

PRD Study Using Old Assessed Values:

**City of Portsmouth, NH
PRD Study Using Old Assessed Values**

Mblu	Str #	Str Name	Use Code	Sale Date	Sale Price	Old Value	New Value	Ratio
0112_0049_0000_	151	ELWYN AVE	101	4/1/2014	635,000	429,600	545,800	0.68
0223_0030_0098_	579	SAGAMORE AVE	102	4/1/2014	890,000	734,900	827,900	0.83
0233_0101_0000_	1384	ISLINGTON ST	101	4/7/2014	319,900	267,000	279,700	0.83
0291_0007_0156_	156	CODFISH CORNER RD	103	4/9/2014	141,700	160,100	151,700	1.13
0145_0002_0004_	314	ISLINGTON ST	102	4/9/2014	212,500	199,700	214,200	0.94
0153_0003_0000_	110	ALDRICH RD	101	4/10/2014	508,900	435,200	482,100	0.86
0217_0002_0140_	10	STAYSAIL WAY	102	4/11/2014	225,000	186,300	211,500	0.83
0260_0022_0000_	19	HALL CT	101	4/14/2014	231,000	232,300	227,400	1.01
0116_0051_0002_	67	MARK ST	102	4/14/2014	470,000	440,800	458,500	0.94
0247_0029_0000_	2	NIXON PARK	101	4/14/2014	440,000	431,500	426,300	0.98
0221_0031_0000_	39	SAGAMORE AVE	101	4/17/2014	385,000	336,400	396,400	0.87
0268_0030_0000_	205	COOLIDGE DR	101	4/18/2014	325,000	325,200	327,700	1.00
0137_0020_0005_	198	ISLINGTON ST	102	4/18/2014	268,000	250,600	259,700	0.94
0291_0007_0105_	105	BLUEFISH BLVD	103	4/21/2014	88,000	80,900	76,900	0.92
0212_0014_0000_	37	CONCORD WAY	101	4/21/2014	280,000	273,500	235,200	0.98
0272_0006_0301_	304	SPRINGBROOK CIR	102	4/29/2014	160,000	148,700	152,500	0.93
0112_0058_0000_	54	MCNABB CT	101	5/1/2014	630,000	414,300	534,100	0.66
0126_0033_0305_	51	ISLINGTON ST	102	5/5/2014	433,000	437,900	438,700	1.01
0159_0040_0000_	121	STARK ST	104	5/6/2014	320,000	270,700	325,200	0.85
0116_0311_0000_	401	STATE ST	102	5/6/2014	242,300	247,100	245,700	1.02
0137_0025_0005_	100	ISLINGTON ST	102	5/13/2014	156,000	132,500	149,900	0.85
0219_0055_000A_	959	MAPLEWOOD AVE	102	5/14/2014	425,000	375,500	410,700	0.88
0145_0050_0005_	197	MADISON ST	102	5/15/2014	219,400	212,100	199,900	0.97
0117_0056_0000_	14	PORTER ST	101	5/16/2014	749,900	661,900	717,600	0.88
0237_0060_0014_	155	ECHO AVE	102	5/19/2014	239,900	219,300	226,600	0.91
0293_0019_0006_	380	OCEAN RD	102	5/19/2014	214,900	207,700	206,600	0.97
0258_0041_0000_	165	DODGE AVE	101	5/20/2014	370,000	401,900	353,800	1.09
0272_0006_0203_	209	SPRINGBROOK CIR	102	5/20/2014	158,000	148,700	152,500	0.94
0117_0413_0008_	80	FLEET ST	102	5/22/2014	160,000	154,900	184,400	0.97
0251_0033_0000_	29	HARRISON AVE	101	5/22/2014	353,000	273,400	311,600	0.77
0117_0037_0407_	18	CONGRESS ST	102	5/27/2014	540,000	488,500	569,800	0.90
0145_0002_0005_	314	ISLINGTON ST	102	5/27/2014	224,900	179,100	214,200	0.80
0294_0021_0007_	445	OCEAN RD	102	5/28/2014	317,000	301,300	308,200	0.95

Mblu	Str #	Str Name	Use Code	Sale Date	Sale Price	Old Value	New Value	Ratio
0160_0031_0002_	419	DENNETT ST	102	5/29/2014	412,500	0	407,400	0.00
0137_0020_0013_	198	ISLINGTON ST	102	5/29/2014	455,000	282,300	450,400	0.62
0134_0001_0000_	315	UNION ST	101	5/29/2014	500,000	478,100	489,700	0.96
0126_0033_0407_	51	ISLINGTON ST	102	5/30/2014	760,000	733,000	759,000	0.96
0117_0051_0000_	24	PORTER ST	101	5/30/2014	757,500	756,900	816,600	1.00
0132_0020_0003_	889	SOUTH ST	102	5/30/2014	430,000	426,700	416,000	0.99
0158_0010_0000_	165	BARTLETT ST	101	6/2/2014	370,000	286,200	355,900	0.77
0138_0042_0003_	43	CORNWALL ST	102	6/2/2014	370,000	279,200	320,200	0.75
0168_0003_0000_	171	MONROE ST EXT	101	6/2/2014	380,000	337,400	363,800	0.89
0101_0060_0005_	50	SOUTH SCHOOL ST	102	6/2/2014	745,000	733,300	726,700	0.98
0236_0047_0000_	187	MEADOW RD	101	6/3/2014	395,000	338,800	360,000	0.86
0223_0036_0000_	749	SAGAMORE AVE	101	6/3/2014	350,000	264,400	345,200	0.76
0202_0005_0000_	147	WALKER BUNGALOW RD	101	6/3/2014	475,000	420,400	459,300	0.89
0233_0073_0000_	66	BENSON ST	104	6/4/2014	490,000	421,600	497,500	0.86
0272_0006_0716_	703	SPRINGBROOK CIR	102	6/4/2014	170,000	158,000	157,800	0.93
0272_0006_0208_	202	SPRINGBROOK CIR	102	6/5/2014	161,500	148,700	152,500	0.92
0293_0019_0024_	380	OCEAN RD	102	6/6/2014	213,000	198,600	201,500	0.93
0275_0004_0000_	886	BANFIELD RD	101	6/9/2014	317,000	221,300	299,900	0.70
0291_0007_0219_	219	MACKEREL AVE	103	6/9/2014	203,100	0	199,900	0.00
0236_0061_0000_	70	MEADOW RD	101	6/9/2014	370,500	321,500	342,400	0.87
0150_0018_0000_	1151	SOUTH ST	101	6/9/2014	709,900	595,700	642,700	0.84
0288_0003_0013_	230	EASTWOOD DR	101	6/10/2014	510,000	524,600	507,900	1.03
0218_0026_0000_	352	KEARSARGE WAY	101	6/10/2014	319,000	317,400	329,300	0.99
0156_0021_0003_	38	COLUMBIA ST	102	6/11/2014	430,000	321,900	412,300	0.75
0251_0105_0000_	8	EDGEWOOD RD	101	6/11/2014	385,000	360,600	380,200	0.94
0232_0047_0000_	726	MIDDLE RD	101	6/11/2014	303,000	293,900	300,000	0.97
0117_0009_0503_	55	CONGRESS ST	102	6/12/2014	258,000	206,700	233,000	0.80
0137_0020_0012_	198	ISLINGTON ST	102	6/13/2014	549,900	240,800	505,500	0.44
0232_0121_0004_	777	MIDDLE RD	102	6/13/2014	152,500	148,100	145,300	0.97
0146_0023_0002_	140	CASS ST	102	6/16/2014	222,000	190,100	207,600	0.86
0232_0157_0000_	40	MARJORIE ST	101	6/16/2014	415,000	268,600	424,600	0.65
0149_0029_0001_	50	ORCHARD ST	102	6/16/2014	379,000	322,600	357,100	0.85
0138_0045_0004_	241	ISLINGTON ST	102	6/17/2014	405,200	314,900	367,500	0.78
0232_0054_0000_	820	MIDDLE RD	101	6/17/2014	340,000	263,800	286,000	0.78
0223_0030_0065_	579	SAGAMORE AVE	102	6/19/2014	544,000	443,300	531,500	0.81
0272_0009_7182_	1602	WHITE CEDAR BLVD	102	6/23/2014	113,000	102,400	120,900	0.91

Mblu	Str #	Str Name	Use Code	Sale Date	Sale Price	Old Value	New Value	Ratio
0272_0009_7097_	901	WHITE CEDAR BLVD	102	6/24/2014	118,500	97,300	109,000	0.82
0126_0033_0404_	51	ISLINGTON ST	102	6/25/2014	470,000	447,000	468,300	0.95
0140_0012_0002_	46	DENNETT ST	102	6/26/2014	402,500	0	382,600	0.00
0160_0036_0000_	361	DENNETT ST	101	6/26/2014	425,000	283,600	393,200	0.67
0138_0030_0002_	37	LANGDON ST	102	6/26/2014	355,000	281,300	344,400	0.79
0283_0040_0001_	1011	BANFIELD RD	101	6/27/2014	390,000	338,100	367,700	0.87
0212_0042_0000_	115	CONCORD WAY	101	6/27/2014	215,000	190,300	201,700	0.89
0250_0117_0000_	250	MCKINLEY RD	101	6/30/2014	358,000	289,300	299,800	0.81
0169_0002_0000_	245	SPINNEY RD	101	6/30/2014	650,000	649,800	615,800	1.00
0135_0069_0000_	199	UNION ST	101	6/30/2014	486,400	425,400	442,800	0.87
0135_0049_0000_	42	CABOT ST	101	7/1/2014	343,500	346,100	341,600	1.01
0250_0095_0000_	525	FW HARTFORD DR	101	7/1/2014	500,000	400,400	413,700	0.80
0151_0027_0000_	1195	SOUTH ST	101	7/1/2014	470,000	473,800	517,500	1.01
0137_0028_0002_	201	SUMMER ST	102	7/1/2014	385,000	253,700	360,400	0.66
0232_0121_0065_	777	MIDDLE RD	102	7/2/2014	199,000	192,800	200,800	0.97
0110_0007_0004_	139	SOUTH ST	102	7/2/2014	615,000	536,200	587,100	0.87
0272_0006_0510_	514	SPRINGBROOK CIR	102	7/2/2014	163,000	148,700	152,500	0.91
0101_0026_0000_	140	NEW CASTLE AVE	101	7/3/2014	665,000	632,800	637,000	0.95
0148_0037_0000_	765	MIDDLE ST	101	7/7/2014	1,015,000	859,000	984,100	0.85
0217_0002_0003_	4	STAYSAIL WAY	102	7/7/2014	245,000	209,300	243,300	0.85
0105_0002_004A_	1	HARBOUR PL	102	7/8/2014	1,500,000	1,154,800	1,438,100	0.77
0272_0006_0911_	913	SPRINGBROOK CIR	102	7/10/2014	162,000	148,700	152,500	0.92
0133_0053_0000_	205	WIBIRD ST	101	7/10/2014	643,000	518,600	594,500	0.81
0160_0022_0000_	30	BURKITT ST	101	7/11/2014	425,000	259,600	366,100	0.61
0134_0014_0002_	439	LINCOLN AVE	102	7/11/2014	369,000	306,900	346,500	0.83
0138_0043_0009_	249	ISLINGTON ST	102	7/14/2014	211,000	188,000	210,300	0.89
0272_0006_0611_	609	SPRINGBROOK CIR	102	7/14/2014	164,900	148,700	152,500	0.90
0272_0009_7122_	1102	WHITE CEDAR BLVD	102	7/14/2014	100,000	84,500	103,800	0.85
0147_0029_0001_	220	CASS ST	102	7/15/2014	330,000	319,900	326,300	0.97
0258_0035_0000_	551	GREENLAND RD	101	7/15/2014	361,000	270,800	309,600	0.75
0142_0030_0000_	71	PROSPECT ST	101	7/15/2014	296,000	228,200	292,700	0.77
0162_0064_0003_	37	WOODBURY AVE	102	7/15/2014	305,000	241,800	285,900	0.79
0116_003T_0000_	401	STATE ST	102	7/16/2014	293,500	286,700	277,600	0.98
0251_0099_0000_	36	EDGEWOOD RD	101	7/17/2014	255,000	217,600	245,600	0.85
0225_0026_0000_	6	REGINA RD	101	7/17/2014	649,900	426,200	585,900	0.66
0212_0060_0000_	116	CONCORD WAY	101	7/18/2014	192,000	314,300	198,500	1.64

Mblu	Str #	Str Name	Use Code	Sale Date	Sale Price	Old Value	New Value	Ratio
0291_0007_0170_	170	CODFISH CORNER RD	103	7/22/2014	43,000	39,600	40,300	0.92
0102_0075_0003_	306	MARCY ST	102	7/22/2014	460,000	399,900	444,300	0.87
0251_0027_0000_	225	MCKINLEY RD	101	7/22/2014	370,000	301,200	328,100	0.81
0152_0049_0000_	846	MIDDLE ST	101	7/22/2014	989,000	761,600	877,300	0.77
0117_0009_0204_	55	CONGRESS ST	102	7/24/2014	284,500	243,500	273,300	0.86
0113_0025_0000_	30	ELWYN AVE	101	7/24/2014	535,000	337,300	462,400	0.63
0212_0168_0003_	39	ALBACORE WAY	102	7/25/2014	340,000	281,000	331,700	0.83
0160_0031_0001_	421	DENNETT ST	102	7/25/2014	385,000	0	353,800	0.00
0260_0098_0000_	35	WHIPPLE CT	101	7/25/2014	305,000	235,300	244,800	0.77
0117_0029_0003_	36	MARKET ST	102	7/28/2014	1,057,000	788,300	991,300	0.75
0129_0040_0000_	165	RICHARDS AVE	101	7/28/2014	575,000	406,600	551,700	0.71
0250_0020_0000_	8	VAN BUREN AVE	101	7/28/2014	310,000	284,700	298,500	0.92
0137_0020_0014_	198	ISLINGTON ST	102	7/29/2014	619,900	261,100	552,400	0.42
0151_0014_0000_	208	WILLARD AVE	101	7/29/2014	540,000	384,900	519,500	0.71
0217_0002_0129_	37	STAYSAIL WAY	102	7/31/2014	209,000	187,900	203,500	0.90
0270_0024_0000_	290	FW HARTFORD DR	101	8/1/2014	507,000	487,000	498,700	0.96
0165_0004_001A_	871	ISLINGTON ST	102	8/1/2014	370,000	259,300	356,200	0.70
0221_0010_0000_	108	JONES AVE	101	8/1/2014	742,500	461,500	682,400	0.62
0162_0005_0000_	303	THORNTON ST	101	8/1/2014	335,000	250,400	332,400	0.75
0272_0009_7050_	502	WHITE CEDAR BLVD	102	8/1/2014	115,000	97,300	109,000	0.85
0131_0035_0000_	391	MILLER AVE	101	8/5/2014	584,000	437,300	493,700	0.75
0291_0007_0327_	327	DOLPHIN DR	103	8/8/2014	115,000	102,500	104,000	0.89
0293_0019_0033_	380	OCEAN RD	102	8/8/2014	220,000	185,100	200,200	0.84
0159_0018_0000_	105	THORNTON ST	101	8/8/2014	344,000	280,800	332,000	0.82
0250_0072_0000_	38	HARDING RD	101	8/11/2014	305,000	258,600	281,600	0.85
0218_0013_0000_	17	OAK ST	101	8/11/2014	293,600	236,800	283,800	0.81
0212_0168_0001_	39	ALBACORE WAY	102	8/14/2014	345,100	292,200	331,700	0.85
0132_0019_000A_	911	SOUTH ST	102	8/14/2014	337,900	267,000	319,800	0.79
0163_0026_0000_	22	COTTAGE ST	101	8/15/2014	327,500	317,400	359,100	0.97
0113_0030_0000_	47	ELWYN AVE	104	8/18/2014	595,000	390,900	529,200	0.66
0138_0049_0000_	13	MCDONOUGH ST	101	8/19/2014	325,000	295,000	309,900	0.91
0237_0060_0013_	155	ECHO AVE	102	8/20/2014	219,000	219,500	226,900	1.00
0212_0188_0000_	33	LAUREL COURT	101	8/20/2014	439,900	390,300	398,800	0.89
0225_0044_0000_	782	ELWYN RD	101	8/26/2014	263,000	226,600	243,000	0.86
0144_0026_0003_	304	CABOT ST	102	8/28/2014	525,000	449,700	508,500	0.86
0156_0022_0003_	22	COLUMBIA ST	102	8/28/2014	365,000	269,500	341,900	0.74

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0165_0004_003B_	871	ISLINGTON ST	102	8/28/2014	400,000	285,600	387,600	0.71
0292_0080_0000_	7	SUZANNE DR	101	8/28/2014	235,000	222,200	223,100	0.95
0247_0047_0000_	250	ELWYN RD	101	8/29/2014	392,000	305,500	352,200	0.78
0223_0030_0072_	579	SAGAMORE AVE	102	8/29/2014	660,000	536,700	612,800	0.81
0105_0013_0203_	68	STATE ST	102	8/29/2014	540,000	437,800	523,700	0.81
0209_0077_0000_	345	LESLIE DR	101	9/2/2014	307,000	217,000	247,600	0.71
0150_0012_0000_	1020	SOUTH ST	101	9/2/2014	630,000	375,600	609,500	0.60
0217_0002_0121_	21	STAYSAIL WAY	102	9/2/2014	232,000	187,900	203,500	0.81
0291_0007_0005_	5	TUNA TER	103	9/2/2014	31,500	27,100	33,400	0.86
0272_0009_7193_	1701	WHITE CEDAR BLVD	102	9/3/2014	128,900	93,300	110,100	0.72
0250_0014_0000_	24	HARRISON AVE	101	9/4/2014	295,000	293,700	298,900	1.00
0137_0020_0009_	198	ISLINGTON ST	102	9/4/2014	314,200	263,700	286,600	0.84
0152_0010_0001_	71	MIDDLE RD	102	9/4/2014	350,000	326,500	342,200	0.93
0212_0140_0001_	62	PORPOISE WAY	101	9/4/2014	194,000	0	191,500	0.00
0212_0140_0000_	60	PORPOISE WAY	101	9/5/2014	179,500	311,300	184,000	1.73
0223_0030_0070_	579	SAGAMORE AVE	102	9/8/2014	674,900	519,100	620,900	0.77
0217_0002_0028_	71	SPINNAKER WAY	102	9/8/2014	217,900	181,700	206,300	0.83
0105_0002_001B_	1	HARBOUR PL	102	9/10/2014	1,331,600	943,000	1,283,100	0.71
0291_0007_0118_	118	BLUEFISH BLVD	103	9/14/2014	85,000	79,000	75,100	0.93
0105_0002_1-11_	135	BOW ST	102	9/15/2014	805,000	577,900	787,000	0.72
0159_0039_0000_	111	STARK ST	101	9/15/2014	432,500	381,400	415,900	0.88
0261_0010_0000_	455	GREENSIDE AVE	101	9/16/2014	240,000	238,400	238,200	0.99
0261_0006_0000_	418	SHERBURNE RD	101	9/16/2014	350,000	283,500	288,700	0.81
0270_0030_0000_	230	FW HARTFORD DR	101	9/17/2014	587,500	567,400	551,900	0.97
0236_0069_0000_	99	MEADOW RD	101	9/17/2014	352,500	305,400	346,700	0.87
0159_0016_0000_	96	SPARHAWK ST	101	9/17/2014	375,000	288,100	340,600	0.77
0149_0029_0002_	48	ORCHARD ST	101	9/17/2014	350,000	326,000	359,800	0.93
0102_0039_0000_	43	PRAY ST	101	9/18/2014	637,500	617,100	620,500	0.97
0111_0021_0000_	54	LINCOLN AVE	101	9/19/2014	485,000	396,300	457,600	0.82
0141_0037_0004_	273	MAPLEWOOD AVE	102	9/19/2014	215,000	181,000	203,500	0.84
0131_0026_0001_	352	MILLER AVE	102	9/19/2014	335,000	252,900	332,600	0.75
0207_0022_0000_	5	MOEBUS TER	101	9/19/2014	615,000	473,800	571,500	0.77
0230_0025_0000_	7	ANDREW JARVIS DR	101	9/22/2014	455,900	271,100	456,700	0.59
0147_0006_0000_	255	CASS ST	104	9/22/2014	430,000	279,000	354,900	0.65
0217_0002_1820_	3	OSPREY DR	101	9/22/2014	364,900	285,400	309,000	0.78
0120_0002_005L_	500	MARKET ST	102	9/23/2014	405,000	282,200	382,100	0.70

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0148_0055_0001_	126	WIBIRD ST	102	9/23/2014	325,000	270,800	309,400	0.83
0126_0033_0201_	51	ISLINGTON ST	102	9/24/2014	665,000	606,100	619,600	0.91
0147_0001_0008_	5	OLD PARISH WAY	102	9/25/2014	554,900	412,200	552,900	0.74
0144_0018_0000_	295	CABOT ST	101	9/26/2014	362,000	297,000	343,800	0.82
0212_0040_0000_	635	KEARSARGE WAY	109	9/26/2014	335,000	337,900	354,200	1.01
0103_0072_0000_	104	GATES ST	101	9/30/2014	650,000	499,700	550,800	0.77
0171_0014_0002_	1039	ISLINGTON ST	102	9/30/2014	245,000	240,800	238,100	0.98
0130_0053_0002_	279	RICHARDS AVE	102	9/30/2014	340,000	0	329,200	0.00
0129_0027_0000_	205	ROCKLAND ST	105	9/30/2014	785,000	585,500	772,500	0.75
0217_0002_0108_	133	SPINNAKER WAY	102	9/30/2014	315,000	262,400	284,900	0.83
0161_0036_0000_	603	DENNETT ST	104	10/1/2014	427,500	383,200	426,200	0.90
0262_0006_0000_	1002	GREENLAND RD	104	10/1/2014	304,500	294,800	322,000	0.97
0116_0013_0004_	414	STATE ST	102	10/1/2014	218,000	147,100	201,600	0.67
0268_0054_0000_	17	TAFT RD	101	10/1/2014	400,000	345,500	365,000	0.86
0272_0006_0212_	215	SPRINGBROOK CIR	102	10/3/2014	155,000	148,700	152,500	0.96
0269_0044_0000_	100	FW HARTFORD DR	101	10/6/2014	462,000	599,100	510,800	1.30
0223_0030_0102_	579	SAGAMORE AVE	102	10/6/2014	815,000	629,700	798,800	0.77
0233_0116_0002_	1393	ISLINGTON ST	102	10/7/2014	340,000	305,100	325,500	0.90
0212_0066_0001_	99	PORPOISE WAY	101	10/7/2014	207,000	192,000	207,400	0.93
0250_0064_0000_	3	DWIGHT AVE	101	10/10/2014	285,000	276,800	294,600	0.97
0102_0055_0002_	428	PLEASANT ST	102	10/10/2014	460,000	0	454,000	0.00
0160_0019_0000_	29	BURKITT ST	101	10/14/2014	383,000	265,700	340,600	0.69
0147_0001_0004_	36	MADISON ST	102	10/14/2014	560,000	399,500	535,500	0.71
0101_0079_0000_	540	MARCY ST	101	10/14/2014	790,000	628,600	682,600	0.80
0232_0121_0034_	777	MIDDLE RD	102	10/14/2014	180,000	184,700	185,600	1.03
0217_0002_0047_	109	SPINNAKER WAY	102	10/15/2014	223,000	197,600	226,100	0.89
0291_0007_0427_	427	STRIPED BASS AVE	103	10/16/2014	143,500	0	131,200	0.00
0223_0030_0042_	579	SAGAMORE AVE	102	10/20/2014	545,000	411,300	509,500	0.75
0272_0006_0201_	201	SPRINGBROOK CIR	102	10/20/2014	176,000	148,700	152,500	0.84
0291_0007_0045_	45	OCTOPUS AVE	103	10/21/2014	144,300	0	130,900	0.00
0130_0053_0001_	279	RICHARDS AVE	102	10/21/2014	339,000	0	322,000	0.00
0272_0006_0501_	501	SPRINGBROOK CIR	102	10/21/2014	165,000	148,700	152,500	0.90
0107_0068_0205_	224	STATE ST	102	10/21/2014	321,000	283,200	314,800	0.88
0116_0039_0005_	110	COURT ST	102	10/23/2014	133,000	109,200	127,900	0.82
0103_0083_0002_	35	HOWARD ST	102	10/23/2014	479,000	395,700	440,300	0.83
0209_0085_0002_	525	MAPLEWOOD AVE	102	10/23/2014	263,000	0	251,300	0.00

Mblu	Str #	Str Name	Use Code	Sale Date	Sale Price	Old Value	New Value	Ratio
0109_0001_0000_	53	WHIDDEN ST	101	10/23/2014	620,000	456,700	612,500	0.74
0212_0172_0001_	20	ALBACORE WAY	102	10/24/2014	352,000	297,800	337,800	0.85
0145_0001_0002_	304	ISLINGTON ST	102	10/27/2014	260,000	222,600	257,600	0.86
0135_0019_0000_	514	MIDDLE ST	101	10/27/2014	470,500	387,900	446,700	0.82
0207_0073_0000_	284	NEW CASTLE AVE	101	10/27/2014	700,000	509,100	659,500	0.73
0116_0047_0006_	98	COURT ST	102	10/28/2014	300,000	0	286,100	0.00
0217_0002_0101_	142	SPINNAKER WAY	102	10/29/2014	335,000	280,700	318,600	0.84
0107_0057_0004_	126	STATE ST	102	10/30/2014	542,500	359,300	495,000	0.66
0291_0007_0027_	27	DESFOSES AVE	103	10/31/2014	35,000	38,800	40,100	1.11
0212_0002_0000_	107	PREBLE WAY	101	10/31/2014	227,000	212,400	207,800	0.94
0117_0009_0205_	55	CONGRESS ST	102	11/3/2014	255,000	210,800	231,500	0.83
0233_0121_0000_	1273	ISLINGTON ST	101	11/3/2014	289,000	265,800	283,400	0.92
0106_0025_0003_	55	MARKET ST	102	11/4/2014	545,000	416,800	520,700	0.76
0102_0055_0003_	428	PLEASANT ST	102	11/4/2014	495,000	0	544,700	0.00
0147_0001_0007_	30	MADISON ST	102	11/5/2014	570,000	399,100	532,200	0.70
0293_0019_0016_	380	OCEAN RD	102	11/5/2014	195,000	228,500	213,400	1.17
0250_0024_0000_	299	MCKINLEY RD	101	11/7/2014	329,900	284,700	319,800	0.86
0146_0023_0003_	140	CASS ST	102	11/13/2014	225,000	192,300	222,000	0.85
0126_0025_0005_	86	ISLINGTON ST	102	11/13/2014	258,000	221,300	246,800	0.86
0261_0072_0000_	237	HOLLY LN	101	11/14/2014	256,000	241,700	249,500	0.94
0149_0004_0000_	201	PARK ST	101	11/14/2014	580,000	470,300	545,300	0.81
0148_0054_0000_	539	LINCOLN AVE	101	11/14/2014	465,000	346,300	404,400	0.74
0260_0074_0000_	54	MASON AVE	101	11/17/2014	295,000	252,200	248,400	0.85
0232_0121_0010_	777	MIDDLE RD	102	11/17/2014	157,000	151,000	148,700	0.96
0291_0007_0044_	44	OCTOPUS AVE	103	11/17/2014	139,300	0	129,200	0.00
0243_0011_0000_	451	PEVERLY HILL RD	101	11/17/2014	239,000	213,300	223,000	0.89
0101_0060_0002_	50	SOUTH SCHOOL ST	102	11/17/2014	532,500	442,800	490,800	0.83
0236_0068_0000_	125	MEADOW RD	101	11/18/2014	340,000	341,300	350,500	1.00
0223_0030_0069_	579	SAGAMORE AVE	102	11/18/2014	542,000	373,200	433,700	0.69
0162_0009_0000_	339	BARTLETT ST	101	11/19/2014	255,000	208,900	247,400	0.82
0117_0415_0002_	90	FLEET ST	102	11/19/2014	193,500	159,400	189,400	0.82
0233_0088_0000_	253	MELBOURNE ST	101	11/19/2014	290,000	244,700	272,500	0.84
0293_0019_0034_	380	OCEAN RD	102	11/19/2014	207,500	186,000	187,300	0.90
0151_0017_0000_	238	WILLARD AVE	101	11/20/2014	665,100	485,600	623,200	0.73
0237_0046_0000_	124	WOODLAWN CIR	101	11/21/2014	362,000	316,100	330,900	0.87
0156_0022_0004_	24	COLUMBIA ST	102	11/24/2014	228,900	184,000	232,900	0.80

Mblu	Str #	Str Name	Use Code	Sale Date	Sale Price	Old Value	New Value	Ratio
0138_0015_0007_	133	ISLINGTON ST	102	11/25/2014	487,000	407,200	466,900	0.84
0291_0007_0041_	41	SQUID ST	103	11/25/2014	83,000	0	75,200	0.00
0157_0009_0000_	439	ISLINGTON ST	104	11/26/2014	433,000	285,300	397,200	0.66
0212_0177_0000_	44	LAUREL COURT	101	11/26/2014	451,100	410,000	419,000	0.91
0234_0035_0000_	6	LARRY LN	101	12/1/2014	305,000	241,800	266,400	0.79
0243_0054_0001_	248	PEVERLY HILL RD	102	12/1/2014	300,000	328,600	293,200	1.10
0134_0058_0000_	336	UNION ST	101	12/1/2014	465,000	370,300	447,400	0.80
0119_001B_009A_	33	DEER ST	102	12/1/2014	290,000	269,500	284,300	0.93
0217_0002_0023_	61	SPINNAKER WAY	102	12/2/2014	249,000	205,000	234,900	0.82
0272_0006_0612_	611	SPRINGBROOK CIR	102	12/3/2014	171,500	148,700	152,500	0.87
0127_0024_0000_	119	SUMMER ST	104	12/3/2014	415,000	406,900	382,300	0.98
0161_0044_0000_	507	DENNETT ST	101	12/5/2014	267,000	275,500	292,500	1.03
0291_0007_0430_	430	STRIPED BASS AVE	103	12/8/2014	222,000	0	219,300	0.00
0145_0017_0000_	366	ISLINGTON ST	101	12/8/2014	515,000	359,900	429,100	0.70
0272_0009_7103_	907	WHITE CEDAR BLVD	102	12/9/2014	133,000	116,100	135,900	0.87
0116_0039_0002_	110	COURT ST	102	12/10/2014	275,000	251,400	261,400	0.91
0131_0013_0003_	224	BROAD ST	102	12/10/2014	444,500	366,700	433,100	0.82
0126_0032_0002_	19	PEARL ST	102	12/15/2014	264,500	204,100	244,900	0.77
0272_0009_7227_	1911	WHITE CEDAR BLVD	102	12/15/2014	124,000	106,200	129,900	0.86
0261_0062_0000_	78	HOLLY LN	101	12/16/2014	255,000	260,600	259,700	1.02
0261_0048_0000_	240	HOLLY LN	101	12/16/2014	238,000	215,000	222,100	0.90
0232_0050_0000_	768	MIDDLE RD	104	12/17/2014	408,000	319,300	376,000	0.78
0272_0009_7219_	1903	WHITE CEDAR BLVD	102	12/17/2014	114,000	97,300	109,000	0.85
0232_0121_0020_	777	MIDDLE RD	102	12/18/2014	215,000	190,300	204,800	0.89
0117_0037_0404_	18	CONGRESS ST	102	12/19/2014	735,000	563,500	657,500	0.77
0118_0029_0009_	77	HANOVER ST	102	12/19/2014	575,000	525,500	556,300	0.91
0148_0034_0000_	687	MIDDLE ST	101	12/19/2014	745,000	593,600	733,000	0.80
0150_0009_0001_	992	SOUTH ST	102	12/20/2014	425,000	414,900	419,300	0.98
0145_0088_0002_	145	CABOT ST	102	12/22/2014	251,000	169,900	231,500	0.68
0250_0043_0000_	5	TRUMAN PL	101	12/22/2014	369,000	282,100	315,900	0.76
0288_0003_0017_	121	EASTWOOD DR	101	12/29/2014	365,000	374,500	367,900	1.03
0138_0046_0003_	28	LANGDON ST	102	12/30/2014	240,000	193,200	225,400	0.81
0102_0055_0001_	428	PLEASANT ST	102	12/30/2014	500,000	0	465,700	0.00
0128_0001_0003_	19	RICHARDS AVE	102	12/30/2014	370,000	309,600	357,900	0.84
0217_0002_0069_	86	SPINNAKER WAY	102	12/30/2014	245,000	202,100	235,600	0.82
0136_0040_0000_	31	CABOT ST	101	12/31/2014	340,000	306,300	335,300	0.90

Mblu	Str #	Str Name	Use Code	Sale Date	Sale Price	Old Value	New Value	Ratio
0144_0016_0000_	311	CABOT ST	101	12/31/2014	385,000	311,800	331,500	0.81
0150_0027_000A_	56	MARSTON AVE	102	12/31/2014	444,000	360,700	423,900	0.81
0261_0007_0000_	420	SHERBURNE RD	101	1/6/2015	315,000	244,300	257,300	0.78
0291_0007_0226_	226	MACKEREL AVE	103	1/12/2015	78,700	80,700	74,900	1.03
0250_0087_0000_	580	FW HARTFORD DR	101	1/16/2015	495,000	434,100	443,300	0.88
0160_0012_0000_	30	SPARHAWK ST	101	1/16/2015	423,000	308,200	357,200	0.73
0292_0161_0000_	71	WINCHESTER ST	101	1/16/2015	239,900	223,200	222,300	0.93
0156_0016_0006_	46	COLUMBIA ST	102	1/20/2015	320,000	236,500	303,800	0.74
0134_0020_0000_	208	HIGHLAND ST	101	1/20/2015	600,000	477,100	563,300	0.80
0209_0085_0004_	525	MAPLEWOOD AVE	102	1/20/2015	236,500	0	210,600	0.00
0207_0037_0001_	274	NEW CASTLE AVE	102	1/20/2015	425,000	0	398,600	0.00
0270_0003_0000_	235	FW HARTFORD DR	101	1/26/2015	433,000	443,700	441,800	1.02
0118_0029_0017_	77	HANOVER ST	102	1/26/2015	1,250,000	837,700	1,171,600	0.67
0268_0099_0004_	4	PHEASANT LN	101	1/28/2015	558,000	512,700	541,200	0.92
0261_0065_0000_	77	HOLLY LN	101	1/29/2015	325,000	311,400	313,600	0.96
0212_0169_0003_	33	ALBACORE WAY	102	1/30/2015	345,000	281,000	331,700	0.81
0156_0001_0001_	490	ISLINGTON ST	102	1/30/2015	218,000	175,000	207,800	0.80
0212_0109_0001_	251	RALEIGH WAY	101	1/30/2015	260,000	239,100	261,200	0.92
0135_0046_0000_	16	CABOT ST	104	2/2/2015	307,500	285,900	299,100	0.93
0231_0001_0000_	440	LAFAYETTE RD	101	2/2/2015	399,900	450,700	394,000	1.13
0219_0031_0000_	1003	WOODBURY AVE	101	2/2/2015	290,000	269,200	298,100	0.93
0126_0033_0502_	51	ISLINGTON ST	102	2/3/2015	560,000	616,300	549,700	1.10
0138_0042_0002_	43	CORNWALL ST	102	2/6/2015	300,000	276,400	296,200	0.92
0116_03AA_0000_	401	STATE ST	102	2/6/2015	400,900	387,900	399,700	0.97
0249_0012_0000_	510	FW HARTFORD DR	101	2/11/2015	489,000	422,200	432,900	0.86
0117_0412_0008_	80	FLEET ST	102	2/17/2015	182,000	146,900	174,900	0.81
0127_0009_0000_	160	MIDDLE ST	101	2/17/2015	975,000	1,086,100	991,800	1.11
0217_0002_0026_	67	SPINNAKER WAY	102	2/19/2015	275,000	225,700	256,000	0.82
0201_0006_0000_	5	SAGAMORE GRV	101	2/20/2015	300,000	283,700	298,600	0.95
0101_0063_0000_	86	SOUTH SCHOOL ST	101	2/20/2015	600,000	569,200	604,600	0.95
0233_0023_0000_	23	SHEFFIELD RD	101	2/23/2015	315,000	269,600	293,900	0.86
0140_0019_0002_	152	DENNETT ST	102	2/24/2015	310,000	235,700	305,500	0.76
0232_0035_0000_	2	SYLVESTER ST	101	2/24/2015	389,900	312,300	333,400	0.80
0219_0037_0000_	869	WOODBURY AVE	101	2/24/2015	265,000	248,400	254,900	0.94
0224_0010_0010_	239	GOSPORT RD	101	2/25/2015	1,450,000	1,229,800	1,410,700	0.85
0233_0107_0000_	1474	ISLINGTON ST	101	2/25/2015	209,000	237,100	231,700	1.13

Mblu	Str #	Str Name	Use Code	Sale Date	Sale Price	Old Value	New Value	Ratio
0222_0072_0000_	323	JONES AVE	101	2/27/2015	340,000	325,200	339,300	0.96
0143_0007_001A_	122	MILL POND WAY	102	3/2/2015	640,000	547,700	616,200	0.86
0117_0055_0000_	16	PORTER ST	101	3/2/2015	799,900	668,800	715,800	0.84
0217_0002_0019_	45	SPINNAKER WAY	102	3/2/2015	264,000	212,800	247,200	0.81
0220_0093_0000_	207	MYRTLE AVE	101	3/3/2015	250,000	277,200	268,100	1.11
0145_0079_0001_	142	CABOT ST	102	3/5/2015	300,000	276,800	295,500	0.92
0126_0025_0004_	86	ISLINGTON ST	102	3/5/2015	265,000	222,800	248,600	0.84
0272_0009_7149_	1305	WHITE CEDAR BLVD	102	3/6/2015	133,000	102,500	120,900	0.77
0146_0023_0006_	140	CASS ST	102	3/9/2015	234,000	193,500	222,000	0.83
0221_0084_0000_	44	LOOKOUT LN	101	3/9/2015	845,000	560,700	788,200	0.66
0118_0029_0012_	77	HANOVER ST	102	3/16/2015	830,000	695,500	764,500	0.84
0174_0001_0000_	110	WOODBURY AVE	101	3/16/2015	370,000	296,900	351,100	0.80
0251_0103_0000_	16	EDGEWOOD RD	101	3/19/2015	290,000	215,500	263,100	0.74
0272_0006_0708_	707	SPRINGBROOK CIR	102	3/19/2015	168,500	148,700	152,500	0.88
0217_0002_0089_	118	SPINNAKER WAY	102	3/20/2015	276,000	224,700	252,500	0.81
0230_0023_0000_	417	LAFAYETTE RD	101	3/23/2015	425,000	295,100	343,600	0.69
0215_0009_0041_	102	ORIENTAL GDNS	103	3/24/2015	29,000	16,900	21,500	0.58
0272_0006_0103_	113	SPRINGBROOK CIR	102	3/26/2015	183,000	148,700	157,800	0.81
0132_0022_0000_	613	UNION ST	101	3/27/2015	1,474,300	1,043,400	1,346,200	0.71
0206_0016_0000_	143	BRACKETT RD	101	3/30/2015	675,000	421,400	659,900	0.62
0103_0045_0002_	277	MARCY ST	102	3/30/2015	346,000	327,600	339,700	0.95
0293_0019_0025_	380	OCEAN RD	102	3/30/2015	218,000	198,400	201,300	0.91
0224_0010_0040_	49	ODIORNE POINT RD	101	3/30/2015	890,000	827,100	920,500	0.93
0219_0035_0001_	897	WOODBURY AVE	102	3/30/2015	415,000	0	372,100	0.00
0223_0030_0040_	579	SAGAMORE AVE	102	3/31/2015	435,000	412,600	451,100	0.95

Totals: 134,749,300 107,723,100 0.799

Mean: 0.809
Weighted Mean: 0.799
PRD: 1.011