

County: 28- GRAND TRAVERSE

Unit: GARFIELD CHTR TWP (05)

Class: Residential

Parcel Number	Class	Sale Date	Liber/Page	Inst. Neigh.	Grantor	Grantee	Terms-of-Sale	Sale Price	Adj.Sale Price	Assessment	Ratio	Mult
05-005-037-00	402	04/22/2022	2022R-07143	WD	ZAMARRON BRUB	LANE RYAN & MEGAN	03-ARM'S LENGTH	149,500	149,500	33,900	22.68	
05-006-005-00	401	09/07/2022	2022R-14724	WD	FRANKLIN BEVERLY K	DIPISA MICHAEL & CORRINE	03-ARM'S LENGTH	335,000	335,000	104,000	31.04	
05-006-013-20	401	04/29/2022	2022R-07486	WD	KRAUSE JACOB A	MCGINIEY RUSSELL & RACHEL	03-ARM'S LENGTH	280,000	280,000	81,800	29.21	
05-006-016-45	402	08/10/2022	2022R-13156	WD	SMITH BENJAMIN & MEGAN	SCHRIDER EMILY T	03-ARM'S LENGTH	120,000	120,000	51,600	43.00	
05-008-035-00	401	07/29/2022	2022R-13223	WD	BROWNIE BRUCE & TRACY	KOLBUSZ TYLER	03-ARM'S LENGTH	250,000	250,000	79,800	31.92	
05-008-038-30	401	04/25/2022	2022R-07382	WD	PHILLIPS EMIT & KAREN	NIEDBALSKI DEBRA & PETER	03-ARM'S LENGTH	425,000	425,000	125,000	29.41	
05-013-018-00	401	08/04/2022	2022R-15321	WD	HIGGINS JANICE M	SIMERSON AMIEE	03-ARM'S LENGTH	165,000	165,000	88,600	53.70	
05-014-089-00	401	09/23/2022	2022R-16257	WD	STALBAUM JOHN H	SHARP JAMIE L	03-ARM'S LENGTH	273,000	273,000	71,400	26.15	
05-014-103-00	401	05/06/2022	2022R-07955	WD	COBALT LLC	ACKERMAN PEGGY L	03-ARM'S LENGTH	300,000	300,000	88,000	29.33	
05-017-016-10	402	09/08/2022	2022R-15114	WD	EDEN GRANT	DAVIS ERIC & EMILY	03-ARM'S LENGTH	42,000	42,000	17,300	41.19	
05-017-023-00	401	04/26/2022	2022R-07398	WD	BUILES JOSE F & RENEE S	WALLER JUSTIN & MONICA	03-ARM'S LENGTH	383,000	383,000	118,600	30.97	
05-020-007-02	401	07/25/2022	2022R-12257	WD	WALTERS DANIEL J	CRANE STEVEN & GUERNSEY E	03-ARM'S LENGTH	332,700	332,700	99,600	29.94	
05-021-048-00	401	06/23/2022	2022R-09645	WD	BANTON ARLENE TRUST	TEMPLETON FAMILY TRUST	03-ARM'S LENGTH	362,500	362,500	108,800	30.01	
05-025-015-00	401	06/24/2022	2022R-10808	WD	RICE RODNEY L & MARILYN J	PETERS KEITH & TERI	03-ARM'S LENGTH	305,000	305,000	106,800	35.02	
05-025-024-00	401	06/06/2022	2022R-10122	WD	TITUS WENDELL E	OLIVIER CORNELIUS & NATAL	03-ARM'S LENGTH	1,075,000	1,075,000	301,300	28.03	
05-026-020-32 + Pcls 05-057-012-00	402	06/30/2022	2022R-11547	WD	CONANT DENNIS C & JUDITH	CRAIG RYAN & JENNIFER	19-MULTI PARCEL ARM'	495,000	495,000	242,700	49.03	
05-026-020-33	402	08/31/2022	2022R-14416	WD	STRAIT THOMAS	T & R INVESTMENTS	03-ARM'S LENGTH	315,000	315,000	94,400	29.97	
05-027-020-20	401	04/18/2022	2022R-06981	WD	BASCH STEVEN D & LINDA M	ARBIB STEPHANIE	03-ARM'S LENGTH	457,500	457,500	151,500	33.11	
05-028-001-00	401	06/01/2022	2022R-09267	WD	OCKERT EMMA E TRUST	3033 HARTMAN ROAD LLC	03-ARM'S LENGTH	310,000	310,000	92,200	29.74	
05-028-029-50	401	09/30/2022	2022R-15932	WD	HAYDEN WILLIAM L & NANCY	BOWYER VISTORIA	03-ARM'S LENGTH	489,000	489,000	233,300	47.71	
05-035-015-00	401	05/20/2022	2022R-08747	WD	DUELL SCOTT & JILL	HERALD LORI	03-ARM'S LENGTH	225,000	225,000	108,300	48.13	
05-035-016-10	401	09/08/2022	2022R-14836	WD	ERICKSON THOMAS	KANIA DANE	03-ARM'S LENGTH	295,000	295,000	113,500	38.47	
05-036-004-31	402	06/02/2022	2022R-10172	WD	MCCOON RYAN M & MARCI A	FRAGERSTROM VICTORIA	03-ARM'S LENGTH	179,000	179,000	78,400	43.80	
05-036-004-40	402	06/01/2022	2022R-09503	WD	MORSE MARK W & DEBORAH J	LANSER ERIC & STACY	03-ARM'S LENGTH	235,000	235,000	69,400	29.53	
05-047-017-02	407	04/20/2022	2022R-07347	WD	ANDREWS AUDREY M	LANNEN DEBRA L	03-ARM'S LENGTH	357,000	357,000	149,500	41.88	
05-057-007-00	401	05/31/2022	2022R-09195	WD	PECK CHRISTOPHER & JENNIF	KOCHANNY ALYSSA & RYAN	03-ARM'S LENGTH	480,000	480,000	138,400	28.83	
05-057-028-00	401	05/26/2022	2022R-09150	WD	SIX GREGORY S	SMITH MATTHEW	03-ARM'S LENGTH	470,000	470,000	151,600	32.26	

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05-070-008-00	401	08/10/2022	2022R-13228	WD	MILLER MORGAN H &	RHODES VICTORIA	03-ARM'S LENGTH	210,000	210,000	69,400	33.05	
05-070-009-00	401	09/16/2022	2022R-15130	WD	BOCKENKAMP TRUST	NUNCHURCH NOEML	03-ARM'S LENGTH	217,125	217,125	69,500	32.01	
05-070-017-00	401	09/30/2022	2022R-16119	WD	CRAGGS JACK	MAGNUS MICHELLE	03-ARM'S LENGTH	228,500	228,500	82,300	36.02	
05-070-034-00	401	05/13/2022	2022R-08404	WD	DENGA PROPERTIES LLC	MORGA DAVID & KELLY	03-ARM'S LENGTH	179,500	179,500	70,000	39.00	
05-070-063-00	401	06/30/2022	2022R-11157	WD	IRVINE WILLIAM T & CAROL	STADNIK MATTHEW & WALDO A	03-ARM'S LENGTH	235,000	235,000	93,800	39.91	
05-075-017-00	401	08/05/2022	2022E-12992	WD	NEW HORIZON SUPPORT CARE	CASKEY KEVIN & CAMPBELL S	03-ARM'S LENGTH	260,000	260,000	113,200	43.54	
05-079-010-00	407	04/15/2022	2022R-06660	WD	ZAEBST LYNNE	OLSHOVE ANNETTE KRISTIN	03-ARM'S LENGTH	365,000	365,000	109,400	29.97	
05-079-034-00	407	07/20/2022	2022R-12225	WD	STUCK WINFIELD L & MARY A	HINES AMY	03-ARM'S LENGTH	335,000	335,000	110,900	33.10	
05-082-018-00	407	09/07/2022	2022R-14853	WD	KIRCHSCHLAGER ROBERT & DI	MAKRIANIS SUSAN J	03-ARM'S LENGTH	335,000	335,000	111,700	33.34	
05-082-027-00	407	04/13/2022	2022R-06677	WD	PETRINI CHRISTINE	GIBSON SARAH R	03-ARM'S LENGTH	331,950	331,950	125,700	37.87	
05-082-044-00	407	06/10/2022	2022R-10831	WD	ADAMS SCOTT & LEA	HUNT SUSAN	03-ARM'S LENGTH	335,000	335,000	113,700	33.94	
05-082-053-00	407	07/15/2022	2022R-11843	WD	GAWNE PAMELA	LORD DONALD & MICHELLE D	03-ARM'S LENGTH	565,000	565,000	167,100	29.58	
05-085-017-00	401	09/15/2022	2022R-15319	WD	JENKINS BRANDON	MASSEY TREVOR	03-ARM'S LENGTH	342,500	342,500	97,100	28.35	
05-090-030-00	401	08/12/2022	2022R-13647	WD	FOSTER DOROTHY M (ELE)	SPARLING ROBERT M	03-ARM'S LENGTH	316,750	316,750	97,200	30.69	
05-090-041-00	401	05/03/2022	2022R-07764	WD	WESTON STEVEN R & BETHELE	HORNBECK JOELLE & BONAREK	03-ARM'S LENGTH	350,000	350,000	86,200	24.63	
05-093-014-00	401	08/09/2022	2022R-13083	WD	VALADE ELIZABETH LEE TRUS	AGOSTINELLI NICK & MOLLY	03-ARM'S LENGTH	556,000	556,000	202,900	36.49	
05-093-015-02	401	07/07/2022	2022R-11377	WD	CANUP DIANA TRUST	NORK DOUGLAS & HITCHCOCK	03-ARM'S LENGTH	570,000	570,000	215,100	37.74	
05-095-005-00	401	07/22/2022	2022R-12947	WD	DILLON MICHELE & KIM	FONS JASON & GREENLEE MAR	03-ARM'S LENGTH	335,900	335,900	114,600	34.12	
05-102-004-00	401	08/01/2022	2022R-12599	WD	COLLIER TOMMIE C	BONE BRAMWELL & ANN	03-ARM'S LENGTH	520,000	520,000	185,700	35.71	
05-103-017-00	407	08/19/2022	2022R-13971	WD	ALLORE JEROME F & THERESE	RENSBERRY DIANE	03-ARM'S LENGTH	475,000	475,000	158,600	33.39	
05-106-003-00	401	07/18/2022	2022R-12284	WD	VERELLEN DOUGLAS & LINDA	FARRON ANDREW & SARAH	03-ARM'S LENGTH	386,000	386,000	129,700	33.60	
05-106-029-20	401	05/12/2022	2022R-08237	WD	STEFFENSEN JARED	PETERS JOHN & MARY BETH	03-ARM'S LENGTH	365,900	365,900	159,000	43.45	
05-107-008-00	401	08/04/2022	2022R-13055	WD	GUTHIER TRUST	MATTSON MARK A	03-ARM'S LENGTH	405,000	405,000	132,500	32.72	
05-108-006-00	402	09/16/2022	2022R-15263	WD	SMS HOLDINGS LLC	KADLEC GINGER & JOHN	03-ARM'S LENGTH	80,000	80,000	35,200	44.00	
05-109-007-00	401	07/29/2022	2022R-12522	WD	FRIEDLI LUCAS & PATRICK	FIBIGER RICHARD & MICHELL	03-ARM'S LENGTH	385,000	385,000	134,900	35.04	
05-109-033-00	401	09/30/2022	2022R-16193	WD	KOSEBA JOHN P	KEYES BRITTNEE & STREHL J	03-ARM'S LENGTH	540,000	540,000	181,300	33.57	
05-112-037-00	407	09/21/2022	2022R-15907	WD	MONTGOMERY PAMELA	JUBILEE RENTALS LLC	03-ARM'S LENGTH	275,000	275,000	84,000	30.55	
05-113-011-00	401	05/05/2022	2022R-10129	WD	GIZA DOLORES A & BERNARD	HOEKWATER MARLA	03-ARM'S LENGTH	295,000	295,000	94,400	32.00	

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05-114-004-00	407	05/11/2022	2022R-09054	WD		BREHM (ELE)	DROSTE NORMAN & JO ANN	03-ARM'S LENGTH	275,000	275,000	114,600	41.67	
05-114-054-00	401	05/02/2022	2022R-09538	WD		PRAHL ANITA B TRUST -16397 INTO TRUST	BERENS STEVE & MARLENE TR	03-ARM'S LENGTH	390,000	390,000	136,500	35.00	
05-114-055-00	401	06/30/2022	2022R-11789	WD		VOSS PETER & LESLIE NARSI	CHIPMAN JANEL & PARROTT E	03-ARM'S LENGTH	382,500	382,500	130,000	33.99	
05-122-010-00	401	07/29/2022	2022R-12566	WD		BUCHANAN JANET L TRUST	CLEMENT ELIZABETH J	03-ARM'S LENGTH	310,000	310,000	129,100	41.65	
05-124-009-00	401	09/30/2022	2022R-15908	WD		KIMBERLY VARGO	WILA CAL	03-ARM'S LENGTH	309,000	309,000	113,300	36.67	
05-125-044-00	401	06/09/2022	2022R-12053	WD		SMITH LARRY J	CRS PROPERTIES LLC	03-ARM'S LENGTH	58,000	58,000	26,000	44.83	
05-125-053-00	401	09/27/2022	2022R-16053	WD		SCHIMENTO SHERRY K	OSBERG PAT & BROOKE	03-ARM'S LENGTH	214,000	214,000	55,900	26.12	
05-128-003-00	407	08/16/2022	2022R-13940	WD		DAVY THOMAS	SOLOMAN ROGER & MARY	03-ARM'S LENGTH	173,000	173,000	82,500	47.69	
05-128-038-00	407	04/07/2022	2022R-06296	WD		FERES DAVID	DANET JOSETTE	03-ARM'S LENGTH	189,000	189,000	81,600	43.17	
05-131-018-00 + Pcls 05-131-019-00	401	07/18/2022	2022R-12287	WD		WEIL JERRY & WILHELM WEIL	PERKINS BREEANA & KEVIN	19-MULTI PARCEL ARM'	910,000	910,000	407,700	44.80	
05-132-023-00	407	09/15/2022	2022R-15143	WD		VRATANINA ELEANOR	MEEKER PHILLIP & JENNIFER	03-ARM'S LENGTH	349,000	349,000	117,200	33.58	
05-132-040-00	407	04/01/2022	2022R-06439	WD		LOMASNEY BLANCHE ESTATE	ROESSER JOHN & EVELYN TRU	03-ARM'S LENGTH	290,000	290,000	110,700	38.17	
05-132-065-00	407	08/24/2022	2022R-14004	WD		DARLINGTON FRANK TRUST	PAULSON KATHLEEN	03-ARM'S LENGTH	305,000	305,000	109,400	35.87	
05-132-069-00	407	09/22/2022	2022R-15565	WD		CROW NANCY N	WESTERMAN LAURA	03-ARM'S LENGTH	266,000	266,000	106,400	40.00	
05-132-085-00	407	08/19/2022	2022R-13816	WD		MARTUCH FH INVESTMENTS LL	NICHOLS LYLE & BEVERLY	03-ARM'S LENGTH	296,500	296,500	115,100	38.82	
05-132-092-00	407	07/22/2022	2022R-12945	WD		DEWAR EDWARD & KATHY & SC	JOHNSON DAVID C	03-ARM'S LENGTH	290,000	290,000	106,700	36.79	
05-145-040-00	401	08/04/2022	2022R-12835	WD		APSEY ERIC & ASHLEY	KOSTRZEWA AARON & MOLLY	03-ARM'S LENGTH	369,000	369,000	91,800	24.88	
05-146-083-00	401	05/09/2022	2022R-08855	WD		NOVAK KIRK A & SHERI E	LANCE ALEXANDER & ALISON	03-ARM'S LENGTH	368,100	368,100	131,600	35.75	
05-149-041-00	401	06/26/2022	2022R-10716	WD		QUTAISSHAT SALAH & MCMANUS	JONES CRAIG A & DIANE E	03-ARM'S LENGTH	495,000	495,000	185,300	37.43	
05-154-170-00	401	08/01/2022	2022R-13235	WD		HACKLEMAN MARY & RONALD	CHESNEY JOSHUA	03-ARM'S LENGTH	364,000	364,000	140,700	38.65	
05-156-002-00	401	04/25/2022	2022R-07882	WD		JAROH KRISTINA	WHITNEY JENCKA	03-ARM'S LENGTH	495,000	495,000	223,700	45.19	
05-158-007-00	401	07/22/2022	2022R-13106	WD		VAUGHAN PATRICK A	ADAMS ZACHARY & JULIE	03-ARM'S LENGTH	485,000	485,000	159,400	32.87	
05-159-031-00	402	09/13/2022	2022R-15080	WD		MUGERIAN SEAN	SIEMER KYLE & MORGAN	03-ARM'S LENGTH	55,000	55,000	33,400	60.73	
05-176-057-00	401	08/12/2022	2022R-13536	WD		JENKINS TANYA	TEETER METICK & TEETER J	03-ARM'S LENGTH	330,000	330,000	101,700	30.82	
05-176-060-00	401	08/29/2022	2022R-14187	WD		ERLEWEIN KATHLEEN D (ELE)	PRICE GRANT & RACHEL	03-ARM'S LENGTH	325,000	325,000	113,700	34.98	
05-176-084-00	401	08/18/2022	2022R-13547	WD		MYES DAVID A & MARY	HOFFMAN NICOLE	03-ARM'S LENGTH	425,000	425,000	130,800	30.78	
05-176-094-00	401	08/24/2022	2022R-14293	WD		PAULSON KATHLEEN LYNN	SMITH BRIAN & ASHLEY	03-ARM'S LENGTH	455,000	455,000	127,100	27.93	

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05-184-018-00	402	07/29/2022	2022R-12468	WD		GOOD KRISTIN & JACKSON DA	RABETTE DAVID & ANGELA	03-ARM'S LENGTH	135,000	135,000	69,100	51.19	
05-184-029-00	401	05/25/2022	2022R-09194	WD		DEAN DAVID A & GLORIA TRU	GUY MELISSA & JEFFREY	03-ARM'S LENGTH	825,000	825,000	320,600	38.86	
05-184-056-00	402	05/05/2022	2022R-07948	WD		INCOCHEE WOODS DEVELOPMEN	YOUNG THOMAS R & MICHELLE	03-ARM'S LENGTH	112,500	112,500	67,500	60.00	
05-195-002-00	401	05/27/2022	2022R-09341	WD		THOMAS PATRICIA A ESTATE	TSAI GARY	03-ARM'S LENGTH	275,000	275,000	75,700	27.53	
05-210-010-00	401	06/27/2022	2022R-11361	WD		STRAIGHT DAVID & CAROL	FRANCIS ADAM & BRADY TAYL	03-ARM'S LENGTH	234,000	234,000	94,100	40.21	
05-215-033-00	402	06/23/2022	2022R-11058	WD		MACHIN PROPERTIES LLC	VANDERPASS ALAN	03-ARM'S LENGTH	50,000	50,000	16,100	32.20	
05-216-011-00	407	06/28/2022	2022R-11474	WD		OLDENBURG DONALD & LAURA	LEWIS SALLY & RICHARD	03-ARM'S LENGTH	365,000	365,000	120,000	32.88	
05-220-009-00	401	04/25/2022	2022R-07070	WD		ROXBURGH CHRIS & BEA	LIBERTY PROPERTIES NORTH	03-ARM'S LENGTH	230,000	230,000	76,000	33.04	
05-220-028-00	401	09/02/2022	2022R-14900	WD		ROBERTS ADAM	EIKEY JAMOE & KOLLIN	03-ARM'S LENGTH	275,000	275,000	91,500	33.27	
05-223-014-00	407	07/26/2022	2022R-12439	WD		VARNEY TRUST	LANGO CAROLE S TRUST	03-ARM'S LENGTH	418,000	418,000	167,700	40.12	
05-224-029-00	401	05/16/2022	2022R-08701	WD		MAST FAMILY TRUST	BURTON DONALD & DIANA	03-ARM'S LENGTH	527,000	527,000	200,800	38.10	
05-224-038-00	402	06/03/2022	2022R-09933	WD		KARRMOHR TRUST	STRASKO STEVEN & CHLOE	03-ARM'S LENGTH	62,000	62,000	25,300	40.81	
05-224-063-00	402	09/16/2022	2022R-15515	WD		KARRMOHR TRUST	BUDAY MICHELLE & MICHAEL	03-ARM'S LENGTH	62,000	62,000	25,300	40.81	
05-233-003-00	401	07/25/2022	2022R-12328	WD		MILLER CATHLEEN DODGE	HALES DAVID A	03-ARM'S LENGTH	550,750	550,750	197,900	35.93	
05-235-020-00	401	09/16/2022	2022R-15086	WD		DRAKE ELINORE & JASON	HUNTER ALLISON & MATTHEW	03-ARM'S LENGTH	375,000	375,000	131,100	34.96	
05-240-066-00	401	09/07/2022	2022R-14564	WD		BLACK SHAWN & HANNAH	SHELLMAN BARBARA TRUST	03-ARM'S LENGTH	503,750	503,750	138,900	27.57	
05-241-110-00	401	05/31/2022	2022R-09366	WD		VANPELT CHESTER & TERESA	VLACH CAROLYN & MARILYN	03-ARM'S LENGTH	380,000	380,000	119,400	31.42	
05-264-052-00	407	06/06/2022	2022R-09604	WD		LEEGBRAUND JUDITH	COUTURIER MARTA	03-ARM'S LENGTH	289,000	289,000	114,200	39.52	
05-264-060-00	407	07/26/2022	2022R-13416	WD		FALL CLAUDINE -14283 INTO TRUST	GARST SHARON TRUST	03-ARM'S LENGTH	285,000	285,000	95,400	33.47	
05-264-076-00	407	09/14/2022	2022R-15231	WD		PAUL MARTIN G & MONROE MI	MEINDERTSMA MICHAEL & BRE	03-ARM'S LENGTH	440,000	440,000	134,100	30.48	
05-278-005-11	401	07/15/2022	2022R-11774	WD		WYATT GERALDINE L (ELE)	LYON ANGELA & RAYMOND	03-ARM'S LENGTH	333,000	333,000	94,500	28.38	
05-288-051-00	401	07/14/2022	2022R-12381	WD		HARTSUFF MICHAEL & NICHOL	STROVEN ADAM	03-ARM'S LENGTH	530,000	530,000	160,300	30.25	
05-288-055-00	401	06/16/2022	2022R-10677	WD		TAYLOR LORAIN M TRUST TIC ASSUMED	BECK AMANDA & VARY VIRGIN	03-ARM'S LENGTH	421,000	421,000	143,100	33.99	
05-295-003-00	402	05/02/2022	2022R-07861	WD		FERGUSON MICHAEL & BEVERL	WEBER JEFFREY & ERIN	03-ARM'S LENGTH	160,000	160,000	49,200	30.75	
05-295-070-00	401	08/31/2022	2022R-16863	WD		1390 LAKE DRIVE LLC	HORNUNG NICOLE	03-ARM'S LENGTH	353,650	353,650	115,700	32.72	
05-300-019-00	401	07/11/2022	2022R-11854	WD		PEARCE CAROL TRUST	CAVENDER BENJAMIN & JESSI	03-ARM'S LENGTH	240,000	240,000	74,800	31.17	
05-305-039-00	401	07/11/2022	2022R-11492	WD		FRYE SANDERS A. IV	HACKBARTH MAKENZIE & DRIC	03-ARM'S LENGTH	260,000	260,000	89,700	34.50	

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Unit: GARFIELD CHTR TWP (05)

Class: Residential

Parcel Number	Class	Sale Date	Liber/Page	Inst.	Neigh.	Grantor	Grantee	Terms-of-Sale	Sale Price	Adj.Sale Price	Assessment	Ratio	Mult
05-305-074-00	401	06/13/2022	2022R-10231	WD		LARSON MARK R & DIANE M PROPERLY EXPOSED	COLBURN PATRICK	03-ARM'S LENGTH	330,001	330,001	86,000	26.06	
05-306-007-00	401	07/08/2022	2022R-11683	WD		OLIVER CORNELIUS G & NATA	THOMAS JIM & KISON ERICA	03-ARM'S LENGTH	565,000	565,000	193,200	34.19	
05-306-035-00	401	08/29/2022	2022R-14855	WD		CORPUS TINA LYNN	KELLOPP JOE & MELANIE	03-ARM'S LENGTH	710,000	710,000	218,200	30.73	
05-308-133-00	401	08/01/2022	2022R-12808	WD		MIDDLETON CHRISTOPHER A &	WEBER GORDON & KATHLEEN	03-ARM'S LENGTH	675,000	675,000	229,100	33.94	
05-311-005-00	401	09/08/2022	2022R-14687	WD		SZUR TERESA	MCCOMB LEE & ANDERSON ME	03-ARM'S LENGTH	335,000	335,000	101,500	30.30	
05-313-010-00	401	08/26/2022	2022R-14702	WD		MUNSON SHARON	PEARSON EMILY & BENJAMIN	03-ARM'S LENGTH	550,000	550,000	161,500	29.36	
05-313-013-00	401	09/19/2022	2022R-15170	WD		WILKINSON MARY SUE	KNIGHT SARA & MELVIN DARY	03-ARM'S LENGTH	431,000	431,000	125,000	29.00	
05-314-008-00	402	04/25/2022	2022R-07153	WD		SMS HOLDINGS LLC	MATTSON MARK	03-ARM'S LENGTH	55,000	55,000	30,400	55.27	
05-316-045-00	407	07/28/2022	2022R-12593	WD		ANDERSON MARK A & KAREN L	HOPPE MARGARET E	03-ARM'S LENGTH	380,000	380,000	140,700	37.03	
05-317-012-00	407	05/25/2022	2022R-09320	WD		HARMON B J & ESTHER	MALASKI JUDITH	03-ARM'S LENGTH	450,000	450,000	153,900	34.20	
05-319-029-00	401	07/18/2022	2022R-11856	WD		PATTERSON KEITH B JR -11857 ADD SPOUSE	MCCARTY ARRINGTON & ALANN	03-ARM'S LENGTH	345,000	345,000	115,100	33.36	
05-319-050-00	401	08/22/2022	2022R-13798	WD		SPROULE DANIEL & DIANE	ROTH ROBIN	03-ARM'S LENGTH	328,000	328,000	118,400	36.10	
05-319-197-00	401	07/22/2022	2022R-12650	WD		CATHER EMILY	ROUSH DEREK & KATHRYN	03-ARM'S LENGTH	260,000	260,000	83,600	32.15	
05-319-199-00	401	06/24/2022	2022R-11045	WD		MALONEY JEREMY	DURKIN LAUREL A	03-ARM'S LENGTH	228,000	228,000	83,600	36.67	
05-319-211-00	401	07/29/2022	2022R-12766	WD		HARTL JULIE JTWFRS	SANDERSON BRIANNA & SAVOI	03-ARM'S LENGTH	240,000	240,000	84,000	35.00	
05-319-214-00	401	07/12/2022	2022R-11544	WD		DAUTNER ADIEN	BERGSMA HUNTER	03-ARM'S LENGTH	230,000	230,000	84,500	36.74	
05-325-005-00	401	09/09/2022	2022R-14953	WD		GOSS DAVID M & DEBORAH TR	JAHN DAVID & DROW TANIA	03-ARM'S LENGTH	550,000	550,000	181,400	32.98	
05-330-022-00	401	04/29/2022	2022R-07370	WD		FIELDS JOE N & MARIANNE D	FIRST CONGREGATIONAL CHUR	03-ARM'S LENGTH	360,000	360,000	128,000	35.56	
05-330-038-00	401	05/06/2022	2022R-07838	WD		CONLON PATRICIA N TRUST	KNABUSCH RYAN & ANN	03-ARM'S LENGTH	415,000	415,000	145,100	34.96	
05-330-053-00	401	09/01/2022	2022R-14686	WD		SCHATTE CHRISTOPHER LOUIS	NEWMAN BRANDON	03-ARM'S LENGTH	400,000	400,000	148,800	37.20	
05-330-057-00	401	09/02/2022	2022R-14438	WD		COESENS BARBARA -14439 JOINT TENANTS	HILTON CHRISTOPHER P	03-ARM'S LENGTH	330,000	330,000	101,000	30.61	
05-346-008-00	401	09/23/2022	2022R-15497	WD		RANKIN WILLIAM & LOUISA	SCHOLTEN CARL & KRISTEN	03-ARM'S LENGTH	699,900	699,900	243,600	34.80	
05-351-007-00	401	08/19/2022	2022R-14573	WD		STOCK MICHAEL S & LESLIE	BRADLEY TERENCE L	03-ARM'S LENGTH	450,000	450,000	178,800	39.73	
05-351-018-00	401	09/07/2022	2022R-14758	WD		SHRIFT TIMOTHY J & CORINN	PERKINS MARSHALL & AMANAD	03-ARM'S LENGTH	539,000	539,000	212,100	39.35	
05-403-003-00	407	05/02/2022	2022R-07600	WD		COPPER RIDGE AT COPPER VI	ALFARO MICHAEL J	03-ARM'S LENGTH	295,000	295,000	117,000	39.66	
05-403-007-00	407	04/15/2022	2022R-06675	WD		COPPER RIDGE AT COPPER VI	DUNN HEATHER	03-ARM'S LENGTH	290,000	290,000	118,500	40.86	

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05-403-009-00	407	04/06/2022	2022R-05774	WD		COPPER RIDGE AT COPPER VI MAC KENDRA M		03-ARM'S LENGTH	310,000	310,000	138,700	44.74	
05-403-011-00	407	04/05/2022	2022R-05778	WD		COPPER RIDGE AT COPPER VI MORTON BRIDGETTE & WALTER		03-ARM'S LENGTH	300,000	300,000	118,700	39.57	
05-403-014-00	407	06/10/2022	2022R-09905	WD		COPPER RIDGE AT COPPER VI LAMONT JAMIE		03-ARM'S LENGTH	310,000	310,000	118,300	38.16	
05-403-017-00	407	08/26/2022	2022R-14047	WD		NELSON JAMES D	RIPPENTROP LAUREN	03-ARM'S LENGTH	310,000	310,000	112,000	36.13	
05-403-019-00	407	09/13/2022	2022R-15025	WD		COPPER RIDGE AT COPPER VI JAFFRY ALI & AHMED AIESHA		03-ARM'S LENGTH	312,000	312,000	118,300	37.92	
05-416-003-00 + Pcls 05-420-020-00	407	05/23/2022	2022R-09085	WD		CULBERTSON TRUST	GITTLEN WILLIAM & CAMPBEL	19-MULTI PARCEL ARM'	431,000	431,000	190,700	44.25	
05-446-011-00	402	07/28/2022	2022R-12902	WD		CROWN ASSOCIATES INC	PETERSON KATHLEEN & RONAL	03-ARM'S LENGTH	150,000	150,000	44,200	29.47	
Totals 04/01/2022 - 09/30/2022			Conventional						142	49,328,976	17,258,600	34.99	1.0000
05-005-009-10	401	01/18/2023	2023R-00994	WD		TREDEMEYER SAMUEL	KARWAS MARCIA R TRUST	03-ARM'S LENGTH	400,000	400,000	129,600	32.40	
05-005-031-10	401	10/28/2022	2022R-17864	WD		GODBE PATRICIA & DOUGLAS	8974 SOUTH KASSON STREET	03-ARM'S LENGTH	405,000	405,000	172,200	42.52	
05-007-013-10	401	11/10/2022	2022R-18233	WD		COOK BARBARA J	SCHAUB JAMES & ELIZABETH	03-ARM'S LENGTH	221,000	221,000	84,300	38.14	
05-017-005-12	401	01/03/2023	2023R-00196	WD		NANCE KAITLYN & TIMOTHY	BAUDRY ABIGAIL	03-ARM'S LENGTH	337,000	337,000	108,300	32.14	
05-017-031-60	401	01/04/2023	2023R-00250	WD		BOYNTON FISHER THOMAS & A	MYERS GRANT & KASEY	03-ARM'S LENGTH	575,000	575,000	138,700	24.12	
05-018-006-05	401	11/16/2022	2022R-18633	WD		GAHM TROY	HARDING WESLEY A & BRITTN	03-ARM'S LENGTH	520,025	520,025	168,600	32.42	
05-020-007-06	401	10/06/2022	2022R-16284	WD		WALTERS DANIEL J	NOVOTNY CHANDLER	03-ARM'S LENGTH	295,000	295,000	94,700	32.10	
05-021-048-10	401	01/18/2023	2023R-01936	WD		CAP NORTH LLC	TEMPLETON FAMILY TRUST	03-ARM'S LENGTH	330,000	330,000	100,900	30.58	
05-027-029-35	401	10/12/2022	2022R-16844	WD		SOGGE RICHARD W & MANDY	WHITLOCK JEAN & WESTFAL C	03-ARM'S LENGTH	485,000	485,000	196,000	40.41	
05-033-001-32	401	10/20/2022	2022R-16945	WD		RONGEY DONALD W	DOYLE DAVID M	03-ARM'S LENGTH	495,000	495,000	134,100	27.09	
05-033-013-00	401	03/16/2023	2023R-02901	WD		HAUCH DANIEL K	GROLEAU RYAN	03-ARM'S LENGTH	515,000	515,000	183,900	35.71	
05-050-016-00	401	12/22/2022	2022R-19888	WD		STEINHAUER STEVEN	HALMEKANGAS RICHARD J	03-ARM'S LENGTH	675,000	675,000	226,300	33.53	
05-050-059-00	401	11/30/2022	2022R-18898	WD		JOHNS DONNA & SCOTT	HARTNER THOMAS & ANNETTE	03-ARM'S LENGTH	449,900	449,900	124,200	27.61	
05-055-104-00	401	12/20/2022	2023R-00128	WD		DELGADO OLIVIA	BUMP DAVID & QUINN	03-ARM'S LENGTH	300,000	300,000	131,900	43.97	
05-057-041-00	401	01/17/2023	2023R-00730	WD		BEST SARAH & DAVID	SEABASE REBECCA	03-ARM'S LENGTH	397,000	397,000	148,100	37.30	
05-065-028-10	401	12/21/2022	2022R-19865	CD		SURBER PAYNE LAVERE ILENE	BRAUER MARI & MARILYN	03-ARM'S LENGTH	84,500	84,500	27,900	33.02	
05-070-037-00	401	10/14/2022	2022R-16791	WD		WISTRAND WALTER H JR TRUS	MITCHAEAL MARY BETH	03-ARM'S LENGTH	179,000	179,000	67,700	37.82	
05-070-068-00	401	10/05/2022	2022R-16220	WD		CARDWELL MICHAEL B & STEP	FETTES CHERYL & THOMAS	03-ARM'S LENGTH	225,000	225,000	95,100	42.27	

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05-079-007-00	407	10/14/2022	2022R-17212	WD		ROSE RENA	MORRISON DOUGLAS	03-ARM'S LENGTH	344,000	344,000	106,500	30.96	
05-082-021-00	407	11/03/2022	2022R-17918	WD		PATTERSON KAYLEE & JANET	MIDURA LINDA H	03-ARM'S LENGTH	320,000	320,000	113,400	35.44	
05-099-024-00	401	02/24/2023	2023R-02060	WD		SCHROEDER HARVEY P & BONN	BEDERRA BROCK & SHANNON	03-ARM'S LENGTH	431,500	431,500	153,700	35.62	
05-099-027-00	401	12/14/2022	2022R-19448	WD		MILLROSS CLARA ESTATE	BUCHAN MARILYN	03-ARM'S LENGTH	349,000	349,000	135,100	38.71	
05-101-006-00	401	01/06/2023	2023R-00253	WD		HATHAWAY LORRI A	ARCHAMBO RENEE A TRUST	03-ARM'S LENGTH	630,530	630,530	268,600	42.60	
05-102-014-00	401	10/17/2022	2022R-16717	WD		BATES LUCINDA & WATERS CA	HUMPHREY STEPHEN & BARQUE	03-ARM'S LENGTH	529,000	529,000	169,100	31.97	
05-110-021-00	401	12/22/2022	2022R-19869	WD		HOLLING LAURA	CARTER SCOTT W	03-ARM'S LENGTH	304,000	304,000	104,100	34.24	
05-110-048-00	401	10/14/2022	2022R-17352	WD		SPAULDING CHAD & CHERE'	SHANNON BERNICE U	03-ARM'S LENGTH	365,000	365,000	107,600	29.48	
05-112-002-00	407	10/17/2022	2022R-16897	WD		BISSON MICHELLE	WILEY RICHARD & PATRICIA	03-ARM'S LENGTH	295,000	295,000	89,100	30.20	
05-112-008-00	407	11/08/2022	2022R-18266	WD		BATHJE DAVID A	SCHULTZ LYNN & EVAN	03-ARM'S LENGTH	232,000	232,000	89,100	38.41	
05-114-021-00	401	03/28/2023	2023R-03585	WD		MCCLOSKEY MARK & JULIE TR	SHANNON BERNICE U	03-ARM'S LENGTH	395,000	395,000	125,100	31.67	
05-120-044-00	401	01/06/2023	2023R-00273	WD		WURM STEVEN R & BRENDA J	NANCE KEITLYN & TIMOTHY	03-ARM'S LENGTH	407,000	407,000	169,500	41.65	
05-120-059-00	401	11/28/2022	2022R-18682	WD		MILLER JACOB & KATHERINE	MASON LINDSEY & JOHNSON B	03-ARM'S LENGTH	370,000	370,000	93,500	25.27	
05-122-024-00	401	11/18/2022	2022R-18339	WD		FEATHERSTONE PEGGY TRUST	ENGEL JODY S CONCERVATORS	03-ARM'S LENGTH	328,000	328,000	122,400	37.32	
05-122-058-00	401	12/30/2022	2023R-00230	WD		HANCHETT ESTATE	THOMPSON SANDRA	03-ARM'S LENGTH	225,000	225,000	128,000	56.89	
05-128-005-00	407	02/22/2023	2023R-02531	WD		DEERING PAUL M TRUST	PIOMBO SARAH E	03-ARM'S LENGTH	185,000	185,000	82,500	44.59	
05-128-013-00	407	10/13/2022	2022R-17208	WD		MARINELLOW MARK	BAKKA ROBERT & BEVERLY	03-ARM'S LENGTH	168,000	168,000	83,200	49.52	
05-132-005-00	407	12/29/2022	2023R-00279	WD		GOFF ROBERT LEROY & JEANE	SMOTH SUE & CRAIG	03-ARM'S LENGTH	255,000	255,000	106,900	41.92	
05-132-066-00	407	11/07/2022	2022R-17827	WD		HICKOK MARY N (ELE)	MILLER MICHAEL	03-ARM'S LENGTH	280,000	280,000	111,300	39.75	
05-146-054-00	401	10/21/2022	2022R-17197	WD		FOWLER ELIAS R	WILLIAMS SARA	03-ARM'S LENGTH	376,000	376,000	129,400	34.41	
05-154-135-00	401	02/24/2023	2023R-02051	WD		MASLOWSKI TRAVIS & ASHLEY	COOK AMY & DOUGLAS	03-ARM'S LENGTH	350,000	350,000	161,100	46.03	
05-155-011-00	401	02/28/2023	2023R-02301	WD		STOCKFISH KELLY & MCADAMS	MCGINTY PATRICK & LUCILLE	03-ARM'S LENGTH	360,000	360,000	128,700	35.75	
05-156-006-00	401	03/13/2023	2023R-03135	WD		RUSSELL DAVIDSON & ESTHER	RAUPP CAITLIN & ADAM	03-ARM'S LENGTH	825,000	825,000	222,500	26.97	
05-184-041-00	401	11/22/2022	2022R-18834	WD		KLEIBER GEORGE & DABICH D	BOOTH ALYSON & SCOTT	03-ARM'S LENGTH	1,145,000	1,145,000	478,000	41.75	
05-184-045-00	402	02/02/2023	2023R-01776	WD		INCOCHEE WOODS DEVELOPMEN	KANITZ MARK & HEATHER	03-ARM'S LENGTH	126,000	126,000	68,000	53.97	
						ASSESSOR CONFIRM							
05-188-027-00	407	10/07/2022	2022R-16418	WD		KELLEY KATHERINE	MADIGAN STEPHEN & SUSAN	03-ARM'S LENGTH	365,000	365,000	109,000	29.86	
05-189-002-00	401	10/06/2022	2022-16445	WD		BRETHAUER ROBERT & AMY	BARRY JILLIAN	03-ARM'S LENGTH	315,000	315,000	64,300	20.41	

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05-190-033-00	401	12/20/2022	2022R-19960	WD		GRAHAM JERE A	FALCON PROPERTIES TC LLC	03-ARM'S LENGTH	50,000	50,000	24,300	48.60	
05-210-027-00	401	03/13/2023	2023R-02801	WD		OCHS BRADLEY & SARA	CREWES DAVID & JOHNSON ME	03-ARM'S LENGTH	304,000	304,000	116,100	38.19	
05-220-029-00	401	10/13/2022	2022R-16587	WD		BULL DEAN A & SANDRA KAY	DAILEY DENNIS	03-ARM'S LENGTH	183,000	183,000	73,000	39.89	
05-223-002-00	407	10/07/2022	2022R-16939	WD		JANE H MCELROY TRUST	VERELLEN LINDA M	03-ARM'S LENGTH	479,000	479,000	192,700	40.23	
05-223-012-00	407	03/07/2023	2023R-02490	WD		STEVENSON DORA & STEVENSO	BURKE KEVIN & CAROL	03-ARM'S LENGTH	517,500	517,500	192,400	37.18	
05-224-015-00	401	02/27/2023	2023R-02409	WD		RICHTER KYLE	LAFATIVE RYAN	03-ARM'S LENGTH	66,200	66,200	25,300	38.22	
05-224-067-00	402	01/18/2023	2023R-01131	WD		MOHR BRIAN	JOE ROBERTSON LLC	03-ARM'S LENGTH	43,500	43,500	25,300	58.16	
05-235-015-00	401	01/30/2023	2023R-01110	WD		OLSEN JAMES M & CAROL L	LANTZ MITCHELL & ALLISON	03-ARM'S LENGTH	485,000	485,000	108,000	22.27	
05-240-075-00	401	11/30/2022	2022R-18818	WD		WILSON TRUST	MCLEOD DAMIAN & SMART RAC	03-ARM'S LENGTH	355,000	355,000	109,600	30.87	
05-255-022-00	401	11/17/2022	2022R-19183	WD		GREVE LAURA	SCHOLLARD ROBERT J	03-ARM'S LENGTH	250,000	250,000	91,500	36.60	
05-264-017-00	407	10/28/2022	2022R-17411	WD		FOUCH STEPHEN B & LISA S	PAPAZIAN ROBERT & CROWDER	03-ARM'S LENGTH	388,500	388,500	130,800	33.67	
					JTWFRS								
05-275-016-00	401	11/11/2022	2022R-18048	WD		HINTZ JANET (ELE)	RYON MARK	03-ARM'S LENGTH	670,000	670,000	209,000	31.19	
05-283-007-00	401	11/04/2022	2022R-18056	WD		ROUSSEAU GARY L & VICKY L	THORTON MICHAEL & KRISTEN	03-ARM'S LENGTH	430,000	430,000	145,300	33.79	
05-287-012-00	401	11/18/2022	2022R-18665	WD		HICKS JASON T & WENDY J	MACK JOSEPH & SHAYNA	03-ARM'S LENGTH	425,000	425,000	129,200	30.40	
05-288-052-00	401	03/15/2023	2023R-02990	WD		WEADLOCK TIMOTHY & KRISTI	ROHDE GREG & DEVIN	03-ARM'S LENGTH	652,000	652,000	173,000	26.53	
05-289-082-00	401	11/04/2022	2022R-18736	WD		MEEKER PHILLIP & JENNIFER	STEVENSON MARTY & NANCY	03-ARM'S LENGTH	705,765	705,765	202,800	28.73	
05-295-035-00	401	10/21/2022	2022R-17710	WD		ROSS DANIEL & JENNINGS MA	WYTASKE DONNA M & WAGGENE	03-ARM'S LENGTH	800,000	800,000	231,200	28.90	
					-17711	ADD BILL / JTWFRS							
05-305-062-00	401	02/01/2023	2023R-01347	WD		DROW TANIA	SCHICHTEL SHOSHANA	03-ARM'S LENGTH	324,000	324,000	79,700	24.60	
05-307-109-00	401	03/30/2023	2023R-03574	WD		SUTHERLAND TROY T & SHELL	PROUT NATHANIEL & SARAH	03-ARM'S LENGTH	485,000	485,000	172,500	35.57	
05-308-145-00	401	10/25/2022	2022R-18010	WD		BLAKE BRIAN E & SANDRA K	THOMPSON TERRY & KELLY	03-ARM'S LENGTH	650,000	650,000	182,900	28.14	
05-311-007-00	401	01/05/2023	2023R-00267	WD		HILTUNEN GENE & DENISE &	HUNT ALEAH R & ANNA	03-ARM'S LENGTH	310,000	310,000	80,800	26.06	
					JTWFRS								
05-314-016-00	401	11/22/2022	2022R-18733	WD		AHLSTROM TROY W & SIBEL	HORVATH TODD & MCCANN SHA	03-ARM'S LENGTH	650,000	650,000	305,300	46.97	
05-316-051-00	407	10/19/2022	2022R-16859	WD		FREDERIXON BETTY M TRUST	MILLER JOHN & MARY	03-ARM'S LENGTH	430,000	430,000	172,700	40.16	
05-317-004-00	407	01/24/2023	2023R-01153	WD		CRAM LYNN	SCALLION DANIEL & MARY T	03-ARM'S LENGTH	340,000	340,000	127,700	37.56	
05-317-025-00	407	10/06/2022	2022R-16477	WD		LADA TRUST	GAWNE PAMELA H	03-ARM'S LENGTH	305,000	305,000	141,600	46.43	
05-317-054-00	407	11/28/2022	2022R-18630	WD		STEINHOFF DONALD & BARBAR	BAUMI KIMBERLEE A	03-ARM'S LENGTH	398,000	398,000	162,100	40.73	

County: 28- GRAND TRAVERSE
Unit: GARFIELD CHTR TWP (05)
Class: Residential

Parcel Number	Class	Sale Date	Liber/Page	Inst.	Neigh.	Grantor	Grantee	Terms-of-Sale	Sale Price	Adj.Sale Price	Assessment	Ratio	Mult
05-319-202-00	401	12/08/2022	2022R-19202	WD		CENCER JULIE	HAUER LESLIE	03-ARM'S LENGTH	209,900	209,900	84,300	40.16	
05-332-015-00	401	11/01/2022	2022R-17550	WD		ENGEL SARA	FOUCH STEPHEN & LISA	03-ARM'S LENGTH	464,900	464,900	192,600	41.43	
05-350-005-00	401	12/12/2022	2022R-19270	WD		WRAY KATHERINE & NEW CHAR	HANSEN TARA M	03-ARM'S LENGTH	260,000	260,000	96,400	37.08	
05-351-048-00	401	02/15/2023	2023R-02299	WD		WHITENER DENNIS & HEATHER BARR	MATTHEW & CALLIE	03-ARM'S LENGTH	522,000	522,000	208,200	39.89	
05-403-002-00	407	02/10/2023	2023R-01627	WD		COPPER RIDGE AT COPPER VI	BOWEN NICKOLAS	03-ARM'S LENGTH	282,500	282,500	117,700	41.66	
05-403-013-00	407	03/21/2023	2023R-03055	WD		COPPER RIDGE AT COPPER VI	SANTORILLA ADAM M	03-ARM'S LENGTH	310,000	310,000	118,300	38.16	
05-403-016-00	407	11/11/2022	2022R-17995	WD		COPPER RIDGE AT COPPER VI	TAWNEY MACKENZIE J	03-ARM'S LENGTH	312,000	312,000	137,900	44.20	
05-463-002-00	407	10/11/2022	2022R-16631	WD		SHIRLEY R. KENT	DUKE TOM & GAIL	03-ARM'S LENGTH	845,000	845,000	329,400	38.98	
05-463-008-00	407	11/14/2022	2022R-18684	WD		VERELLEN LINDA	108 WEST 6TH STREET LLC	03-ARM'S LENGTH	610,000	610,000	274,900	45.07	

Totals 10/01/2022 - 03/31/2023	Conventional	80	31,676,220	11,216,700	35.41	1.0000
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Totals 04/01/2022 - 03/31/2023	Conventional	222	81,005,196	28,475,300	35.15	1.0000
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*** ** Statistics for this group (222 in sample) *** **

Statistical Mean= 36.060 Median= 35.028 Maximum= 60.727 Minimum= 20.413

*** ** Statistics about Mean *** **

Normalized Average Deviation = 0.14874 (Coefficient of Dispersion)

Average Squared Deviation = 48.07042 (Variance)

Square Root of Squared Deviation = 6.93328 (Standard Deviation)

Normalized Standard Deviation = 0.19227 (Covariance)

2 Standard Deviation Range (Low) = 22.19301 (High) = 49.92614

*** ** Statistics about Median *** **

Normalized Average Deviation = 0.15190 (Coefficient of Dispersion)

Average Squared Deviation = 49.14004 (Variance)

Square Root of Squared Deviation = 7.01000 (Standard Deviation)

Normalized Standard Deviation = 0.20013 (Covariance)

2 Standard Deviation Range (Low) = 21.00768 (High) = 49.04767

Price Related Differential (PRD): 1.02581 PRD >1 regressive, < 1 progressive.

County: 28- GRAND TRAVERSE

Unit: GARFIELD CHTR TWP (05)

Class: Residential

Parcel Number	Class	Sale Date	Liber/Page	Inst. Neigh.	Grantor	Grantee	Terms-of-Sale	Sale Price	Adj.Sale Price	Assessment	Ratio	Mult
05-005-015-20	402	05/22/2023	2023R-06004	WD	JAYS SERVICES LLC	OGREN DAVID	03-ARM'S LENGTH	45,000	45,000	24,000	53.33	
05-005-015-30	402	04/28/2023	2023R-04937	WD	JAYS SERVICES LLC	MATER RYAN	03-ARM'S LENGTH	45,000	45,000	29,600	65.78	
05-005-037-10	402	09/29/2023	2023R-12505	WD	COLE LARRY A & KATE S	ZERATSKY DANIEL & LINDA	03-ARM'S LENGTH	149,500	149,500	65,000	43.48	
05-007-014-15	401	08/31/2023	2023R-11184	WD	BELL BRYCE & LAUREN	PATTERSON RYAN & LISA	03-ARM'S LENGTH	650,000	650,000	261,200	40.18	
05-007-015-10	401	05/19/2023	2023R-06236	WD	WHITTEN TRACEY TRUST	FALCONER JULIE TRUST	03-ARM'S LENGTH	449,900	449,900	155,000	34.45	
05-013-073-10	401	08/14/2023	2023R-10001	WD	PASINSKI MITCHELL TRUST	ZICK DANIEL & JAN	03-ARM'S LENGTH	299,000	299,000	94,800	31.71	
05-026-020-62	401	07/31/2023	2023R-09366	WD	JOHNSON GORDON B & SUKCHA	JACKSON SCOTT & KAREN	03-ARM'S LENGTH	425,000	425,000	164,500	38.71	
05-029-005-03	401	09/15/2023	2023R-12403	CD	MILLER ANTHONY P	TOMEI TIMOTHY & CANDACE	03-ARM'S LENGTH	395,000	395,000	135,500	34.30	
05-031-011-02	401	04/28/2023	2023R-05076	WD	BRENEMAN BRIAN T & ROSA A	KRENZKE MICHAEL & RACHEL	03-ARM'S LENGTH	355,000	355,000	108,200	30.48	
05-031-030-10	401	06/29/2023	2023R-07737	WD	PADDOCK RAYMOND L	NEUMAN STREET LLC	03-ARM'S LENGTH	325,000	325,000	90,000	27.69	
05-031-061-10	401	09/01/2023	2023R-10612	WD	HECHT JENNIFER & HOUDEK A	HALMEKANGAS RICHARD J	03-ARM'S LENGTH	330,000	330,000	122,100	37.00	
05-031-073-00	401	07/11/2023	2023R-08213	WD	MICKLIN RICHARD & MARCIA	RODES KATHLEEN & THOMAS	03-ARM'S LENGTH	700,000	700,000	224,100	32.01	
05-036-004-31	402	05/12/2023	2023R-05605	WD	FRAGERSTROM VICTORIA	LEIPPRANDT JOEL & KELLY	03-ARM'S LENGTH	179,000	179,000	89,000	49.72	
05-047-031-02	407	05/17/2023	2023R-05788	WD	DANN CHERYL	RITTER DONALD & NANCY	03-ARM'S LENGTH	518,500	518,500	181,000	34.91	
05-050-002-00	401	07/05/2023	2023R-08609	WD	MEYER DAVID A & SALLY A T	BRYANT KEVIN & ELAYNA	03-ARM'S LENGTH	901,000	901,000	344,800	38.27	
05-055-084-00	401	08/21/2023	2023R-10046	WD	MIKULA SHAWN	LALONDE BEVERLY L	03-ARM'S LENGTH	240,000	240,000	105,800	44.08	
05-079-014-00	407	04/27/2023	2023R-04914	WD	CUSHING PATRICIA (ELE)	THE TUCKER LIVING TRUST	03-ARM'S LENGTH	365,250	365,250	139,800	38.28	
05-082-012-00	407	07/07/2023	2023R-11206	WD	ETUE COLLEEN (ELE)	PETRELLA ELIZABETH	03-ARM'S LENGTH	325,000	325,000	97,600	30.03	
05-082-024-00	407	09/29/2023	2023R-12853	WD	BABEL BETHLYN	BASSETT SUSAN A	03-ARM'S LENGTH	310,000	310,000	98,500	31.77	
05-082-033-00	407	08/21/2023	2023R-11275	WD	KAPLAN TANNER J & KENDRA	WANGEMAN THERESA	03-ARM'S LENGTH	334,000	334,000	108,400	32.46	
05-082-049-00	407	06/09/2023	2023R-07259	WD	VANDERKAAY TRUST	ARCHER SCOTT T	03-ARM'S LENGTH	410,000	410,000	135,900	33.15	
05-091-003-00	401	09/22/2023	2023R-12166	WD	BOWES AMY	SEND KAREN & ROGER	03-ARM'S LENGTH	675,000	675,000	382,400	56.65	
05-098-010-00	401	06/22/2023	2023R-07356	WD	HAWKE JEREMY & KATHRYN	KORNYLO NICHOLAS & SARAH	03-ARM'S LENGTH	784,900	784,900	338,600	43.14	
05-099-015-00	401	04/28/2023	2023R-05226	WD	SPERRY JAMES L V TRUST	MILLER PAULINE M	03-ARM'S LENGTH	395,000	395,000	174,300	44.13	
05-101-027-00	401	05/09/2023	2023R-05404	WD	KELLER WILLIAM & CAROL (E	SCHROEDER VALARY & JOHN	03-ARM'S LENGTH	649,900	649,900	263,800	40.59	
05-102-011-00	401	08/21/2023	2023R-10147	WD	SHEPHERD SAMMIE H & CECEL	ECKERLY ANN E TRUST	03-ARM'S LENGTH	460,000	460,000	229,500	49.89	
05-103-004-00	407	09/13/2023	2023R-12129	WD	O'REILLY THOMAS M	CHOPIVSKY ANN D	03-ARM'S LENGTH	475,000	475,000	163,100	34.34	
05-103-010-00	407	06/16/2023	2023R-07550	WD	LABELLE DIANE TRUST	WEISMANTEL DAVID & ARLENE	03-ARM'S LENGTH	555,555	555,555	192,000	34.56	

County: 28- GRAND TRAVERSE

Unit: GARFIELD CHTR TWP (05)

Class: Residential

Parcel Number	Class	Sale Date	Liber/Page	Inst.	Neigh.	Grantor	Grantee	Terms-of-Sale	Sale Price	Adj.Sale Price	Assessment	Ratio	Mult
05-106-031-00	401	08/28/2023	2023R-10379	WD		KUSCHELL ANDRE T & DENISE	CROSSTYRK CONNIE	03-ARM'S LENGTH	375,000	375,000	148,700	39.65	
05-107-009-00	401	07/24/2023	2023R-08967	WD		MINOR SANDI J	CAUGHELL BRIAN M	03-ARM'S LENGTH	440,000	440,000	115,900	26.34	
05-108-018-00	402	05/24/2023	2023R-07354	WD		VISION SASSAFRAS LLC	KNORR DOUG	03-ARM'S LENGTH	105,000	105,000	53,000	50.48	
05-108-024-00	402	08/28/2023	2023R-11306	WD	11852	JOSEPH & RANDI STECKLER T FIFER	JOSEPH & CATHERINE INTO TRUST	03-ARM'S LENGTH	745,000	745,000	279,000	37.45	
05-108-048-00	402	07/18/2023	2023R-08731	WD		GRIFFIN JOHN H	NOVAK RYAN G & SIERRA R	03-ARM'S LENGTH	79,500	79,500	65,100	81.89	
05-108-049-00	401	06/26/2023	2023R-07546	WD		SNELL ROBERT E & SHARON A	MELLO DANIEL & COLATOSTI	03-ARM'S LENGTH	610,000	610,000	295,300	48.41	
05-109-033-00	401	08/23/2023	2023R-10053	WD		KEYES BRITTNEE & STREHL J	LOEDING RICHARD & CAROL	03-ARM'S LENGTH	599,000	599,000	207,900	34.71	
05-109-037-00	401	07/14/2023	2023R-08639	WD		TANDARICH MICHAEL & ALEXA	TRUAX BARB & TIM	03-ARM'S LENGTH	525,000	525,000	187,900	35.79	
05-112-044-00	407	04/28/2023	2023R-05334	WD		BROMLEY EDNA M & GEORGE (	TOLLEY STEPHEN	03-ARM'S LENGTH	296,000	296,000	99,600	33.65	
05-113-002-00	401	07/06/2023	2023R-08673	WD		GOODSON DOROTHEA MAE (ELE	CHERUP LINDA & WILLIAM	03-ARM'S LENGTH	355,000	355,000	146,700	41.32	
05-113-005-00	401	05/19/2023	2023R-06465	WD		GRINN FAMILY TRUST	SUSZEK JUDY A	03-ARM'S LENGTH	350,000	350,000	140,900	40.26	
05-114-039-00	401	07/11/2023	2023R-08238	WD		THOMPSON MEAGHAN	CHEN XINGYAN & YING	03-ARM'S LENGTH	425,000	425,000	155,100	36.49	
05-120-044-00	401	08/31/2023	2023R-10936	WD		NANCE KEITLYN & TIMOTHY	JENSEN BENJAMIN & EMILY	03-ARM'S LENGTH	425,000	425,000	179,500	42.24	
05-121-090-00	401	08/25/2023	2023R-10207	WD		WALTON BETH & KENT	SCHRIDER KEEGAN & ELIZABE	03-ARM'S LENGTH	550,000	550,000	188,800	34.33	
05-122-001-00	401	05/08/2023	2023R-05688	WD		CORNER ANGELINE ELIZABETH	RAY MARVIN & EUNICE	03-ARM'S LENGTH	342,000	342,000	142,300	41.61	
05-122-006-00	401	07/26/2023	2023R-08841	WD		SMITH JUDITH A ESTATE	TOMS JACQUELINE M	03-ARM'S LENGTH	352,000	352,000	140,000	39.77	
05-122-032-00	401	09/25/2023	2023R-12487	WD		SOMMERMAN JAMES L & FRANC	GEISERT SANDRA	03-ARM'S LENGTH	349,000	349,000	121,400	34.79	
05-122-067-00	401	06/19/2023	2023R-07149	WD		HAVERTY MARY	BARR HAROLD & CAROL	03-ARM'S LENGTH	356,000	356,000	136,500	38.34	
05-122-076-00	401	05/05/2023	2023R-05231	WD		RICHARDSON ROSS	GARTNER BRUCE K	03-ARM'S LENGTH	353,000	353,000	136,400	38.64	
05-125-041-00	401	06/30/2023	2023R-08043	WD		BUSH ROBERT C & BUSH RAYM	TREVARTHEN VERONICA	03-ARM'S LENGTH	164,500	164,500	43,900	26.69	
05-132-030-00	407	06/29/2023	2023R-08171	WD		TOPOUS WANDA L & TOPOUS J	RANSOM DESTINY Y & COCHRA	03-ARM'S LENGTH	310,000	310,000	116,600	37.61	
05-132-046-00	407	07/28/2023	2023R-09572	WD		JENNIFER RAND CERASOLI TR	MARSCHNER KEVIN & JENNIFE	03-ARM'S LENGTH	272,950	272,950	106,100	38.87	
05-132-051-00	407	09/15/2023	2023R-11522	WD		MESSER ELAINE A	RHOADS HAROLD & BETTY	03-ARM'S LENGTH	292,500	292,500	106,300	36.34	
05-132-059-00	407	06/01/2023	2023R-07676	WD		NORMILE CHRISTINA M TRUST	GALLINGER ELIZABETH B	03-ARM'S LENGTH	309,733	309,733	116,700	37.68	
05-132-098-00	407	09/28/2023	2023R-12491	WD		BRAUN GARY R & JUDITH E	MULDOON DESIREE & STEVEN	03-ARM'S LENGTH	288,000	288,000	120,700	41.91	
05-140-022-00	402	05/16/2023	2023R-05906	WD		TRAN OKIE C	KONIECZKA ADAM	03-ARM'S LENGTH	60,000	60,000	50,900	84.83	
						SOLD NEAR ASKING \$\$							
05-146-058-00	401	08/18/2023	2023R-09922	CD		BUNN MARGARET H TRUST	PAYNE CHRISTOPHER & MICHE	03-ARM'S LENGTH	395,000	395,000	138,800	35.14	

County: 28- GRAND TRAVERSE

Unit: GARFIELD CHTR TWP (05)

Class: Residential

Parcel Number	Class	Sale Date	Liber/Page	Inst.	Neigh.	Grantor	Grantee	Terms-of-Sale	Sale Price	Adj.Sale Price	Assessment	Ratio	Mult
05-146-090-00	401	08/04/2023	2023R-09941	WD		BOLLEBER LUISE MARIE	COOK ROBERT & TERRI	03-ARM'S LENGTH	390,000	390,000	166,500	42.69	
05-146-103-00	401	06/30/2023	2023R-08001	WD		SKELLY CHRISTOPHER & BRAN	MCALLISTER MOLLY	03-ARM'S LENGTH	450,000	450,000	198,000	44.00	
05-149-001-00	401	08/24/2023	2023R-10419	WD		LEAF GERALD K	HOFFMAN BARBARA	03-ARM'S LENGTH	365,000	365,000	189,100	51.81	
05-152-083-00	401	09/13/2023	2023R-11225	WD		BARTLETT MARCIA L (ELE)	MCKINNON LISA M	03-ARM'S LENGTH	478,000	478,000	184,900	38.68	
05-154-155-00	401	06/16/2023	2023R-07631	WD		COOPER MICHAEL & ANDREA	MCTAGGART KEVIN & SOUKI	03-ARM'S LENGTH	483,500	483,500	227,400	47.03	
05-155-023-00	401	06/09/2023	2023R-07604	WD		DAISHER TERRY W & GAYLENE	BELLINGER ERIN & JOSEPH	03-ARM'S LENGTH	385,000	385,000	115,800	30.08	
05-159-026-00	402	05/12/2023	2023R-05712	WD		WHITTEN TRACEY D & SHIRLE	EGELER PHILIP & MOLLY	03-ARM'S LENGTH	60,000	60,000	35,300	58.83	
05-165-044-00	401	04/12/2023	2023R-04777	WD	W & H	ZERBAN ALEXANDER W & NANC	CONNOR DANIELLE & SHACK B	03-ARM'S LENGTH	375,000	375,000	124,000	33.07	
05-165-062-00	401	08/23/2023	2023R-10392	WD		VANSTEENBURG DEAN & KAREN	HASSALL MORGAN & MACAYLA	03-ARM'S LENGTH	350,000	350,000	142,700	40.77	
05-165-069-00	401	05/25/2023	2023R-07599	WD		SOMERS CORI & CASKEY WILL	JOHNSON HEIDI & KYLE	03-ARM'S LENGTH	359,000	359,000	137,300	38.25	
05-165-095-00	401	06/16/2023	2023R-07212	WD		GRAHAM DENYS & LEANNE	BUONOMO ANTHONY & BEARD A	03-ARM'S LENGTH	385,000	385,000	140,700	36.55	
05-176-048-00	401	07/14/2023	2023R-08361	WD		HILLIKER CHARLES & CELEST	HIRSCH MATTHEW & SARAH	03-ARM'S LENGTH	500,000	500,000	189,600	37.92	
05-184-022-00	401	05/11/2023	2023R-05592	WD		HERSHEY ROBERT & JO ANN	POCHOWICZ JEFFREY J	03-ARM'S LENGTH	1,207,500	1,207,500	389,300	32.24	
05-184-027-00	402	08/24/2023	2023R-10498	WD		GIFFELS MARY ELLEN	JENKINS DAWN & STEVEN	03-ARM'S LENGTH	150,000	150,000	61,600	41.07	
05-184-037-00	402	05/08/2023	2023R-05709	WD		MOCERI THOMAS & BETH (EL	CLARK JAMES & HEATHER	03-ARM'S LENGTH	92,900	92,900	61,600	66.31	
05-184-051-00	401	06/15/2023	2023R-07288	WD		WILMOTH MATTHEW & MICHELE	PROCTOR SALLY & ANDREW	03-ARM'S LENGTH	1,750,000	1,750,000	666,100	38.06	
05-184-073-00	401	05/30/2023	2023R-08172	WD		SYMINGTON TRUST	DILLON ABBY & PATRICK	03-ARM'S LENGTH	175,000	175,000	62,200	35.54	
05-190-005-00	401	04/28/2023	2023R-05042	WD		KEYSTONE VALLEY PROPERTIE	FENDER ROBERT M	03-ARM'S LENGTH	139,500	139,500	35,300	25.30	
05-190-023-00	401	09/21/2023	2023R-12118	WD		B&R RENTAL LLC	ZIMMERMAN MICHAEL	03-ARM'S LENGTH	80,000	80,000	25,500	31.88	
05-205-016-00	401	08/18/2023	2023R-10208	WD		FINNEGAN SEAN N & CATHERI	FREEMAN NICK & CAROLINE	03-ARM'S LENGTH	325,000	325,000	101,300	31.17	
05-215-010-00	401	08/09/2023	2023R-09465	WD		FOUR RENT TC LLC	POTES BRADLEY M	03-ARM'S LENGTH	59,500	59,500	36,600	61.51	
05-215-023-00	401	08/18/2023	2023R-10511	WD		DUELL ZACHARY	MILLER KESHIA & GEURNSEY	03-ARM'S LENGTH	240,000	240,000	93,000	38.75	
05-223-002-00	407	06/23/2023	2023R-07664	WD		VERELLEN LINDA M TRUST	MELICHAR BARBARA	03-ARM'S LENGTH	530,000	530,000	228,700	43.15	
05-223-054-00	407	05/30/2023	2023R-06530	WD	JTWFRS	STOUDT DANIEL L & HEIDI	WORK PAUL & MUNDAY CATHY	03-ARM'S LENGTH	545,000	545,000	154,400	28.33	
05-224-024-00	402	06/30/2023	2023R-07866	WD		BECERRA BROCK & SHANNON	OLTERSDFOR CAYMAN	03-ARM'S LENGTH	60,000	60,000	27,300	45.50	
05-224-028-00	402	04/20/2023	2023R-04780	WD		KARR-MOHR TRUST	SHAFFRAN KATELYN & NICHOL	03-ARM'S LENGTH	50,500	50,500	42,700	84.55	
						PER ASSESSOR							

County: 28- GRAND TRAVERSE

Unit: GARFIELD CHTR TWP (05)

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Parcel Number	Class	Sale Date	Liber/Page	Inst.	Neigh.	Grantor	Grantee	Terms-of-Sale	Sale Price	Adj.Sale Price	Assessment	Ratio	Mult
05-224-030-00	401	06/29/2023	2023R-08002	WD		VANVREEDE WILLIAM N	THORELL NATHAN & POLCYN R	03-ARM'S LENGTH	685,000	685,000	233,000	34.01	
					H & W								
05-224-041-00	402	05/30/2023	2023R-06785	WD		KARRMOHR TRUST	LAFATIVE RYAN	03-ARM'S LENGTH	52,000	52,000	27,000	51.92	
05-224-068-00	402	04/14/2023	2023R-04747	WD		LAUREUS COREY & GUYVENS	JOE ROBERTSON LLC	03-ARM'S LENGTH	53,000	53,000	42,700	80.57	
						PER ASSESSOR							
05-224-072-00	401	04/11/2023	2023R-04399	WD		SOMSEL STEVEN W & REBECCA	SHORT ANDREW & AMANDA	03-ARM'S LENGTH	691,000	691,000	231,000	33.43	
05-224-080-00	401	04/04/2023	2023R-03797	WD		KOLLE DANIEL O & CLARA M	PAULSON KATHERINE & RYAN	03-ARM'S LENGTH	683,500	683,500	286,700	41.95	
05-235-017-00	401	09/14/2023	2023R-11268	WD		HALULKO CALEB & KATYBETH	SJOBERG HENRIK & CROSHER	03-ARM'S LENGTH	510,000	510,000	180,900	35.47	
					JTWFRS								
05-241-087-00	401	08/21/2023	2023R-10504	WD		LONDON CHRISTOPHER TRUST	MOHR ERICA & BRIAN	03-ARM'S LENGTH	427,000	427,000	206,800	48.43	
05-243-025-00	401	06/23/2023	2023R-07770	WD		CARTER REED & CATHERINE	CASTIGLIONE BEN & BREANNA	03-ARM'S LENGTH	445,000	445,000	147,800	33.21	
05-243-031-00	401	04/17/2023	2023R-04804	WD		STUHR SCOTT & LEAH	MOSES EMILY	03-ARM'S LENGTH	401,000	401,000	137,200	34.21	
05-255-018-00	401	07/17/2023	2023R-08519	WD		HARRIGAN THOMAS J & MIA L	5280 LLC	03-ARM'S LENGTH	200,000	200,000	99,900	49.95	
05-255-022-00	401	09/14/2023	2023R-11644	WD		SCHOLLARD ROBERT J	REAMER STEVEN & CHLOE	03-ARM'S LENGTH	349,900	349,900	97,500	27.87	
05-264-016-00	407	09/05/2023	2023R-11062	WD		HEINERT KLAUS D & LUANN M	SATTAZAHN HAROLD & THERES	03-ARM'S LENGTH	465,000	465,000	158,100	34.00	
05-264-026-00	407	07/28/2023	2023R-09212	WD		THORINGTON LISA R	ROBITSHEK LISA	03-ARM'S LENGTH	454,000	454,000	142,100	31.30	
05-264-031-00	407	08/30/2023	2023R-11160	WD		STRABEL ELIZABETH & MOLLY	ALBERSTSON SCOTT & MCMURP	03-ARM'S LENGTH	370,000	370,000	123,000	33.24	
05-264-036-00	407	06/23/2023	2023R-07756	WD		LYNCH SHEILA (ELE)	DOMBEK DOUGLAS & JILL	03-ARM'S LENGTH	417,000	417,000	141,100	33.84	
05-264-076-00	407	08/18/2023	2023R-09983	WD		MEINDERTSMA MICHAEL & BRE	ADLER CAROL A TRUST	03-ARM'S LENGTH	469,000	469,000	145,700	31.07	
05-288-046-00	401	06/23/2023	2023R-08517	WD		DOCKERY LOIS L (ELE)	JOHNCOCK MICHELLE & FOSSO	03-ARM'S LENGTH	630,000	630,000	195,100	30.97	
05-288-055-00	401	07/19/2023	2023R-08445	WD		BECK AMANDA & VARY VIRGIN	COLLOM SHARI & WILSON MAR	03-ARM'S LENGTH	435,000	435,000	178,400	41.01	
05-289-084-00	401	04/24/2023	2023R-05267	WD		HALL GREGORY A & JAMMIE	NICEWARNER JASON & NICOLE	03-ARM'S LENGTH	531,000	531,000	165,400	31.15	
05-290-008-00	401	08/07/2023	2023R-09587	WD		BRYANT ELAYN & KEVIN	WIERDA BRADLEY & JULIE	03-ARM'S LENGTH	635,000	635,000	233,500	36.77	
05-292-003-00	401	08/18/2023	2023R-10499	WD		LUKITSCH DIANE L	ENDRES CHRISTINE & DAVID	03-ARM'S LENGTH	350,000	350,000	108,100	30.89	
05-295-021-00	401	06/02/2023	2023R-07597	WD		THEMM JAN M & MARK TRUST	FRANKFORT RICHARD & VALER	03-ARM'S LENGTH	529,200	529,200	132,300	25.00	
05-305-064-00	401	08/07/2023	2023R-10191	WD		ROMANO JAMES J & HOLLY G	EBLING AARON JR	03-ARM'S LENGTH	280,000	280,000	84,700	30.25	
05-308-116-00	401	06/20/2023	2023R-07654	WD		REGIER CHRISTOPHER & BONN	ARDAN JONATHAN & LIZABETH	03-ARM'S LENGTH	674,900	674,900	231,800	34.35	
05-308-143-00	401	08/10/2023	2023R-09730	WD		CONKLIN RAY L & MARCIA A	BACHELER MOLLY & DANIEL	03-ARM'S LENGTH	745,000	745,000	212,500	28.52	
05-316-006-00	407	06/07/2023	2023R-07295	WD		ZELL SUSAN	KASTL ALAN & SUZANNE	03-ARM'S LENGTH	368,500	368,500	118,800	32.24	

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05-316-024-00	407	08/09/2023	2023R-09773	WD		HAMMOND CHARLES E & BETTY	MCKENNEY THOMAS	03-ARM'S LENGTH	342,000	342,000	138,700	40.56	
05-317-018-00	407	04/26/2023	2023R-04857	WD		BAKER MICHAEL & JACQUELIN	GEBHARDT THOMAS & FOOTE B	03-ARM'S LENGTH	333,000	333,000	140,900	42.31	
					JTWFRS								
05-319-167-10	401	08/11/2023	2023R-10944	WD		LITTLEFIELD KAREN & GLEN	HEETHIUS MEGAN &	03-ARM'S LENGTH	364,900	364,900	175,500	48.10	
05-319-204-00	401	08/11/2023	2023R-09832	WD		CHRISTENSON DIANE	HIGGINS SHARON	03-ARM'S LENGTH	270,000	270,000	84,000	31.11	
05-319-217-00	401	04/28/2023	2023R-05331	WD		NOLF SARAH & DENNIS	CARGILL JOHN & RACHEL	03-ARM'S LENGTH	255,000	255,000	84,000	32.94	
05-340-030-00	401	08/08/2023	2023R-09505	WD		IRISH DONALD & NANCY	HELDRETH DAVID & REBECCA	03-ARM'S LENGTH	307,000	307,000	97,200	31.66	
05-351-026-00	401	07/28/2023	2023R-09390	WD		MCNALLY MICHAEL & CAROL	MCDERMONT WILLIAM & JANE	03-ARM'S LENGTH	650,000	650,000	234,100	36.02	
05-351-041-00	401	06/12/2023	2023R-07301	WD		BARR HAROLD & CAROL TRUST	KNORR JOSHUA & SYNTHIA	03-ARM'S LENGTH	550,000	550,000	220,400	40.07	
05-413-023-00	407	07/24/2023	2023R-09064	WD		EARLY JANIS	JACKSON SHARON & BERNIE	03-ARM'S LENGTH	550,000	550,000	198,800	36.15	
05-413-034-00	407	06/15/2023	2023R-07304	WD		BARNES JAMES & JUDY	SINGLETON VIRGINIA & DAVI	03-ARM'S LENGTH	625,000	625,000	229,500	36.72	
05-446-047-00	401	04/10/2023	2023R-03844	WD		GREEN HILLS INC	MARTIN THOMAS & LESLIE	03-ARM'S LENGTH	667,500	667,500	304,400	45.60	
05-446-048-00	401	05/11/2023	2023R-05603	WD		CROWN ASSOCIATES INC	HERSHEY ROBERT & JO ANN	03-ARM'S LENGTH	650,000	650,000	306,700	47.18	
Totals 04/01/2023 - 09/30/2023 Conventional									119	48,871,488	18,370,700	37.59	1.0000
05-008-034-03	401	11/09/2023	2023R-13794	WD		GIETZEN GILLIAN & JEFF	COUTURIER DONNY & SPECNER	03-ARM'S LENGTH	265,000	265,000	124,700	47.06	
05-013-078-00	402	02/24/2024	2024R-03346	WD		KAS HOLDINGS LLC	GRAVLIN MICHAEL	03-ARM'S LENGTH	88,000	88,000	35,000	39.77	
05-015-032-00	401	12/19/2023	2024R-01086	WD		JENNETT WILLIAM (ELE)	JOHNSON JACOB	03-ARM'S LENGTH	300,000	300,000	108,900	36.30	
05-016-038-00	401	02/08/2024	2024R-01704	WD		COTTER DONOVAN & EMILY	VELIQUETTE NELS D	03-ARM'S LENGTH	377,000	377,000	101,800	27.00	
05-017-030-26	401	03/29/2024	2024R-03692	WD		BRADY THOMAS F & MELISSA	BRUCHNAK AL & JILL	03-ARM'S LENGTH	1,100,000	1,100,000	426,900	38.81	
					NO SALE PRICE ON DEED								
05-025-011-20	401	02/20/2024	2024R-02297	WD		HIRT TYLER & LAURA	MATTIUZZO ASHLEY & THOMAS	03-ARM'S LENGTH	398,000	398,000	162,600	40.85	
05-025-020-00	401	11/30/2023	2023R-14583	WD		HUEY SHARON & HEIGES LIND	CLOUSE WILLIAM F	03-ARM'S LENGTH	175,000	175,000	84,300	48.17	
05-030-046-10	401	11/09/2023	2023R-14233	WD		FRANKLIN THOMAS L & YVONN	SANCHEZ ROBERTO &	03-ARM'S LENGTH	265,000	265,000	88,200	33.28	
					JTWFRS								
05-034-023-20	401	02/15/2024	2024R-02479	WD		HOLLI JESSICA & BROUSSEAU	BARRETT SCOTT F & DONNA V	03-ARM'S LENGTH	428,000	428,000	176,400	41.21	
05-050-060-00	401	10/06/2023	2023R-12333	WD		SPICA RYAN & EMILY	ROLL BEN & BLOEM LYDIA	03-ARM'S LENGTH	400,000	400,000	137,100	34.28	
05-070-003-00	401	02/15/2024	2024R-02425	WD		WILSON DENNIS LEE	LANE WILLIAM	03-ARM'S LENGTH	120,000	120,000	76,500	63.75	
05-075-009-00	401	03/22/2024	2024R-03487	WD		SHAW ALIA & RYAN	NELSON ABEL & CLAIRE	03-ARM'S LENGTH	272,000	272,000	128,300	47.17	
05-075-052-00	401	12/13/2023	2023R-15459	WD		RIKER ANN L	SMITH RICHARD & VICTORIA	03-ARM'S LENGTH	315,000	315,000	120,800	38.35	

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05-079-013-00	407	11/01/2023	2023R-13754	WD		PURDY BERRE J & LAURA J	BANKS BEVERLY J	03-ARM'S LENGTH	335,000	335,000	139,800	41.73	
05-082-030-00	407	03/29/2024	2024R-04570	WD		HIRSHFIELD JUDITH	NOWOSATKA JOHN & JENNIFER	03-ARM'S LENGTH	338,000	338,000	112,200	33.20	
05-085-017-00	401	12/29/2023	2024R-00439	WD		MASSEY TREVOR	SAMFILLPPO EMERSON	03-ARM'S LENGTH	355,000	355,000	96,200	27.10	
05-090-025-00	401	11/30/2023	2023R-14597	WD		TOWNSEND NANCY J (ELE)	GRAHAM ERIN & WILLIAM	03-ARM'S LENGTH	330,250	330,250	78,000	23.62	
05-090-029-00	401	01/19/2024	2024R-00997	WD		WALDO LAWRENCE D TRUST	HANNON STEPHEN	03-ARM'S LENGTH	280,000	280,000	83,700	29.89	
05-093-024-00	401	11/16/2023	2023R-14802	WD		HARRISON JESSICA & TODD	DAUNHEIMER KATHLEEN L TRU	03-ARM'S LENGTH	650,000	650,000	278,700	42.88	
05-098-013-00	401	02/29/2024	2024R-02656	WD		BOIKE JERRILYN S TRUST	GUTJRIE KAY & KEMP EDWARD	03-ARM'S LENGTH	630,000	630,000	298,100	47.32	
05-100-028-00	401	03/12/2024	2024R-03128	WD		KINDLINGER JERRI	GIRARD ALVIN	03-ARM'S LENGTH	375,000	375,000	115,400	30.77	
05-100-035-00	401	02/12/2024	2024R-01885	CD		GARVIN DONALD T	LOWE SHEILA & SMALLEGAN D	03-ARM'S LENGTH	130,000	130,000	58,900	45.31	
05-103-009-00	407	10/30/2023	2023R-13467	WD		ADAMS MARY L & PALMER KAT	HIGGINS RICHARD & SUSAN	03-ARM'S LENGTH	510,000	510,000	175,000	34.31	
05-108-047-00	402	11/20/2023	2023R-14259	WD		GRIFFIN JOHN H ESTATE	SEMEYN JOHN C	03-ARM'S LENGTH	79,500	79,500	43,000	54.09	
05-108-050-00	401	11/14/2023	2023R-14096	WD		FRITZ MARC J & MEREDITH	BEEHLER THOMAS	03-ARM'S LENGTH	672,000	672,000	250,500	37.28	
05-110-028-00	401	12/22/2023	2024R-00172	WD		GIUFFRE MICHAEL & BERNADE	LANSER ERIC & STACY	03-ARM'S LENGTH	280,900	280,900	102,200	36.38	
05-114-050-00 + Pcl's 05-114-036-00	402	11/14/2023	2023R-14163	WD		LAND EQUITY LLC	L.I.G.T. SAILING LLC	19-MULTI PARCEL ARM'	50,000	50,000	38,200	76.40	
05-120-026-00	401	12/11/2023	2023R-15032	WD		DENOYER DEREK & ALEXIS	ZAMMIT MEGHAN & FOLTA JOH	03-ARM'S LENGTH	375,000	375,000	135,600	36.16	
05-122-019-00	401	03/04/2024	2024R-02659	WD		FORSMAN MARION M TRUST	OFFENBACH SAMUEL & TINA	03-ARM'S LENGTH	345,000	345,000	131,100	38.00	
05-122-024-00	401	03/13/2024	2024R-03071	WD		ENGEL JODY S CONCERVATORS	SCHROEDER GARY W	03-ARM'S LENGTH	344,000	344,000	133,200	38.72	
05-122-055-00	401	10/11/2023	2023R-12796	WD		VIERACKER FAMILY TRUST	FRANZ TRUST	03-ARM'S LENGTH	330,000	330,000	127,700	38.70	
05-124-010-00	401	03/20/2024	2024R-03559	WD		YETTER PATRICIA & GLENN	MAAS AMANDA	03-ARM'S LENGTH	331,000	331,000	131,800	39.82	
05-125-055-00	401	12/21/2023	2023R-15564	WD		HILER STEPHANIE & DEWEY (	KUZMA ANNA & KONRAD	03-ARM'S LENGTH	250,200	250,200	105,100	42.01	
05-128-009-00	407	01/03/2024	2024R-00436	WD	90% / 10%	GREGORICH JANELLE K	QUEST TRUST CO FBO	03-ARM'S LENGTH	190,000	190,000	94,800	49.89	
05-128-018-00	407	10/27/2023	2023R-13374	WD		FULLER AMY	HILLS SCOTT	03-ARM'S LENGTH	170,000	170,000	68,900	40.53	
05-128-037-00	407	11/08/2023	2023R-13760	WD		WOOD WILLIE J	LUNGREN ANDRES	03-ARM'S LENGTH	175,000	175,000	76,400	43.66	
05-132-049-00	407	10/11/2023	2023R-12840	WD		BOYLE FRANCES K & HORNING	AHART ROBIN	03-ARM'S LENGTH	259,000	259,000	116,300	44.90	
05-150-005-00	401	10/11/2023	2023R-12533	WD		BARR HAROLD & CAROL TRUST	PATER DAN & DAWN	03-ARM'S LENGTH	138,000	138,000	55,400	40.14	
05-152-085-00	401	03/05/2024	2024R-02600	WD		DUSH ERIN & BUDA MORGAN	SHRUM JESSICA L	03-ARM'S LENGTH	495,000	495,000	174,500	35.25	
05-153-122-00	401	10/30/2023	2023R-13325	WD		BRISTER ROBIN L	MONIGOLD ERIN M	03-ARM'S LENGTH	360,000	360,000	140,700	39.08	

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05-154-149-00	401	12/12/2023	2023R-14883	WD		SCHLEGEL JACOB & ZOE	MILLIMAN HELAINE	03-ARM'S LENGTH	352,500	352,500	150,500	42.70	
05-156-010-00	401	01/29/2024	2024R-01345	WD		RICE TIMOTHY F TRUST	COLE SHAWN M	03-ARM'S LENGTH	750,000	750,000	291,900	38.92	
05-159-020-00	401	10/11/2023	2023R-12986	WD		AUSDEMORE DEBRA J	SCHWARZE MATT & DANIELLE	03-ARM'S LENGTH	520,000	520,000	221,300	42.56	
05-165-034-00	401	12/01/2023	2023R-14800	WD		HALL SUZANNE GRACE	HALL STEVEN & SARAH	03-ARM'S LENGTH	225,000	225,000	116,500	51.78	
05-175-018-00	401	10/06/2023	2023R-12737	WD		GUARNIERI MICHAEL & STRAU	MATTY MELISSA	03-ARM'S LENGTH	372,000	372,000	117,300	31.53	
05-184-012-00	401	02/01/2024	2024R-02292	WD		SIHLER KRISTEN & EDWARD	KARDISH PAUL & LISA	03-ARM'S LENGTH	1,580,000	1,580,000	556,600	35.23	
05-184-042-00	402	01/04/2024	2024R-00234	WD		ROBBINS RICHARD & BARBARA	PROCTOR SALLY & ANDREW	03-ARM'S LENGTH	175,000	175,000	46,100	26.34	
05-184-058-00	402	01/10/2024	2024R-00725	WD		GIFFELS MARY ELLEN	ROBBINS RICHARD JR & BARB	03-ARM'S LENGTH	167,500	167,500	61,800	36.90	
05-188-035-00	407	12/22/2023	2024R-00050	WD		BETHKE ALEX L	SCHICHTEL GERALD & VIVIAN	03-ARM'S LENGTH	369,000	369,000	129,500	35.09	
05-190-007-00	401	10/26/2023	2023R-13747	WD		B & R RENTAL LLC	AYERS INVESTMENT PROPERTI	03-ARM'S LENGTH	74,900	74,900	28,300	37.78	
05-190-008-00	401	12/27/2023	2023R-15647	WD		B & R RENTAL LLC	FOSS K. ALAN	03-ARM'S LENGTH	90,000	90,000	34,700	38.56	
05-190-010-00 + Pcls 05-190-025-00, 05-190-027-00, 05-190-030-00, 05-190-032-00, 05-190-034-00	401	02/09/2024	2024R-01882	WD		B & R RENTAL LLC	BREEZY ACRES RENTALS LLC	19-MULTI PARCEL ARM'	405,000	405,000	168,500	41.60	
05-190-020-00	401	12/11/2023	2023R-15452	WD		B&R RENTAL LLC	STEELE KERRY J	03-ARM'S LENGTH	98,500	98,500	25,400	25.79	
05-190-022-00	401	11/07/2023	2023R-14098	WD		B&R RENTAL LLC	WOOD KERRY	03-ARM'S LENGTH	65,000	65,000	26,700	41.08	
05-190-029-00	401	11/20/2023	2023R-14791	WD		B&R RENTAL LLC	OCKERT MELISSA & JOHN	03-ARM'S LENGTH	60,000	60,000	24,200	40.33	
05-190-031-00	401	11/20/2023	2023R-14385	WD		B&R RENTAL LLC	STERNAMAN KENNETH	03-ARM'S LENGTH	90,000	90,000	30,600	34.00	
05-210-004-00	401	02/27/2024	2024R-02432	WD		KEOMANY THAVONE & VONG	SIAKHASONE SOUVANNY &	03-ARM'S LENGTH	255,000	255,000	90,200	35.37	
05-220-009-00	401	10/17/2023	2023R-13404	WD		LIBERTY PROPERTIES NORTH	FELEY ANDREA N	03-ARM'S LENGTH	365,000	365,000	120,700	33.07	
05-220-017-00	401	01/17/2024	2024R-00717	WD	JTWFRS	YANCHICH ANTHONY & RUTH &	THOMPSON IAN & KARINA	03-ARM'S LENGTH	315,000	315,000	122,100	38.76	
05-224-037-00	401	10/02/2023	2023R-12494	WD		MILLER KATHERINE & JACOB	JACOBS JOSH & LAWRENSON K	03-ARM'S LENGTH	807,500	807,500	285,600	35.37	
05-224-060-00	401	12/29/2023	2024R-00055	WD		AMEEL JEFFREY	MESSICK MEGAN & JORDAN	03-ARM'S LENGTH	550,000	550,000	242,100	44.02	
05-235-012-00	401	03/25/2024	2024R-04378	WD		WOLFF ANITA & PAUL	WOLFF JESSE & MOLLY	03-ARM'S LENGTH	499,000	499,000	168,700	33.81	
05-240-081-00	401	02/12/2024	2024R-01878	WD		CROTEAU CHARLES S & NANCY	BEGALA EDWARD & LINDSAY	03-ARM'S LENGTH	344,000	344,000	145,600	42.33	
05-255-014-00	401	10/30/2023	2023R-13311	WD		BANKS BEVERLY J	BECKWITH JOSEPH & HEINZ L	03-ARM'S LENGTH	330,000	330,000	129,000	39.09	
05-260-026-00	401	12/21/2023	2023R-15454	WD		JONES-MORGAN KRISTEN	FALKNER JOEL & WENDY	03-ARM'S LENGTH	465,000	465,000	193,400	41.59	
05-260-027-00	401	10/20/2023	2023R-13345	WD		MCCORMICK KRISTIN L	LENTZ ERIN	03-ARM'S LENGTH	345,000	345,000	123,600	35.83	
05-264-020-00	407	01/22/2024	2024R-01063	WD		TOKRAKS DORIS P TRUST	DUNCAN ALLEN & JANET	03-ARM'S LENGTH	325,000	325,000	104,400	32.12	

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Parcel Number	Class	Sale Date	Liber/Page	Inst.	Neigh.	Grantor	Grantee	Terms-of-Sale	Sale Price	Adj.Sale Price	Assessment	Ratio	Mult	
05-264-032-00	407	03/28/2024	2024R-03702	WD		TORRANCE MICHAEL TRUST	GOLDENSE DAVID & EMILY	03-ARM'S LENGTH	360,000	360,000	126,800	35.22		
05-283-007-00	401	11/29/2023	2023R-15461	WD		THORTON MICHAEL & KRISTEN	HOMER DANIEL & DAWN	03-ARM'S LENGTH	490,000	490,000	171,200	34.94		
05-288-057-00	401	10/26/2023	2023R-13338	WD		ELSEN ALEC	ROWLEY BRIAN & LAURA	03-ARM'S LENGTH	410,000	410,000	153,200	37.37		
05-288-062-00	401	01/09/2024	2024R-00730	WD		LAWLESS CARLY	GEER COREY & CORISSA	03-ARM'S LENGTH	580,000	580,000	238,500	41.12		
05-295-082-00	401	01/03/2024	2024R-00150	WD		BROWN WILLIAM L	BURNS JENNIFER K	03-ARM'S LENGTH	261,000	261,000	88,900	34.06		
05-300-004-00	401	11/17/2023	2023R-14103	WD		DELANO JOSEPHINE M TRUST	HEINLEN DIANE	03-ARM'S LENGTH	265,000	265,000	108,600	40.98		
05-305-061-00	401	11/16/2023	2023R-14810	WD		LAUTENSCHLAGER TRUST	WILLIAM JOSHUA & MAURER L	03-ARM'S LENGTH	325,000	325,000	95,300	29.32		
					H & W									
05-306-038-00	401	02/16/2024	2024R-01888	WD		BAKER DEAN A & RENEE M	LISI ANDREA & DENZEL ANNA	03-ARM'S LENGTH	600,000	600,000	196,300	32.72		
05-308-131-00	401	10/31/2023	2023R-13428	WD		RUSSELL RICHARD A & DAWN	COLLINGS ROBIN TRUST	03-ARM'S LENGTH	570,000	570,000	238,300	41.81		
					13429	INTO TRUST								
05-317-002-00	407	01/15/2024	2024R-00748	WD		RIDLEY THOMAS & NANCY	OWEN POLLY	03-ARM'S LENGTH	292,000	292,000	124,000	42.47		
05-317-033-00	407	12/29/2023	2024R-00049	WD		RUSHFORD AGNES TRUST	STANTON BONNIE K	03-ARM'S LENGTH	355,000	355,000	152,700	43.01		
05-319-004-00	401	02/23/2024	2024R-02113	WD		ABBOTT DANIEL	KELLY CASEY M & CAMILLERI	03-ARM'S LENGTH	329,900	329,900	125,400	38.01		
05-319-018-00	401	02/15/2024	2024R-02290	WD		COOK ASHLEY H & YOUATT RY	VISCONTI VICTORIA & CORTA	03-ARM'S LENGTH	339,000	339,000	135,000	39.82		
05-319-193-00	401	02/07/2024	2024R-01874	WD		JONES MARQUIA	KLESIUS BRIAN & LISA	03-ARM'S LENGTH	310,000	310,000	98,500	31.77		
05-319-203-00	401	12/08/2023	2023R-14877	WD		CALDWELL KRISTINA	FORT KIMBERLE	03-ARM'S LENGTH	229,900	229,900	84,000	36.54		
05-340-023-00	402	10/03/2023	2023R-12147	WD		FIELSTRA GERALD & ANNE	KRUEGER ERIK	03-ARM'S LENGTH	46,500	46,500	24,400	52.47		
05-346-003-00	401	02/29/2024	2024R-02467	WD		SCHMUDE PAUL D & SARAH M	NOBLE DAVID & DANIELLE	03-ARM'S LENGTH	615,000	615,000	238,300	38.75		
05-403-010-00	407	02/28/2024	2024R-02312	WD		COPPER RIDGE AT COPPER VI	NEWTON ALEXANDER	03-ARM'S LENGTH	339,900	339,900	165,600	48.72		
Totals 10/01/2023 - 03/31/2024			Conventional							85	29,993,950	11,453,200	38.19	1.0000
Totals 04/01/2023 - 03/31/2024			Conventional							204	78,865,438	29,823,900	37.82	1.0000

*** Statistics for this group (204 in sample) ***

Statistical Mean= 39.614 Median= 38.154 Maximum= 84.833 Minimum= 23.618

*** Statistics about Mean ***

Normalized Average Deviation	=	0.16714	(Coefficient of Dispersion)
Average Squared Deviation	=	98.58891	(Variance)
Square Root of Squared Deviation	=	9.92919	(Standard Deviation)
Normalized Standard Deviation	=	0.25065	(Covariance)
2 Standard Deviation Range (Low)	=	19.75522	(High) = 59.47200

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DB: Gt24-25 Eq Study

County: 28- GRAND TRAVERSE
Unit: GARFIELD CHTR TWP (05)
Class: Residential

Parcel Number	Class	Sale Date	Liber/Page	Inst. Neigh.	Grantor	Grantee	Terms-of-Sale	Sale Price	Adj.Sale Price	Assessment	Ratio	Mult
*** ** Statistics about Median *** ** Normalized Average Deviation = 0.16887 (Coefficient of Dispersion) Average Squared Deviation = 100.72990 (Variance) Square Root of Squared Deviation = 10.03643 (Standard Deviation) Normalized Standard Deviation = 0.26305 (Covariance) 2 Standard Deviation Range (Low) = 18.08113 (High) = 58.22685												
Price Related Differential (PRD): 1.04753 PRD >1 regressive, < 1 progressive.												

County: 28- GRAND TRAVERSE
Unit: GARFIELD CHTR TWP (05)
Class: Residential

Parcel Number	Class	Sale Date	Liber/Page	Inst.	Neigh.	Grantor	Grantee	Terms-of-Sale	Sale Price	Adj.Sale Price	Assessment	Ratio	Mult
05-095-001-00	401	04/03/2024	2024R-03813	WD		WARNAAR ERIC	SCHUELLER ADAM J	03-ARM'S LENGTH	320,000	320,000	145,200	45.38	
05-151-075-00	401	04/11/2024	2024R-04491	WD		KNOLL TROY & MELONY JTWFRS	MARCHIONE DAVID & LIANN &	03-ARM'S LENGTH	415,000	415,000	160,400	38.65	
05-235-002-00	401	04/10/2024	2024R-04572	WD		PAZIENZA MARCO & KATHRYN	REAMER GREG & ALYCE	03-ARM'S LENGTH	448,000	448,000	168,000	37.50	
05-280-019-00	401	04/12/2024	2024R-04576	WD		VALENTINE SANDRA M	FISCHER XOCHARI & MICHAEL	03-ARM'S LENGTH	305,000	305,000	122,500	40.16	
05-289-079-00	401	04/09/2024	2024R-04571	WD		REAMER GREGORY A & ALYCE	BUTLER NATHAN	03-ARM'S LENGTH	636,000	636,000	220,200	34.62	
05-311-008-00	401	04/18/2024	2024R-05116	WD		MTN HIVE PROPERTY GROUP L	PATTERSON DEBORAH W & MCC	03-ARM'S LENGTH	485,000	485,000	101,200	20.87	
Totals 04/01/2024 - 09/30/2024									6	2,609,000	917,500	35.17	1.0000
Totals 10/01/2023 - 09/30/2024									91	32,602,950	12,370,700	37.94	1.0000

*** Statistics for this group (91 in sample) ***

Statistical Mean= 39.022 Median= 38.721 Maximum= 76.400 Minimum= 20.866

*** Statistics about Mean ***

Normalized Average Deviation = 0.13454 (Coefficient of Dispersion)
Average Squared Deviation = 60.15806 (Variance)
Square Root of Squared Deviation = 7.75616 (Standard Deviation)
Normalized Standard Deviation = 0.19877 (Covariance)
2 Standard Deviation Range (Low) = 23.50934 (High) = 54.53399

*** Statistics about Median ***

Normalized Average Deviation = 0.13502 (Coefficient of Dispersion)
Average Squared Deviation = 60.24950 (Variance)
Square Root of Squared Deviation = 7.76206 (Standard Deviation)
Normalized Standard Deviation = 0.20046 (Covariance)
2 Standard Deviation Range (Low) = 23.19682 (High) = 54.24504

Price Related Differential (PRD): 1.02842 PRD >1 regressive, < 1 progressive.

County: 28- GRAND TRAVERSE
Unit: GARFIELD CHTR TWP (05)
Class: Residential

Parcel Number	Class	Sale Date	Liber/Page	Inst. Neigh. Grantor	Grantee	Terms-of-Sale	Sale Price	Adj.Sale Price	Assessment	Ratio	Mult
Totals 04/01/2022 - 03/31/2024							426	159,870,634	58,299,200	36.47	1.0000

*** ** Statistics for this group (426 in sample) *** **

Statistical Mean= 37.762 Median= 36.542 Maximum= 84.833 Minimum= 20.413

*** ** Statistics about Mean *** **

Normalized Average Deviation = 0.16012 (Coefficient of Dispersion)

Average Squared Deviation = 75.24690 (Variance)

Square Root of Squared Deviation = 8.67450 (Standard Deviation)

Normalized Standard Deviation = 0.22972 (Covariance)

2 Standard Deviation Range (Low) = 20.41251 (High) = 55.11050

*** ** Statistics about Median *** **

Normalized Average Deviation = 0.16345 (Coefficient of Dispersion)

Average Squared Deviation = 76.73873 (Variance)

Square Root of Squared Deviation = 8.76006 (Standard Deviation)

Normalized Standard Deviation = 0.23973 (Covariance)

2 Standard Deviation Range (Low) = 19.02141 (High) = 54.06167

Price Related Differential (PRD): 1.03551 PRD >1 regressive, < 1 progressive.

County: 28- GRAND TRAVERSE
Unit: GARFIELD CHTR TWP (05)
Class: Residential

Parcel Number	Class	Sale Date	Liber/Page	Inst.	Neigh.	Grantor	Grantee	Terms-of-Sale	Sale Price	Adj.Sale Price	Assessment	Ratio	Mult
05-176-049-00	401	08/19/2022	2022R-13856	LC		XIONG LAN & QING LIN \$80,000 DOWN @ 3%	LIN YAN & WU ENLING	03-ARM'S LENGTH	320,000	320,000	150,000	46.88	
05-332-008-00	401	05/01/2022	2022R-13435	LC		BRUNSON PLACE LLC 0% DOWN @ 4% W/ 3YR BALLOON	SMART CODY M	03-ARM'S LENGTH	215,000	215,000	127,600	59.35	
Totals 04/01/2022 - 09/30/2022			Creative						2	535,000	277,600	51.89	1.0000
05-128-037-00	407	03/10/2023	2023R-02640	LC		LONG FRANCIS J & JACQUELI WOOD \$1,000 / MONTH @ 7%	WILLIE J	03-ARM'S LENGTH	155,000	155,000	67,800	43.74	
Totals 10/01/2022 - 03/31/2023			Creative						1	155,000	67,800	43.74	1.0000
Totals 04/01/2022 - 03/31/2023			Creative						3	690,000	345,400	50.06	1.0000

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***      ***      Statistics for this group (3 in sample)      ***      ***
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Statistical Mean= 49.989 Median= 46.875 Maximum= 59.349 Minimum= 43.742

	***	***	Statistics about Mean	***	***	
Normalized Average Deviation	=			0.12483		(Coefficient of Dispersion)
Average Squared Deviation				68.16469		(Variance)
Square Root of Squared Deviation	=			8.25619		(Standard Deviation)
Normalized Standard Deviation	=			0.16516		(Covariance)
2 Standard Deviation Range (Low)	=	33.47621	(High)	=	66.50097	

*** ** Statistics about Median *** **			
Normalized Average Deviation	=	0.11098	(Coefficient of Dispersion)
Average Squared Deviation	=	82.70637	(Variance)
Square Root of Squared Deviation	=	9.09430	(Standard Deviation)
Normalized Standard Deviation	=	0.19401	(Covariance)
2 Standard Deviation Range (Low)	= 28.68639	(High) = 65.06361	

Price Related Differential (PRD): 0.99861 PRD >1 regressive, < 1 progressive.

County: 28- GRAND TRAVERSE
Unit: GARFIELD CHTR TWP (05)
Class: Residential

Parcel Number	Class	Sale Date	Liber/Page	Inst.	Neigh.	Grantor	Grantee	Terms-of-Sale	Sale Price	Adj.Sale Price	Assessment	Ratio	Mult
05-014-085-05	401	06/16/2023	2023R-07690	LC		3011 N GARFIELD LLC 4% DOWN & 8 MONTH BALLOON	FOREST NORTH LLC	03-ARM'S LENGTH	250,000	250,000	130,000	52.00	
Totals 04/01/2023 - 09/30/2023									1	250,000	130,000	52.00	1.0000
05-005-014-30	401	02/27/2024	2024R-02277	MLC		LAMERAND JOHN (LC SELLER)	LUND MARK & BARBARA (LC B	03-ARM'S LENGTH	260,000	260,000	79,900	30.73	
05-008-012-10	402	10/02/2023	2023R-12592	LC		4051 CEDAR RUN LLC 100K DWN BALLOON 10/26	MOUNT MONK LLC	03-ARM'S LENGTH	210,000	210,000	65,700	31.29	
05-034-004-00	401	10/26/2023	2023R-13333	MLC		BANTON WAYNE & DEBBIE	SILVERVIEW HOLDINGS LLC	03-ARM'S LENGTH	185,000	185,000	102,800	55.57	
05-190-008-00	401	12/28/2023		MLC		FOSS K ALAN (LC SELLER) UNRECORD - ASSESSOR PROVIDED	WIDRIG SUZANNE L (LC BUYE	03-ARM'S LENGTH	90,000	90,000	34,700	38.56	
05-190-009-00	401	12/28/2023		MLC		FOSS K ALAN (LC SELLER) UNRECORDED - ASSESSOR PROVIDED	EVANS BRETT A (LC BUYER)	03-ARM'S LENGTH	65,500	65,500	35,700	54.50	
Totals 10/01/2023 - 03/31/2024									5	810,500	318,800	39.33	0.0000
Totals 04/01/2023 - 03/31/2024									6	1,060,500	448,800	42.32	1.0000

*** ** Statistics for this group (6 in sample) *** **

Statistical Mean= 43.774 Median= 45.278 Maximum= 55.568 Minimum= 30.731

*** ** Statistics about Mean *** **

Normalized Average Deviation = 0.23416 (Coefficient of Dispersion)
Average Squared Deviation = 135.03991 (Variance)
Square Root of Squared Deviation = 11.62067 (Standard Deviation)
Normalized Standard Deviation = 0.26547 (Covariance)
2 Standard Deviation Range (Low) = 20.53257 (High) = 67.01524

*** ** Statistics about Median *** **

Normalized Average Deviation = 0.22638 (Coefficient of Dispersion)
Average Squared Deviation = 137.75387 (Variance)
Square Root of Squared Deviation = 11.73686 (Standard Deviation)
Normalized Standard Deviation = 0.25922 (Covariance)
2 Standard Deviation Range (Low) = 21.80406 (High) = 68.75150

Price Related Differential (PRD): 1.03436 PRD >1 regressive, < 1 progressive.

County: 28- GRAND TRAVERSE
Unit: GARFIELD CHTR TWP (05)
Class: Residential

Parcel Number	Class	Sale Date	Liber/Page	Inst. Neigh. Grantor	Grantee	Terms-of-Sale	Sale Price	Adj.Sale Price	Assessment	Ratio	Mult
Totals 10/01/2023 - 09/30/2024							5	810,500	318,800	39.33	1.0000

*** ** Statistics for this group (5 in sample) *** **

Statistical Mean= 42.129 Median= 38.556 Maximum= 55.568 Minimum= 30.731

*** ** Statistics about Mean *** **

Normalized Average Deviation = 0.24510 (Coefficient of Dispersion)

Average Squared Deviation = 148.49929 (Variance)

Square Root of Squared Deviation = 12.18603 (Standard Deviation)

Normalized Standard Deviation = 0.28926 (Covariance)

2 Standard Deviation Range (Low) = 17.75663 (High) = 66.50074

*** ** Statistics about Median *** **

Normalized Average Deviation = 0.24928 (Coefficient of Dispersion)

Average Squared Deviation = 164.45834 (Variance)

Square Root of Squared Deviation = 12.82413 (Standard Deviation)

Normalized Standard Deviation = 0.33261 (Covariance)

2 Standard Deviation Range (Low) = 12.90729 (High) = 64.20382

Price Related Differential (PRD): 1.07106 PRD >1 regressive, < 1 progressive.

County: 28- GRAND TRAVERSE
Unit: GARFIELD CHTR TWP (05)
Class: Residential

Parcel Number	Class	Sale Date	Liber/Page	Inst. Neigh. Grantor	Grantee	Terms-of-Sale	Sale Price	Adj.Sale Price	Assessment	Ratio	Mult
Totals 04/01/2022 - 03/31/2024							9	1,750,500	794,200	45.37	1.0000

*** ** Statistics for this group (9 in sample) *** **

Statistical Mean= 45.845 Median= 46.875 Maximum= 59.349 Minimum= 30.731

*** ** Statistics about Mean *** **

Normalized Average Deviation = 0.18937 (Coefficient of Dispersion)
Average Squared Deviation = 111.09670 (Variance)
Square Root of Squared Deviation = 10.54024 (Standard Deviation)
Normalized Standard Deviation = 0.22991 (Covariance)
2 Standard Deviation Range (Low) = 24.76498 (High) = 66.92595

*** ** Statistics about Median *** **

Normalized Average Deviation = 0.18277 (Coefficient of Dispersion)
Average Squared Deviation = 112.28913 (Variance)
Square Root of Squared Deviation = 10.59666 (Standard Deviation)
Normalized Standard Deviation = 0.22606 (Covariance)
2 Standard Deviation Range (Low) = 25.68169 (High) = 68.06831

Price Related Differential (PRD): 1.01048 PRD >1 regressive, < 1 progressive.

County: 28- GRAND TRAVERSE
Unit: GARFIELD CHTR TWP (05)
Class: Residential

Parcel Number	Class	Sale Date	Liber/Page	Inst. Neigh.	Grantor	Grantee	Terms-of-Sale	Sale Price	Adj.Sale Price	Assessment	Ratio	Mult
< Totals for this Analysis >	# of Sales		Assessments	Sale Prices	Ratio							
Conventional	432		59,216,700	162,479,634	36.45							
Creative	9		794,200	1,750,500	45.37	(Before discounting, sales were = 1,750,500)						
Totals:	441		60,010,900	164,230,134	40.91	(Weighted)						
*** ** Statistics for this group (441 in sample) *** **												
Statistical Mean= 37.905 Median= 36.667 Maximum= 84.833 Minimum= 20.413												
*** ** Statistics about Mean *** **												
Normalized Average Deviation		=	0.16232	(Coefficient of Dispersion)								
Average Squared Deviation		=	76.83560	(Variance)								
Square Root of Squared Deviation		=	8.76559	(Standard Deviation)								
Normalized Standard Deviation		=	0.23125	(Covariance)								
2 Standard Deviation Range (Low)		= 20.37401	(High) = 55.43638									
*** ** Statistics about Median *** **												
Normalized Average Deviation		=	0.16592	(Coefficient of Dispersion)								
Average Squared Deviation		=	78.37303	(Variance)								
Square Root of Squared Deviation		=	8.85285	(Standard Deviation)								
Normalized Standard Deviation		=	0.24144	(Covariance)								
2 Standard Deviation Range (Low)		= 18.96096	(High) = 54.37238									