

Grant Agricultural \$/Acre 2024

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Cur. Asmnt.	Asd/Adj. Sale
050-023-400-005-00	135 N BINDER RD	09/20/21	\$188,000	WD	03-ARM'S LENGTH	\$188,000	\$82,700	43.99
050-006-200-003-00	N BRITT RD & GALLION	09/15/22	\$115,000	WD	03-ARM'S LENGTH	\$115,000	\$37,400	32.52
050-024-100-008-00	361 N CHAMBERS RD	04/16/21	\$230,500	WD	03-ARM'S LENGTH	\$230,500	\$127,000	55.10
040-002-400-007-00	PLANT RD	01/21/22	\$65,000	WD	03-ARM'S LENGTH	\$65,000	\$35,100	54.00
140-002-300-001-00	401 E SHERMAN ST	05/12/22	\$144,900	WD	03-ARM'S LENGTH	\$144,900	\$51,000	35.20
141-A10-002-001-00	300 W SHERMAN ST	05/26/21	\$220,000	WD	03-ARM'S LENGTH	\$218,800	\$105,900	48.40
070-020-100-002-00	8203 ESMOND RD	08/26/21	\$175,000	WD	03-ARM'S LENGTH	\$175,000	\$81,795	46.74
070-023-100-003-00	TOWERLINE RD	06/04/21	\$70,000	WD	03-ARM'S LENGTH	\$70,000	\$35,100	50.14
070-028-300-001-00	N WILSON CREEK RD	10/26/21	\$200,000	WD	03-ARM'S LENGTH	\$200,000	\$123,500	61.75
101-029-200-002-30	M-55	06/27/21	\$8,560	WD	03-ARM'S LENGTH	\$8,560	\$4,100	47.90
101-010-300-001-00	1284 SPARTAN RD	01/21/22	\$450,000	WD	03-ARM'S LENGTH	\$450,000	\$193,000	42.89
Totals:			\$1,866,960			\$1,865,760	\$876,595	
							Sale. Ratio =>	46.98
							Std. Dev. =>	#DIV/0!

USING \$2100/Acre

Due to lack of sales using sales from surrounding areas

Cur. Appraisal	Land Residual	Est. Land Value	Net Acres	Total Acres	Dollars/Acre	Liber/Page	Land Table	Class
\$165,443	\$169,357	\$146,800	80.00	80.00	\$2,117	2021006921	AGRICULTURAL	101
\$74,880	\$109,744	\$69,624	40.00	40.00	\$2,744	2022005639	AGRICULTURAL	101
\$254,087	\$13,113	\$36,700	20.00	20.00	\$656	2021002787	AGRICULTURAL	401
\$70,200	\$65,000	\$70,200	36.00	36.00	\$1,806	2022000397	AGRICULTURAL	102
\$101,954	\$144,900	\$101,954	55.11	55.11	\$2,629	2022003099	AGRICULTURAL	102
\$211,732	\$56,463	\$49,395	27.00	27.00	\$2,091	2021004000	AGRICULTURAL	101
\$143,280	\$175,000	\$143,280	80.80	40.43	\$2,165		AGRICULTURAL	102
\$62,568	\$70,000	\$62,568	35.00	35.00	\$2,000		AGRICULTURAL	102
\$210,420	\$200,000	\$210,420	120.46	120.46	\$1,660		AGRICULTURAL	102
\$7,704	\$8,560	\$7,704	4.28	4.28	\$2,000		AGRICULTURAL	102
\$386,456	\$389,834	\$325,890	185.30	185.30	\$2,104		AGRICULTURAL	101
\$1,688,724	\$1,401,971	\$1,224,535	683.95	643.58				
		Average	Average		Average			
		per FF=>	per Net Acre=>		\$2,050	per SqFt=>		