGH ST	1010	8/19/2014	\$325,000	6	Conventional	1840	1994	105	1	1,568	\$309,900	0.95	0.00
34345	0144/0018/0000//	295	CABOT ST	1010	9/26/2014	\$362,000	6	Conventional	1910	1986	105	1	2,849	\$343,800	0.95	0.00
34386	0145/0017/0000//	366	ISLINGTON ST	1010	12/9/2014	\$515,000	6	Conventional	1863	1986	105	1	6,750	\$429,100	0.83	0.12
34117	0136/0040/0000//	31	CABOT ST	1010	12/31/2014	\$340,000	6	Conventional	1915	1980	105	1	2,080	\$335,300	0.99	0.04
34343	0144/0016/0000//	311	CABOT ST	1010	12/31/2014	\$385,000	6	Conventional	1900	1994	105	1	2,166	\$331,500	0.86	0.09
<p>Median: 0.95 COD: 4.96 Count: 7</p>																
28677	0207/0022/0000//	5	MOEBUS TER	1012	9/19/2014	\$615,000	3	Colonial	1981	2001	109	X	8,797	\$571,500	0.93	0.00
<p>Median: 0.93 COD: 0.00 Count: 1</p>																
30021	0225/0026/0000//	6	REGINA RD	1010	7/17/2014	\$649,900	4	Cape Cod	1969	2001	110	1	36,000	\$585,900	0.90	0.00
<p>Median: 0.90 COD: 0.00 Count: 1</p>																
28583	0202/0005/0000//	147	WALKER BUNGALOW RD	1010	6/3/2014	\$475,000	3	Colonial	2005	2005	111	1	10,000	\$459,300	0.97	0.00
<p>Median: 0.97 COD: 0.00 Count: 1</p>																
29843	0223/0036/0000//	749	SAGAMORE AVE	1010	6/3/2014	\$350,000	1	Ranch	1948	1998	112	1	57,064	\$345,200	0.99	0.00
29518	0221/0010/0000//	108	JONES AVE	1010	8/1/2014	\$742,500	5	Bungalow	1940	2005	112	1	12,333	\$682,400	0.92	0.07
29563	0222/0072/0000//	323	JONES AVE	1010	2/27/2015	\$340,000	1	Ranch	1973	1991	112	1	18,880	\$339,300	1.00	0.01
28566	0201/0006/0000//	5	SAGAMORE GRV	1012	2/20/2015	\$300,000	1	Ranch	1960	1981	112	W	21,990	\$298,600	1.00	0.01

Account #	Mblu	Str #	Street Name	Use Code	Sale Date	Sale Price	Style	Description	AYB	EYB	Nhbd	Sit idx	Lot Size	Appraised Value	Ratio	Abs
35446	0224/0010/0040//	49	ODIORNE POINT RD	1010	3/30/2015	\$890,000	3	Colonial	2003	2004	113	1	79,279	\$920,500	1.03	0.03
35427	0224/0010/0010//	239	GOSPORT RD	1013	2/25/2015	\$1,450,000	7	Modern/Contemp	2003	2004	113	1	50,094	\$1,410,700	0.97	0.03
<p>Median: 0.99 COD: 2.22 Count: 4</p>																
30844	0247/0029/0000//	2	NIXON PARK	1010	4/14/2014	\$440,000	107	Garrison	1969	2001	114	1	14,105	\$426,300	0.97	0.03
31551	0268/0030/0000//	205	COOLIDGE DR	1010	4/18/2014	\$325,000	4	Cape Cod	1948	1991	114	1	12,500	\$327,700	1.01	0.07
31079	0251/0033/0000//	29	HARRISON AVE	1010	5/22/2014	\$353,000	1	Ranch	1961	2001	114	1	11,675	\$311,600	0.88	0.06
31045	0250/0117/0000//	250	MCKINLEY RD	1010	6/30/2014	\$358,000	1	Ranch	1958	1993	114	1	9,000	\$299,800	0.84	0.10
31073	0251/0027/0000//	225	MCKINLEY RD	1010	7/22/2014	\$370,000	1	Ranch	1960	1999	114	1	10,000	\$328,100	0.89	0.05
30949	0250/0020/0000//	8	VAN BUREN AVE	1010	7/28/2014	\$310,000	1	Ranch	1958	1993	114	1	9,949	\$298,500	0.96	0.02
31001	0250/0072/0000//	38	HARDING RD	1010	8/11/2014	\$305,000	8	Raised Ranch	1968	1989	114	1	9,515	\$281,600	0.92	0.02
30943	0250/0014/0000//	24	HARRISON AVE	1010	9/4/2014	\$295,000	1	Ranch	1959	1993	114	1	9,734	\$298,900	1.01	0.07
31575	0268/0054/0000//	17	TAFT RD	1010	10/1/2014	\$400,000	4	Cape Cod	1975	1997	114	1	18,500	\$365,000	0.91	0.03
30993	0250/0064/0000//	3	DWIGHT AVE	1010	10/10/2014	\$285,000	1	Ranch	1961	1989	114	1	8,866	\$294,600	1.03	0.09
30953	0250/0024/0000//	299	MCKINLEY RD	1010	11/7/2014	\$329,900	4	Cape Cod	1963	2001	114	1	8,878	\$319,800	0.97	0.03
30972	0250/0043/0000//	5	TRUMAN PL	1010	12/22/2014	\$369,000	1	Ranch	1963	2005	114	1	9,450	\$315,900	0.86	0.08
<p>Median: 0.94 COD: 5.83 Count: 12</p>																
31024	0250/0095/0000//	525	FW HARTFORD DR	1010	7/1/2014	\$500,000	3	Colonial	1985	2001	115	1	30,655	\$413,700	0.83	0.12
31698	0270/0024/0000//	290	FW HARTFORD DR	1010	8/1/2014	\$507,000	3	Colonial	1985	1995	115	1	30,000	\$498,700	0.98	0.03
31704	0270/0030/0000//	230	FW HARTFORD DR	1010	9/1/2014	\$587,500	3	Colonial	1985	2004	115	1	30,000	\$551,900	0.94	0.01
31670	0269/0044/0000//	100	FW HARTFORD DR	1010	10/6/2014	\$462,000	3	Colonial	1988	1997	115	1	29,302	\$510,800	1.11	0.16
31016	0250/0087/0000//	580	FW HARTFORD DR	1010	1/16/2015	\$495,000	3	Colonial	1985	2004	115	1	26,812	\$443,300	0.90	0.05
31680	0270/0003/0000//	235	FW HARTFORD DR	1010	1/26/2015	\$433,000	2	Split-Level	1981	1995	115	1	30,000	\$441,800	1.02	0.07
31625	0268/0099/0004//	4	PHEASANT LN	1010	1/28/2015	\$558,000	4	Cape Cod	2000	2002	115	1	15,688	\$541,200	0.97	0.02
30915	0249/0012/0000//	510	FW HARTFORD DR	1010	2/11/2015	\$489,000	3	Colonial	1985	2001	115	1	27,755	\$432,900	0.89	0.06
<p>Median: 0.95 COD: 7.00 Count: 8</p>																
32543	0292/0080/0000//	7	SUZANNE DR	1010	8/28/2014	\$235,000	1	Ranch	1959	1987	118	1	9,570	\$223,100	0.95	0.01
32620	0292/0161/0000//	71	WINCHESTER ST	1010	1/16/2015	\$239,900	4	Cape Cod	1950	1985	118	1	7,800	\$222,300	0.93	0.01
<p>Median: 0.94 COD: 1.21 Count: 2</p>																

Account #	Mblu	Str #	Street Name	Use Code	Sale Date	Sale Price	Style	Description	AYB	EYB	Nhbd	Sit Idx	Lot Size	Appraised Value	Ratio	Abs
32229	0288/0003/0013//	230	EASTWOOD DR	1010	6/10/2014	\$510,000	3	Colonial	1994	1999	119	1	44,867	\$507,900	1.00	0.00
29243	0217/0002/1820//	3	OSPNEY DR	1010	9/22/2014	\$364,900	4	Cape Cod	2000	2002	119	1	9,063	\$309,000	0.85	0.15
32233	0288/0003/0017//	121	EASTWOOD DR	1010	12/29/2014	\$365,000	4	Cape Cod	1994	2003	119	1	24,156	\$367,900	1.01	0.01
<p>Median: 1.00 COD: 5.51 Count: 3</p>																
32109	0275/0004/0000//	886	BANFIELD RD	1010	6/9/2014	\$317,000	8	Raised Ranch	1972	2003	120	1	52,272	\$299,900	0.95	0.01
32196	0283/0040/0001//	1011	BANFIELD RD	1010	6/2/2014	\$390,000	4	Cape Cod	1983	2001	120	1	43,560	\$367,700	0.94	0.00
<p>Median: 0.94 COD: 0.47 Count: 2</p>																
31277	0260/0022/0000//	19	HALL CT	1010	4/14/2014	\$231,000	1	Ranch	1942	1991	121	1	8,110	\$227,400	0.98	0.05
31216	0258/0035/0000//	551	GREENLAND RD	1010	7/15/2014	\$361,000	5	Bungalow	1915	1986	121	1	17,430	\$309,600	0.86	0.07
31353	0260/0098/0000//	35	WHIPPLE CT	1010	7/25/2014	\$305,000	1	Ranch	1940	1998	121	1	8,420	\$244,800	0.80	0.13
31427	0261/0006/0000//	418	SHERBURNE RD	1010	9/16/2014	\$350,000	4	Cape Cod	1939	1991	121	1	16,500	\$288,700	0.82	0.11
31431	0261/0010/0000//	455	GREENSIDE AVE	1010	9/16/2014	\$240,000	4	Cape Cod	1948	1985	121	1	11,000	\$238,200	0.99	0.06
31492	0261/0072/0000//	237	HOLLY LN	1010	11/14/2014	\$256,000	1	Ranch	1954	1993	121	1	10,139	\$249,500	0.97	0.04
31329	0260/0074/0000//	54	MASON AVE	1010	11/17/2014	\$295,000	1	Ranch	1940	1998	121	1	7,456	\$248,400	0.84	0.09
31468	0261/0048/0000//	240	HOLLY LN	1010	12/16/2014	\$238,000	1	Ranch	1953	1987	121	1	10,050	\$222,100	0.93	0.00
31482	0261/0062/0000//	78	HOLLY LN	1010	12/16/2014	\$255,000	4	Cape Cod	1950	1985	121	1	7,794	\$259,700	1.02	0.09
31428	0261/0007/0000//	420	SHERBURNE RD	1010	1/6/2015	\$315,000	4	Cape Cod	1939	1991	121	1	16,500	\$257,300	0.82	0.11
31485	0261/0065/0000//	77	HOLLY LN	1010	1/29/2015	\$325,000	6	Conventional	1940	1998	121	1	9,067	\$313,600	0.96	0.03
<p>Median: 0.93 COD: 7.76 Count: 11</p>																
30466	0233/0101/0000//	1384	ISLINGTON ST	1010	4/7/2014	\$319,900	4	Cape Cod	1940	2005	123	1	5,000	\$279,700	0.87	0.07
35221	0169/0002/0000//	245	SPINNEY RD	1010	6/30/2014	\$650,000	106	Gambrel	1938	2005	123	1	42,376	\$615,800	0.95	0.01
30486	0233/0121/0000//	1273	ISLINGTON ST	1010	11/3/2014	\$289,000	6	Conventional	1920	1986	123	1	8,960	\$283,400	0.98	0.04
30454	0233/0088/0000//	253	MELBOURNE ST	1010	11/19/2014	\$290,000	4	Cape Cod	1941	1991	123	1	6,667	\$272,500	0.94	0.00
30390	0233/0023/0000//	23	SHEFFIELD RD	1010	2/23/2015	\$315,000	1	Ranch	1959	1987	123	1	8,012	\$293,900	0.93	0.01
30472	0233/0107/0000//	1474	ISLINGTON ST	1010	2/25/2015	\$209,000	4	Cape Cod	1951	1981	123	1	6,310	\$231,700	1.11	0.17
<p>Median: 0.94 COD: 5.13 Count: 6</p>																
30195	0232/0047/0000//	726	MIDDLE RD	1010	6/11/2014	\$303,000	6	Conventional	1862	1974	125	1	20,900	\$300,000	0.99	0.03
51764	0232/0157/0000//	40	MARJORIE ST	1010	6/16/2014	\$415,000	4	Cape Cod	2014	2014	125	1	9,600	\$424,600	1.02	0.06
30202	0232/0054/0000//	820	MIDDLE RD	1010	6/17/2014	\$340,000	6	Conventional	1912	1980	125	1	54,450	\$286,000	0.84	0.12
51926	0230/0025/0000//	7	ANDREW JARVIS DR	1010	9/22/2014	\$455,900	5	Bungalow	2014	2014	125	1	13,923	\$456,700	1.00	0.04
30764	0243/0011/0000//	451	PEVERLY HILL RD	1010	11/17/2014	\$239,000	1	Ranch	1956	1987	125	1	8,780	\$223,000	0.93	0.03
30091	0231/0001/0000//	440	LAFAYETTE RD	1010	2/2/2015	\$399,900	63	Antique	1800	1986	125	1	36,750	\$394,000	0.99	0.03
30186	0232/0035/0000//	2	SYLVESTER ST	1010	2/24/2015	\$389,900	6	Conventional	1934	2005	125	1	15,810	\$333,400	0.86	0.10
35467	0230/0023/0000//	417	LAFAYETTE RD	1010	3/23/2015	\$425,000	4	Cape Cod	1940	2005	125	1	17,624	\$343,600	0.81	0.15

Account #	Mblu	Str #	Street Name	Use Code	Sale Date	Sale Price	Style	Description	AYB	EYB	Nhbd	Sit Idx	Lot Size	Appraised Value	Ratio	Abs
29279	0218/0026/0000//	352	KEARSARGE WAY	1010	6/10/2014	\$319,000	4	Cape Cod	1955	1987	128	1	23,520	\$329,300	1.03	0.06
29271	0218/0013/0000//	17	OAK ST	1010	8/11/2014	\$293,600	6	Conventional	1940	2005	128	1	3,000	\$283,800	0.97	0.00
28800	0209/0077/0000//	345	LESLIE DR	1010	9/2/2014	\$307,000	1	Ranch	1956	1993	128	1	7,365	\$247,600	0.81	0.16
Median: 0.96 COD: 7.32 Count: 8																
30598	0236/0047/0000//	187	MEADOW RD	1010	6/3/2014	\$395,000	5	Bungalow	1912	1994	129	1	12,500	\$360,000	0.91	0.06
30612	0236/0061/0000//	70	MEADOW RD	1010	6/9/2014	\$370,500	4	Cape Cod	1988	2005	129	1	7,500	\$342,400	0.92	0.05
35119	0163/0026/0000//	22	COTTAGE ST	1010	8/15/2014	\$327,500	6	Conventional	1890	1986	129	1	12,616	\$359,100	1.10	0.13
30620	0236/0069/0000//	99	MEADOW RD	1010	9/17/2014	\$352,500	4	Cape Cod	1952	1999	129	1	9,375	\$346,700	0.98	0.01
30619	0236/0068/0000//	125	MEADOW RD	1010	11/18/2014	\$340,000	1	Ranch	1961	1989	129	1	18,750	\$350,500	1.03	0.06
30675	0237/0046/0000//	124	WOODLAWN CIR	1010	11/21/2014	\$362,000	1	Ranch	1955	2005	129	1	9,570	\$330,900	0.91	0.06
30538	0234/0035/0000//	6	LARRY LN	1010	12/1/2014	\$305,000	2	Split-Level	1955	1993	129	1	7,718	\$266,400	0.87	0.10
29327	0219/0031/0000//	1003	WOODBURY AVE	1010	2/2/2015	\$290,000	4	Cape Cod	1941	1998	129	1	9,200	\$298,100	1.03	0.06
29333	0219/0037/0000//	869	WOODBURY AVE	1010	2/24/2015	\$265,000	4	Cape Cod	1932	1985	129	1	10,000	\$254,900	0.96	0.01
29499	0220/0093/0000//	207	MYRTLE AVE	1010	3/3/2015	\$250,000	6	Conventional	1901	1974	129	1	7,510	\$268,100	1.07	0.10
Median: 0.97 COD: 7.87 Count: 3																
28850	0212/0014/0000//	37	CONCORD WAY	1010	4/21/2014	\$280,000	105	Townhouse/Row	1917	1986	130	1	4,068	\$235,200	0.84	0.15
28873	0212/0042/0000//	115	CONCORD WAY	1010	6/27/2014	\$215,000	105	Townhouse/Row	1917	1994	130	1	2,860	\$201,700	0.94	0.05
28891	0212/0060/0000//	116	CONCORD WAY	1010	7/18/2014	\$192,000	105	Townhouse/Row	1919	1994	130	1	2,180	\$198,500	1.03	0.04
51188	0212/0188/0000//	33	LAUREL COURT	1010	8/20/2014	\$439,900	5	Bungalow	2012	2012	130	1	7,049	\$398,800	0.91	0.08
52228	0212/0140/0001//	62	PORPOISE WAY	1010	9/4/2014	\$194,000	105	Townhouse/Row	1917	1986	130	1	2,138	\$191,500	0.99	0.00
28964	0212/0140/0000//	60	PORPOISE WAY	1010	9/5/2014	\$179,500	105	Townhouse/Row	1917	1980	130	1	2,138	\$184,000	1.03	0.04
51244	0212/0065/0001//	99	PORPOISE WAY	1010	10/7/2014	\$207,000	105	Townhouse/Row	1917	1994	130	1	2,195	\$207,400	1.00	0.01
28871	0212/0040/0000//	635	KEARSARGE WAY	1090	9/26/2014	\$335,000	105	Townhouse/Row	1917	1994	130	1	5,230	\$354,200	1.06	0.07
28838	0212/0002/0000//	107	PREBLE WAY	1010	10/31/2014	\$227,000	105	Townhouse/Row	1917	1994	130	1	3,191	\$207,800	0.92	0.07
51199	0212/0177/0000//	44	LAUREL COURT	1010	11/26/2014	\$451,100	5	Bungalow	2012	2012	130	1	5,489	\$419,000	0.93	0.06
39000	0212/0109/0001//	251	RALEIGH WAY	1010	1/30/2015	\$260,000	105	Townhouse/Row	1917	1986	130	1	4,255	\$261,200	1.00	0.01
Median: 0.99 COD: 5.48 Count: 11																
34891	0158/0010/0000//	165	BARTLETT ST	1010	6/2/2014	\$370,000	106	Gambrel	1910	1994	131	1	8,395	\$355,900	0.96	0.00
34979	0160/0036/0000//	361	DENNETT ST	1010	6/26/2014	\$425,000	5	Bungalow	1910	1986	131	1	9,848	\$393,200	0.93	0.03
34967	0160/0022/0000//	30	BURKITT ST	1010	7/11/2014	\$425,000	6	Conventional	1890	2004	131	1	4,212	\$366,100	0.86	0.10
34301	0142/0030/0000//	71	PROSPECT ST	1010	7/15/2014	\$296,000	4	Cape Cod	1951	1987	131	1	12,959	\$292,700	0.99	0.03
35035	0162/0005/0000//	303	THORNTON ST	1010	8/1/2014	\$335,000	6	Conventional	1860	2004	131	1	8,100	\$332,400	0.99	0.03
34913	0159/0018/0000//	105	THORNTON ST	1010	8/8/2014	\$344,000	6	Conventional	1945	1998	131	1	3,820	\$332,000	0.97	0.01

Account #	Mblu	Str #	Street Name	Use Code	Sale Date	Sale Price	Style	Description	AYB	EYB	Nhbd	Sit Idx	Lot Size	Appraised Value	Ratio	Abs
34934	0159/0039/0000//	111	STARK ST	1010	9/15/2014	\$432,500	6	Conventional	1900	2004	131	1	7,500	\$415,900	0.96	0.00
34911	0159/0016/0000//	96	SPARHAWK ST	1010	9/17/2014	\$375,000	106	Gambrel	1915	2004	131	1	5,162	\$340,600	0.91	0.05
34964	0160/0019/0000//	29	BURKITT ST	1010	10/14/2014	\$388,000	6	Conventional	1900	1994	131	1	4,949	\$340,600	0.89	0.07
35039	0162/0009/0000//	339	BARTLETT ST	1010	11/19/2014	\$255,000	6	Conventional	1900	1980	131	1	2,130	\$247,400	0.97	0.01
35028	0161/0044/0000//	507	DENNETT ST	1010	12/8/2014	\$267,000	4	Cape Cod	1941	1985	131	1	5,904	\$292,500	1.10	0.14
34958	0160/0012/0000//	30	SPARHAWK ST	1010	1/16/2015	\$423,000	6	Conventional	1900	1994	131	1	4,085	\$357,200	0.84	0.12
35265	0174/0001/0000//	110	WOODBURY AVE	1010	3/16/2015	\$370,000	6	Conventional	1900	1986	131	1	4,750	\$351,100	0.95	0.01
Median: 0.96 COD: 4.79 Count: 13																
31221	0258/0041/0000//	165	DODGE AVE	1010	5/20/2014	\$370,000	3	Colonial	2012	2012	132	1	21,612	\$353,800	0.96	0.00
Median: 0.96 COD: 0.00 Count: 1																
31151	0251/0105/0000//	8	EDGEWOOD RD	1010	6/11/2014	\$385,000	3	Colonial	1959	1993	133	1	10,316	\$380,200	0.99	0.07
31145	0251/0099/0000//	36	EDGEWOOD RD	1010	7/17/2014	\$255,000	1	Ranch	1960	1993	133	1	7,200	\$245,600	0.96	0.04
30035	0225/0044/0000//	782	ELWYN RD	1010	8/26/2014	\$263,000	1	Ranch	1966	2001	133	1	10,000	\$243,000	0.92	0.00
30862	0247/0047/0000//	250	ELWYN RD	1010	8/29/2014	\$392,000	107	Garrison	1970	2001	133	1	17,218	\$352,200	0.90	0.02
31149	0251/0103/0000//	16	EDGEWOOD RD	1010	3/19/2015	\$290,000	1	Ranch	1959	2005	133	1	7,200	\$263,100	0.91	0.01
Median: 0.92 COD: 3.24 Count: 5																