

Study created by Christie.Wright@vermont.gov on 11/7/2022 at 7:19 PM.

**R1 - Residential with less than 6 acres**

Doc ID	SPAN	Buyer	Seller	Acres	Sale Date	Sale Price	Listed Value	Ratio	T	C	Cat
L2078998528	264-083-10740	1796 LARKSPUR LLC <b>Location:</b> 1796 CRAFTSBURY RD	ESTATE OF NANCY POTA...	2.40	8/25/2020	240,000	190,000	79.17			
1056861248	264-083-10915	BAXTER, RENEE <b>Location:</b> 1566 ROUTE 15	MOODIE, MARK	1.00	9/17/2021	100,000	69,800	69.80			
L872558592	264-083-10068	BOUCHARD MELISSA <b>Location:</b> 311 HIGHLAND ROAD	BRUCE ALEXANDRIA	1.00	5/20/2019	190,000	173,900	91.53			
L1403985920	264-083-10242	CRICCHI MICHAEL <b>Location:</b> 1599 DIMICK ROAD	FABIANI FRANK	3.00	8/16/2019	234,250	145,000	61.90			
L253788160	264-083-10209	DIMICK ADAM <b>Location:</b> 1089 MAIN STREET	DEVLIN BEATRIX	0.40	7/31/2020	136,000	92,600	68.09			
L1530781696	264-083-10917	KIESLER LIZA <b>Location:</b> 15 HIGHLANDER STREET	ROSE MEGAN	0.58	10/15/2020	90,000	105,500	117.22			
L1547878400	264-083-10534	KISH EDWARD III <b>Location:</b> 8 THE BEND ROAD	LAMBERT DOROTHY	0.85	6/20/2019	135,000	96,500	71.48			
L329195520	264-083-10497	METAYER CARROLL <b>Location:</b> 200 HARRINGTON ROAD	SASSI ANTHONY	0.80	9/5/2020	16,000	19,800	123.75			
694352960	264-083-10943	PORTER, JONATHAN <b>Location:</b> 862 MAIN STREET	WOODRUFF, JACQUELINE	0.43	12/16/2021	172,500	95,800	55.54			
L8249344	264-083-11039	ROIANOV MAUREEN <b>Location:</b> 918 ELIGO LAKE ROAD	GUILMETTE JOHN	1.02	8/19/2020	315,000	274,100	87.02			
L796033024	264-083-10357	STABLER ELIZABETH <b>Location:</b> 56 BREEZY AVE	REETZ KATE	0.40	10/9/2020	230,000	249,400	108.43			
<b>Totals for R1 - Residential with less than 6 acres</b>				<b>11.88</b>		<b>1,858,750</b>	<b>1,512,400</b>				

R1 - Residential with less than 6 acres

Category Sample **Valid**: 90% confident that true aggregate ratio is within 10% of sample ratio. See Sampling Error.

Category Statistics	Limits Established by Original Sales Data		Ratios/Confidence Intervals
11 Total Transactions	68.09	Low InterQuartile Value	71.46 Low 90% Value of Aggregate
168,977 Average Sales Price	108.43	High InterQuartile Value	91.28 High 90% Value of Aggregate
137,491 Average Listed Price	40.35	InterQuartile Range	81.37 Aggregate Ratio
84.90 Average Ratio			12.18% Sampling Error
79.17 Median Ratio	7.57	Value of Outlier Low Limit	0 Number of Low Outliers
55.54 Low Ratio	168.95	Value of Outlier High Limit	0 Number of High Outliers
123.75 High Ratio	- 52.95	Value of Extreme Low Limit	0 Number of Low Extremes/Influentials
1.04 PRD (Regression Index)	229.47	Value of Extreme High Limit	0 Number of High Extremes/Influentials
23.10 COD			
0 Number of Transactions with Assessment Ratio Between 0.98 and 1.02			
0% Percent of Transactions with Assessment Ratio Between 0.98 and 1.02			

**R2 - Residential with 6 or more acres**

Doc ID	SPAN	Buyer	Seller	Acres	Sale Date	Sale Price	Listed Value	Ratio	T	C	Cat
1930064960	264-083-11013	AUBIN, DAVID Location: 1135 YOUNG ROAD	LAGGIS, HANS	11.00	7/19/2021	301,000	217,500	72.26			
792325184	264-083-11052	BUHALIS, ELEKTRA Location: 89 HANSON DRIVE	VICONI, FEDERICO	16.81	10/1/2021	415,000	240,900	58.05			
L918982656	264-083-10771	CANNON JOHN Location: 1962 CRAFTSBURY ROAD	MIDSUMMER NIGHT'S DR...	6.05	6/12/2019	230,000	202,600	88.09			
89107520	264-083-10647	DONAGHY, LUCY Location: 670 CEMETERY RIDGE ROAD	SLOCUM, WILLIAM D	10.05	10/4/2021	425,000	197,600	46.49			
L1805062144	264-083-10278	FELLOWS SCOTT Location: 245 FIREFLY DRIVE	JOHNSON BRI	10.10	10/16/2020	58,000	40,900	70.52			
L2132426752	264-083-10224	KELLY BRIAN Location: 642 YOUNG ROAD	WAIBLE ROGER	10.20	7/31/2019	285,000	260,500	91.40			
L782745600	264-083-10671	LERNER ALEX Location: 1863 LAKE SHORE ROAD	NEYLON DAVID	67.00	5/12/2020	1,100,000	1,081,500	98.32			
L1873666048	264-083-11019	LUKENS JOHN Location: 581 HARRINGTON ROAD	CHEHAYL DANIEL	28.03	7/8/2019	405,000	378,600	93.48			
1902458944	264-083-10492	MATTOS, ALEXIS Location: 423 MAIN STREET	WINSTON JENNISON INV...	15.20	4/7/2021	59,000	58,500	99.15			
491060288	264-083-10773	MOODIE, RICHARD Location: 563 SALLS ROAD	SALLS, ERWIN E	10.00	12/10/2021	143,000	145,900	102.03			
921922112	264-083-10602	OEHMIG, DUNBAR Location: 1093 BAKER HILL ROAD	KEEFE, LUCY G	32.01	3/16/2022	565,000	300,800	53.24			
281033792	264-083-10845	RIPKEN JENNY, LLC Location: 1109 GARVIN HILL ROAD	BARSALOW, SOPHIA	10.10	11/1/2021	350,000	251,800	71.94			
L1563697152	264-083-10967	SCHWARTZ-MOORE JOHN Location: 512 SALLS ROAD	DESCHAMPS PETER	41.86	11/6/2020	370,000	257,000	69.46			
L957308928	264-083-10227	STORY IRREVOCABLE TR... Location: 312 MAIN STREET	BROOKE GLENN	14.31	12/10/2020	289,000	197,100	68.20			
L1324765184	264-083-10456	WATKINSON PETER Location: 160 LAKEVIEW ROAD	WOOD SUSAN	11.28	8/19/2020	500,000	436,000	87.20			
<b>Totals for R2 - Residential with 6 or more acres</b>				<b>294.00</b>		<b>5,495,000</b>	<b>4,267,200</b>				

**R2 - Residential with 6 or more acres**

*Category Sample Valid: 90% confident that true aggregate ratio is within 10% of sample ratio. See Sampling Error.*

Category Statistics	Limits Established by Original Sales Data		Ratios/Confidence Intervals
15 Total Transactions	68.20	Low InterQuartile Value	67.29 Low 90% Value of Aggregate
366,333 Average Sales Price	93.48	High InterQuartile Value	88.02 High 90% Value of Aggregate
284,480 Average Listed Price	25.28	InterQuartile Range	77.66 Aggregate Ratio
77.99 Average Ratio			13.34% Sampling Error
72.26 Median Ratio	30.28	Value of Outlier Low Limit	0 Number of Low Outliers
46.49 Low Ratio	131.40	Value of Outlier High Limit	0 Number of High Outliers
102.03 High Ratio	- 7.64	Value of Extreme Low Limit	0 Number of Low Extremes/Influentials
1.00 PRD (Regression Index)	169.32	Value of Extreme High Limit	0 Number of High Extremes/Influentials
20.46 COD			
2 Number of Transactions with Assessment Ratio Between 0.98 and 1.02			
13% Percent of Transactions with Assessment Ratio Between 0.98 and 1.02			



**S1 - Vacation home with less than 6 acres**

Doc ID	SPAN	Buyer	Seller	Acres	Sale Date	Sale Price	Listed Value	Ratio	T	C	Cat
L13533184	264-083-10499	70 E EDGEWOOD LN LLC Location: 70 EAST EDGEWOOD LANE	KREIDER MICHAEL	0.46	1/13/2020	639,500	582,600	91.10			
L1717768192	264-083-10298	AMBLER IAN Location: 115 CHENEY ROAD	ARNOLD STEWART	1.00	1/22/2021	525,000	493,000	93.90			
L469696512	264-083-10841	BOONE PETER Location: 92 BLACK'S POINT	PENFIELD ANNE	0.66	2/20/2020	595,000	583,700	98.10			
L114966528	264-083-10941	HAYS IV JAMES Location: 267 BREEZY AVE	KIRKWOOD NIALL	0.38	9/30/2019	335,000	262,500	78.36			
L1804189696	264-083-10220	HERNANDEZ DIONICIA Location: 21 ROWDIS ROAD	DREW BRIAN	0.35	8/12/2020	172,500	161,200	93.45			
235928640	264-083-10836	JOHNSTON, BENJAMIN D Location: 38 BEACH ROAD	CAROLINE B. LINTNER,...	0.33	12/30/2021	225,000	205,000	91.11			
L794337280	264-083-10265	SCUTTI JAMES Location: 12 WINNIMERE CIRCLE	IAN AMBLER TRUST	0.21	11/13/2020	450,000	281,400	62.53			
L177291264	264-083-10940	THE MCKECHNIE 2005 F... Location: 739 CRAFTSBURY ROAD	RICHARD WOODRUFF & A...	0.37	8/14/2020	505,000	478,400	94.73			
<b>Totals for S1 - Vacation home with less than 6 acres</b>				<b>3.76</b>		<b>3,447,000</b>	<b>3,047,800</b>				

**S1 - Vacation home with less than 6 acres**

*Category Sample Valid: 90% confident that true aggregate ratio is within 10% of sample ratio. See Sampling Error.*

Category Statistics	Limits Established by Original Sales Data		Ratios/Confidence Intervals	
8 Total Transactions	81.54	Low InterQuartile Value	81.14	Low 90% Value of Aggregate
430,875 Average Sales Price	94.53	High InterQuartile Value	95.70	High 90% Value of Aggregate
380,975 Average Listed Price	12.98	InterQuartile Range	88.42	Aggregate Ratio
87.91 Average Ratio			8.23%	Sampling Error
92.28 Median Ratio	62.07	Value of Outlier Low Limit	0	Number of Low Outliers
62.53 Low Ratio	114.00	Value of Outlier High Limit	0	Number of High Outliers
98.10 High Ratio	42.60	Value of Extreme Low Limit	0	Number of Low Extremes/Influentials
0.99 PRD (Regression Index)	133.47	Value of Extreme High Limit	0	Number of High Extremes/Influentials
7.73 COD				
1 Number of Transactions with Assessment Ratio Between 0.98 and 1.02				
13% Percent of Transactions with Assessment Ratio Between 0.98 and 1.02				

**S2 - Seasonal home with 6 or more acres**

Doc ID	SPAN	Buyer	Seller	Acres	Sale Date	Sale Price	Listed Value	Ratio	T	C	Cat
L1499971584	264-083-10342	HANSON TRUSTEE ERIC Location: 649 LAKESHORE ROAD	YOUNG-KELLY MARINA	17.40	12/22/2020	690,000	418,000	60.58			
L1408131072	264-083-11038	JOHNSON ALLISON Location: 1049 ELIGO LAKE ROAD	COLLINS JR. WILLIAM	11.53	5/6/2020	290,000	242,000	83.45			
L213770240	264-083-10134	KRISTYNA MEYER Location: 605 NORTH SHORE ROAD	RICHARD ANTHONY BARR...	10.01	9/22/2020	425,000	400,900	94.33			
345779264	264-083-10646	TARLETON, DEENA Location: 866 ROCKING ROCK ROAD	MCMINDES, GAIL	159.00	9/3/2021	600,000	666,000	111.00			

**Totals for S2 - Seasonal home with 6 or more acres**      **197.94**      **2,005,000**      **1,726,900**

**S2 - Seasonal home with 6 or more acres**

*Category Sample Invalid: 90% confident that true aggregate ratio is not within 10% of sample ratio. See Sampling Error.*

Category Statistics	Limits Established by Original Sales Data		Ratios/Confidence Intervals	
4 Total Transactions	66.30	Low InterQuartile Value	55.36	Low 90% Value of Aggregate
501,250 Average Sales Price	106.83	High InterQuartile Value	116.90	High 90% Value of Aggregate
431,725 Average Listed Price	40.54	InterQuartile Range	86.13	Aggregate Ratio
87.34 Average Ratio			35.73%	Sampling Error
88.89 Median Ratio	0.00	Value of Outlier Low Limit	0	Number of Low Outliers
60.58 Low Ratio	0.00	Value of Outlier High Limit	0	Number of High Outliers
111.00 High Ratio	0.00	Value of Extreme Low Limit	0	Number of Low Extremes/Influentials
1.01 PRD (Regression Index)	0.00	Value of Extreme High Limit	0	Number of High Extremes/Influentials
17.24 COD				
0	Number of Transactions with Assessment Ratio Between 0.98 and 1.02			
0%	Percent of Transactions with Assessment Ratio Between 0.98 and 1.02			

**C - Commercial**

Doc ID	SPAN	Buyer	Seller	Acres	Sale Date	Sale Price	Listed Value	Ratio	T	C	Cat
389723200	264-083-10324	BLAH BLAH, LLC Location: 103 BREEZY AVENUE	THE BIG YELLOW BARN,...	0.43	7/1/2021	224,500	186,000	82.85			
1954880	264-083-10864	NEK GETAWAYS, LLC Location: 2505 THE BEND RD	SULLIVAN, RICHARD J	7.90	6/11/2021	125,000	94,000	75.20			
<b>Totals for C - Commercial</b>				<b>8.33</b>		<b>349,500</b>	<b>280,000</b>				

**C - Commercial**

*Category Sample Invalid: 90% confident that true aggregate ratio is not within 10% of sample ratio. See Sampling Error.*

Category Statistics	Limits Established by Original Sales Data		Ratios/Confidence Intervals	
2 Total Transactions	75.20	Low InterQuartile Value	59.00	Low 90% Value of Aggregate
174,750 Average Sales Price	82.85	High InterQuartile Value	101.23	High 90% Value of Aggregate
140,000 Average Listed Price	7.65	InterQuartile Range	80.11	Aggregate Ratio
79.03 Average Ratio			26.36%	Sampling Error
79.03 Median Ratio	0.00	Value of Outlier Low Limit	0	Number of Low Outliers
75.20 Low Ratio	0.00	Value of Outlier High Limit	0	Number of High Outliers
82.85 High Ratio	0.00	Value of Extreme Low Limit	0	Number of Low Extremes/Influentials
0.99 PRD (Regression Index)	0.00	Value of Extreme High Limit	0	Number of High Extremes/Influentials
4.84 COD				
0	Number of Transactions with Assessment Ratio Between 0.98 and 1.02			
0%	Percent of Transactions with Assessment Ratio Between 0.98 and 1.02			



**M - Miscellaneous**

Doc ID	SPAN	Buyer	Seller	Acres	Sale Date	Sale Price	Listed Value	Ratio	T	C	Cat
L307298304	264-083-10798	HARDY WILLIAM Location: 9 FIREFLY DRIVE	SILVER ROBERT	10.10	3/31/2021	30,000	37,600	125.33			
L1098264576	264-083-11004	HATCH ELIZABETH Location: 555 BAYLEY HAZEN ROAD LOT 1	KING MAX	11.62	6/14/2019	52,500	88,700	168.95	O		
755391552	264-083-10652	HILL, SHAUN E Location: 701 TAMARACK RANCH ROAD	MURDOCK, JAMES	25.10	9/8/2021	75,000	35,200	46.93			
2048242752	264-083-10192	LALLY, DANIEL R Location: 200 PELLEGRINI PIKE	DAVIS, KENNETH F	97.10	6/11/2021	156,350	124,900	79.88			
1350503488	264-083-11056	MEYERS, DOMINIQUE Location: 672 CEMETERY RIDGE	CRABTREE-SHAW FAMILY...	10.05	7/30/2021	151,000	75,800	50.20			
919067712	264-083-10590	PLANETARY PROPERTIES... Location: 1195 BAYLEY HAZEN ROAD	MAYNARD, NELSON	31.00	11/17/2021	145,000	94,400	65.10			
949603392	264-083-10333	SMITH, TODD R Location: 730 THE BEND ROAD	HILL FAMILY TRUST	20.00	8/13/2021	101,000	52,600	52.08			
L1009459200	264-083-10676	SPARROW MARGARET Location: 500 BAKER HILL ROAD	MEYER KRISTYNA	11.70	3/26/2020	65,000	67,000	103.08			
521175616	264-083-10882	TERWIESCH, CHRISTIAN Location: 125 HARRINGTON ROAD	THRALL, JANE	11.50	1/5/2022	80,000	72,800	91.00			
L1992462336	264-083-10049	WATKINSON PETER Location: 187 BAYLEY HAZEN ROAD	BENNETT JEFFREY	12.59	10/2/2020	115,900	115,900	100.00			
<b>Totals for M - Miscellaneous</b>				<b>240.76</b>		<b>971,750</b>	<b>764,900</b>				

**M - Miscellaneous**

*Category Sample **Invalid**: 90% confident that true aggregate ratio is not within 10% of sample ratio. See Sampling Error.*

Category Statistics	Limits Established by Original Sales Data		Ratios/Confidence Intervals
10 Total Transactions	51.61	Low InterQuartile Value	62.74 Low 90% Value of Aggregate
97,175 Average Sales Price	108.64	High InterQuartile Value	94.68 High 90% Value of Aggregate
76,490 Average Listed Price	57.03	InterQuartile Range	78.71 Aggregate Ratio
88.26 Average Ratio			20.29% Sampling Error
85.44 Median Ratio	- 33.94	Value of Outlier Low Limit	0 Number of Low Outliers
46.93 Low Ratio	194.19	Value of Outlier High Limit	0 Number of High Outliers
168.95 High Ratio	- 119.49	Value of Extreme Low Limit	0 Number of Low Extremes/Influentials
1.12 PRD (Regression Index)	279.74	Value of Extreme High Limit	0 Number of High Extremes/Influentials
34.43 COD			
1 Number of Transactions with Assessment Ratio Between 0.98 and 1.02			
10% Percent of Transactions with Assessment Ratio Between 0.98 and 1.02			

**O - Other**

Doc ID	SPAN	Buyer	Seller	Acres	Sale Date	Sale Price	Listed Value	Ratio	T	C	Cat
14156864	264-083-10113	25 KNOWLTON STREET L... Location: 230 BLOCKHOUSE ROAD	VAN WYCK, NEIL E	1.42	4/16/2021	265,000	253,900	95.81			
1252592192	264-083-10854	ALDRICH, STEPHEN Location: 156 BREEZY AVE	JONES, SABRA	1.60	3/1/2022	710,000	537,700	75.73			
374957120	264-083-10293	MATHESON, ANNA Location: 898 ELIGO LAKE ROAD	GOODRICH, AARON	0.60	5/13/2021	340,000	204,900	60.26			
79707200	264-083-10337	PARKER, COLEMAN Location: 136 BREEZY AVENUE	GULICK, MICHAEL	2.60	10/29/2021	500,000	611,900	122.38			
643060800	264-083-10369	PRADEL, KAI Location: 32 NORTH RANDOLPH ROAD	CHARLES EATON HAYNES...	0.21	6/4/2021	550,000	522,000	94.91			
1084487744	264-083-10473	PUTNEY, SHARON Location: 43 ROWDIS ROAD	MILTENBERGER, DAVID	0.64	4/9/2021	651,000	356,700	54.79			
10079296	264-083-10761	RIORDAN, BRIAN Location: 92 RANDOLPH ROAD	JOHN, RISSE	0.40	8/11/2021	350,000	209,400	59.83			
174405696	264-083-10643	SYNNESTVEDT, ERIK Location: 311 NORTH SHORE ROAD	MOREY FIFIELD, SARA ...	10.09	4/9/2021	560,000	398,000	71.07			
<b>Totals for O - Other</b>				<b>17.56</b>		<b>3,926,000</b>	<b>3,094,500</b>				

**O - Other**

*Category Sample Invalid: 90% confident that true aggregate ratio is not within 10% of sample ratio. See Sampling Error.*

Category Statistics	Limits Established by Original Sales Data		Ratios/Confidence Intervals	
8 Total Transactions	59.94	Low InterQuartile Value	63.36	Low 90% Value of Aggregate
490,750 Average Sales Price	95.59	High InterQuartile Value	94.28	High 90% Value of Aggregate
386,813 Average Listed Price	35.65	InterQuartile Range	78.82	Aggregate Ratio
79.35 Average Ratio			19.61%	Sampling Error
73.40 Median Ratio	6.47	Value of Outlier Low Limit	0	Number of Low Outliers
54.79 Low Ratio	149.06	Value of Outlier High Limit	0	Number of High Outliers
122.38 High Ratio	- 47.01	Value of Extreme Low Limit	0	Number of Low Extremes/Influentials
1.01 PRD (Regression Index)	202.53	Value of Extreme High Limit	0	Number of High Extremes/Influentials
24.33 COD				
0 Number of Transactions with Assessment Ratio Between 0.98 and 1.02				
0% Percent of Transactions with Assessment Ratio Between 0.98 and 1.02				

**Class - Residential (R2, MHU, MHL, S1, S2, R1, O)**

*Town Sample Valid: 90% confident that true aggregate ratio is within 10% of sample ratio. See Sampling Error.*

Town Statistics	Limits Established by Original Sales Data		Ratios/Confidence Intervals
47 Total Transactions	68.20	Low InterQuartile Value	76.42 Low 90% Value of Aggregate
357,271 Average Sales Price	94.73	High InterQuartile Value	86.74 High 90% Value of Aggregate
291,457 Average Listed Price	26.53	InterQuartile Range	81.58 Aggregate Ratio
82.43 Average Ratio			6.33% Sampling Error
83.45 Median Ratio	28.40	Value of Outlier Low Limit	0 Number of Low Outliers
46.49 Low Ratio	134.53	Value of Outlier High Limit	0 Number of High Outliers
123.75 High Ratio	- 11.40	Value of Extreme Low Limit	0 Number of Low Extremes/Influentials
1.01 PRD (Regression Index)	174.33	Value of Extreme High Limit	0 Number of High Extremes/Influentials
19.03 COD			
3 Number of Transactions with Assessment Ratio Between 0.98 and 1.02			
6% Percent of Transactions with Assessment Ratio Between 0.98 and 1.02			

**Class - Commercial/Industrial (C, CA, I)**

*Town Sample **Invalid**: 90% confident that true aggregate ratio is not within 10% of sample ratio. See Sampling Error.*

Town Statistics	Limits Established by Original Sales Data		Ratios/Confidence Intervals
2 Total Transactions	75.20 Low InterQuartile Value		58.86 Low 90% Value of Aggregate
174,750 Average Sales Price	82.85 High InterQuartile Value		101.36 High 90% Value of Aggregate
140,000 Average Listed Price	7.65 InterQuartile Range		80.11 Aggregate Ratio
79.03 Average Ratio			26.53% Sampling Error
79.03 Median Ratio	0.00 Value of Outlier Low Limit	0 Number of Low Outliers	
75.20 Low Ratio	0.00 Value of Outlier High Limit	0 Number of High Outliers	
82.85 High Ratio	0.00 Value of Extreme Low Limit	0 Number of Low Extremes/Influentials	
0.99 PRD (Regression Index)	0.00 Value of Extreme High Limit	0 Number of High Extremes/Influentials	
4.84 COD			
0 Number of Transactions with Assessment Ratio Between 0.98 and 1.02			
0% Percent of Transactions with Assessment Ratio Between 0.98 and 1.02			

**Class - Farm/Vacant (W, M, F)**

*Town Sample **Invalid**: 90% confident that true aggregate ratio is not within 10% of sample ratio. See Sampling Error.*

Town Statistics	Limits Established by Original Sales Data		Ratios/Confidence Intervals
10 Total Transactions	51.61	Low InterQuartile Value	62.68 Low 90% Value of Aggregate
97,175 Average Sales Price	108.64	High InterQuartile Value	94.75 High 90% Value of Aggregate
76,490 Average Listed Price	57.03	InterQuartile Range	78.71 Aggregate Ratio
88.26 Average Ratio			20.38% Sampling Error
85.44 Median Ratio	- 33.94	Value of Outlier Low Limit	0 Number of Low Outliers
46.93 Low Ratio	194.19	Value of Outlier High Limit	0 Number of High Outliers
168.95 High Ratio	- 119.49	Value of Extreme Low Limit	0 Number of Low Extremes/Influentials
1.12 PRD (Regression Index)	279.74	Value of Extreme High Limit	0 Number of High Extremes/Influentials
34.43 COD			
1 Number of Transactions with Assessment Ratio Between 0.98 and 1.02			
10% Percent of Transactions with Assessment Ratio Between 0.98 and 1.02			

All Sales (R1, R2, MHU, MHL, S1, S2, C, CA, I, F, W, M, O)

*Town Sample Valid: 90% confident that true aggregate ratio is within 10% of sample ratio. See Sampling Error.*

Town Statistics	Limits Established by Original Sales Data		Ratios/Confidence Intervals
59 Total Transactions	68.09 Low InterQuartile Value		76.47 Low 90% Value of Aggregate
307,000 Average Sales Price	94.91 High InterQuartile Value		86.33 High 90% Value of Aggregate
249,888 Average Listed Price	26.82 InterQuartile Range		81.40 Aggregate Ratio
83.30 Average Ratio			6.06% Sampling Error
82.85 Median Ratio	27.86 Value of Outlier Low Limit	0 Number of Low Outliers	23.45% Weighted Standard Deviation
46.49 Low Ratio	135.14 Value of Outlier High Limit	1 Number of High Outliers	
168.95 High Ratio	- 12.37 Value of Extreme Low Limit	0 Number of Low Extremes/Influentials	
1.02 PRD (Regression Index)	175.37 Value of Extreme High Limit	0 Number of High Extremes/Influentials	
21.45 COD			
4 Number of Transactions with Assessment Ratio Between 0.98 and 1.02			
7% Percent of Transactions with Assessment Ratio Between 0.98 and 1.02			