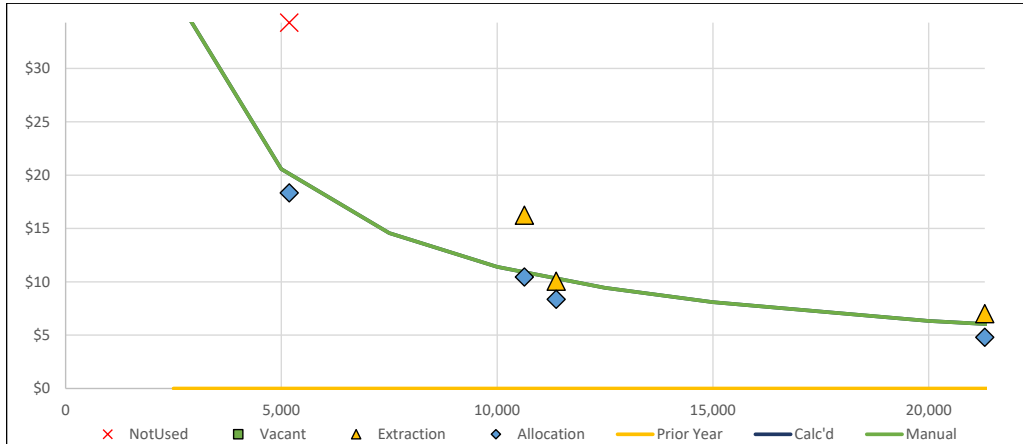


### 41800 Crown Ridge - TWNHS - Fairway 2025 Land Value Study



v=A*X^B	Prior Year			Calculated From Analysis			Used (Concluded Land Values)		
	SqFt	\$/SF	Concluded \$	\$/SF	Concluded \$	% Change	\$/SF	Concluded \$	% Change
2,500	Unused	Unused		\$37.11	\$92,775	Unused	\$37.11	\$92,775	Unused
5,000	Unused	Unused		\$20.58	\$102,900	Unused	\$20.58	\$102,900	Unused
7,500	Unused	Unused		\$14.57	\$109,275	Unused	\$14.57	\$109,275	Unused
10,000	Unused	Unused		\$11.41	\$114,100	Unused	\$11.41	\$114,100	Unused
12,500	Unused	Unused		\$9.44	\$118,000	Unused	\$9.44	\$118,000	Unused
15,000	Unused	Unused		\$8.08	\$121,200	Unused	\$8.08	\$121,200	Unused
20,000	Unused	Unused		\$6.33	\$126,600	Unused	\$6.33	\$126,600	Unused
25,000	Unused	Unused		\$5.23	\$130,750	Unused	\$5.23	\$130,750	Unused
30,000	Unused	Unused		\$4.48	\$134,400	Unused	\$4.48	\$134,400	Unused
40,000	Unused	Unused		\$3.51	\$140,400	Unused	\$3.51	\$140,400	Unused
50,000	Unused	Unused		\$2.90	\$145,000	Unused	\$2.90	\$145,000	Unused
60,000	Unused	Unused		\$2.48	\$148,800	Unused	\$2.48	\$148,800	Unused
87,120	Unused	Unused		\$1.81	\$157,687	Unused	\$1.81	\$157,687	Unused
130,680	Unused	Unused		\$1.28	\$167,270	Unused	\$1.28	\$167,270	Unused
174,240	Unused	Unused		\$1.00	\$174,240	Unused	\$1.00	\$174,240	Unused
217,800	Unused	Unused		\$0.83	\$180,774	Unused	\$0.83	\$180,774	Unused
435,600	Unused	Unused		\$0.46	\$200,376	Unused	\$0.46	\$200,376	Unused
653,400	Unused	Unused		\$0.33	\$215,622	Unused	\$0.33	\$215,622	Unused
871,200	Unused	Unused		\$0.26	\$226,512	Unused	\$0.26	\$226,512	Unused
1,089,000	Unused	Unused		\$0.21	\$228,690	Unused	\$0.21	\$228,690	Unused
A=0	B=0	A&B:	28,873.70	-0.8508	A&B:	28,873.70	-0.8508		

Refresh Data	Set X and Y maximums for chart for zoom control					
	X Max:	21,301	(1 to 21,301)	Y Max:	\$34.29	(\$1 to \$34.29)
Land Allocation %:	20.00%	Calculated Allocation %:	30.24%			

Use	Imp/Vac	PNum	Date	Sale\$	SqFt	Imprvmts	TimeAdj\$	LndResid	\$/SF
0	Extraction	05-103-004-00	9/13/2023	\$475,000	5,184	\$297,265	\$475,000	\$177,735	\$34.29
1	Extraction	05-103-009-00	10/30/2023	\$510,000	21,301	\$360,407	\$510,000	\$149,593	\$7.02
1	Extraction	05-103-010-00	6/16/2023	\$555,555	10,629	\$382,927	\$555,555	\$172,628	\$16.24
1	Extraction	05-103-017-00	8/19/2022	\$475,000	11,369	\$360,780	\$475,000	\$114,220	\$10.05
1	Allocation	05-103-004-00	9/13/2023	\$475,000	5,184	\$297,265	\$475,000	\$95,000	\$18.33
1	Allocation	05-103-009-00	10/30/2023	\$510,000	21,301	\$360,407	\$510,000	\$102,000	\$4.79
1	Allocation	05-103-010-00	6/16/2023	\$555,555	10,629	\$382,927	\$555,555	\$111,111	\$10.45
1	Allocation	05-103-017-00	8/19/2022	\$475,000	11,369	\$360,780	\$475,000	\$95,000	\$8.36