

Study created by Christie.Wright@vermont.gov on 10/4/2022 at 4:28 PM.

R1 - Residential with less than 6 acres

Doc ID	SPAN	Buyer	Seller	Acres	Sale Date	Sale Price	Listed Value	Ratio	T	C	Cat
L1641029632	057-017-10368	BARNES WILLIAM Location: 3348 RICHFORD ROAD	KITTELL SHARON	1.29	10/11/2019	111,500	148,400	133.09			
1125495872	057-017-10316	BARR, JEFFREY D Location: 4900 LAKE ROAD	KOCH, KRISTINE M	4.00	6/30/2021	309,900	191,800	61.89			
L1126633472	057-017-10268	BROWN RACHEL Location: 433 VT ROUTE 118	GONYAW RONALD	0.50	1/22/2020	155,000	145,300	93.74			
L524517376	057-017-10463	CARDINAL NAOMI Location: 3529 WATER TOWER ROAD	ESTATE OF JOHN MYRON...	5.45	11/3/2020	235,000	231,300	98.43			
1871905344	057-017-10800	CHAMPAINE, NATHAN Location: 2351 KING ROAD	SMITH, JEFFREY A	5.00	12/17/2021	250,000	130,200	52.08			
L538820608	057-017-10198	CUTTING LOGAN Location: 830 NORTH ROAD	THOMPSON-LOVELL KASE...	5.00	12/30/2020	288,000	233,400	81.04			
L639311872	057-017-10314	FLYNN SAMANTHA Location: 16 PERLEY ROAD	HOADLEY ANDREW	0.89	12/4/2020	193,000	141,600	73.37			
L938901504	057-017-10804	GREGOIRE LANCE Location: 4449 BERKSHIRE CENTER ROAD	SMITH ANDREW	5.76	10/28/2019	38,500	48,000	124.68			
1378180160	057-017-10668	HILLIKER, ROBERT Location: 2584 KING ROAD	TOWER, ROBERT H	1.00	10/21/2021	320,000	209,700	65.53			
L1099051008	057-017-10316	KOCH KRISTINE Location: 4900 LAKE ROAD	GUYETTE STEPHANIE	4.00	4/12/2019	170,000	191,800	112.82			
L660127744	057-017-10407	LAMORE BRADLEY Location: 2381 AYERS HILL ROAD	FORTY MATTHEW	5.09	12/16/2020	185,925	156,600	84.23			
L1054818304	057-017-10225	LANGDELL BRANDON Location: 1697 WEST BERKSHIRE ROAD	ESTATE OF JOHN L. FO...	1.00	6/10/2020	265,000	260,900	98.45			
1542845504	057-017-10557	LONGWAY, KALEB E Location: 62 BERKSHIRE CENTER ROAD	LAROCHE, TINA	0.60	7/30/2021	198,000	126,400	63.84			
103111744	057-017-10665	MAHONEY, EAMONN J Location: 1219 KING ROAD	MERCY, BRANDON C	1.00	10/29/2021	245,000	159,100	64.94			
304079936	057-017-10566	MARSHA, EVAN R Location: 6108 WEST BERKSHIRE ROAD	ST. PIERRE, MARK	0.60	5/3/2021	145,500	92,900	63.85			
160549952	057-017-10365	MCKERNAN, LAURA Location: 313 MONTGOMERY ROAD	KITTELL, ANNALOU J	0.75	8/3/2021	146,000	105,900	72.53			
L574590976	057-017-10391	MILLER PEGGY Location: 322 MONTGOMERY ROAD	LAROSE JAMES	0.32	3/24/2020	106,850	121,800	113.99			
L316891136	057-017-10108	MOORE ALLEN Location: 4468 WEST BERKSHIRE ROAD	LONGE SR PATRICK	5.07	5/13/2019	250,000	206,000	82.40			

R1 - Residential with less than 6 acres

Doc ID	SPAN	Buyer	Seller	Acres	Sale Date	Sale Price	Listed Value	Ratio	T	C	Cat
L43528192	057-017-10385	OLSON DARYL Location: 1323 BERRY ROAD	LEROUX-RAYMO MICHELL...	2.63	7/29/2019	126,500	94,100	74.39			
660241472	057-017-10447	PARKER, STEPHEN D Location: 63 BERKSHIRE CENTER ROAD	WEST, LEON	0.75	12/17/2021	305,000	197,900	64.89			
L665305088	057-017-10210	RODEN NICOLE Location: 5712 WEST BERKSHIRE ROAD	ESTATE OF MARY E. EW...	1.00	5/28/2020	183,000	221,900	121.26			
L788938752	057-017-10171	SIMMONS KEMAR Location: 2838 VT ROUTE 105	DOE JAMEY	0.54	3/22/2021	150,000	166,600	111.07			
L97030144	057-017-10672	ST PIERRE MARK Location: 3693 BERKSHIRE CENTER ROAD	DOE JASON	1.10	9/17/2020	39,000	40,400	103.59			
L1915736064	057-017-10367	ST. CYR ANDREW Location: 6733 BERKSHIRE CENTER ROAD	BAKER ALLEN	0.25	11/13/2020	147,000	127,600	86.80			
L1511063552	057-017-10783	ST. PIERRE BRADLEY Location: 1668 POTATO HILL ROAD	GARCEAU DENISE	5.50	10/26/2020	280,000	224,300	80.11			
1303464512	057-017-10683	SYLVESTER, BENJAMIN ... Location: 6685 BERKSHIRE CENTER ROAD	VAN GIESON, MERLE R	0.11	2/25/2022	115,000	139,500	121.30			
1166777408	057-017-10268	THOMAS, DONNA Location: 433 MONTGOMERY ROAD	BROWN, RACHEL	1.25	10/8/2021	177,500	145,300	81.86			
L2131009536	057-017-10577	THOMPSON CHRISTOPHER Location: 41 PERLEY ROAD	FORTY TAYLOR	1.00	7/10/2020	188,900	137,100	72.58			
947868224	057-017-10825	TUCK, JOSHUA Location: 4767 WATERTOWER ROAD	AUDETTE, JEREMY L	3.70	2/9/2022	280,000	156,100	55.75			
Totals for R1 - Residential with less than 6 acres				65.15		5,605,075	4,551,900				

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
29 Total Transactions	65.24	Low InterQuartile Value	75.08 Low 90% Value of Aggregate
193,278 Average Sales Price	107.33	High InterQuartile Value	87.34 High 90% Value of Aggregate
156,962 Average Listed Price	42.09	InterQuartile Range	81.21 Aggregate Ratio
86.71 Average Ratio			7.55% Sampling Error
81.86 Median Ratio	2.10	Value of Outlier Low Limit	0 Number of Low Outliers
52.08 Low Ratio	170.47	Value of Outlier High Limit	0 Number of High Outliers
133.09 High Ratio	- 61.04	Value of Extreme Low Limit	0 Number of Low Extremes/Influentials
1.07 PRD (Regression Index)	233.61	Value of Extreme High Limit	0 Number of High Extremes/Influentials
22.71 COD			
2 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			

R2 - Residential with 6 or more acres

Doc ID	SPAN	Buyer	Seller	Acres	Sale Date	Sale Price	Listed Value	Ratio	T	C	Cat
L856276992	057-017-10598	BATES BRADLEY Location: 872 RESERVOIR ROAD	LAFOUNTAIN JR. ESTAT...	25.00	10/27/2020	212,000	267,400	126.13			
521622592	057-017-10713	COTA, JORDAN A Location: 1806 MINERAL BROOK ROAD	WHITE, KERMIT P	10.79	6/10/2021	315,000	219,500	69.68			
713333312	057-017-10633	DAY, JUSTIN M Location: 3875 BERKSHIRE CENTER ROAD	STEINHOOR, FREDERICK...	32.80	3/28/2022	478,000	327,700	68.56			
L665260032	057-017-10085	DOE AMY Location: 3868 RESERVOIR ROAD	KPLP PROPERTIES LLC	10.20	7/29/2019	122,000	122,200	100.16			
L433496064	057-017-10168	FLETCHER MARTIN Location: 1084 RESERVOIR ROAD	MARTIN RAYMOND	45.00	2/7/2020	269,000	315,200	117.17			
L240910336	057-017-10761	FREDEREKSEN II LANCE Location: 1546 BERKSHIRE CENTER ROAD	STOCKTON KENNETH	13.90	11/12/2019	272,000	295,800	108.75			
L719265792	057-017-10212	GELINAS CHRISTOPHER Location: 687 HILLTOP DRIVE	SARTWELL BROOKE	10.06	12/28/2020	190,400	143,900	75.58			
L1730711552	057-017-10538	HOERNER ANDREW Location: 268 MONTGOMERY ROAD	PERRY MICHAEL	12.13	5/18/2020	495,000	446,900	90.28			
1160909376	057-017-10059	JOHNSON, DUSTIN Location: 18 BERKSHIRE ESTATE	BOSLEY, JASON A	10.10	12/30/2021	350,000	206,200	58.91			
L331857920	057-017-10422	LANTZ FAMILY LLC Location: 281 RESERVOIR ROAD	LONGLEY STEWART	11.90	8/21/2020	140,906	113,700	80.69			
L668385280	057-017-10378	LEBLANC SKYLER Location: 245 CIOFFOLETTI ROAD	LAHUE TYLER	10.30	10/11/2019	254,000	240,700	94.76			
L2141310976	057-017-10386	MCALLISTER SILAS Location: 114 GUMMERUS ROAD	LARIVEE MARY	13.56	8/30/2019	254,000	275,400	108.43			
L1806962688	057-017-10635	MOORE WILLIAM Location: 108 MAX ROAD	ANDREW T. MCNEILL RE...	10.10	1/28/2021	392,500	259,000	65.99			
L874545152	057-017-10727	PATTERSON DANA Location: 3729 BERKSHIRE CENTER ROAD	THOMAS A BENOIT SR &...	25.60	12/7/2020	315,000	268,300	85.17			
L175276032	057-017-10080	PION BRIAN Location: 286 RESEVIOR ROAD	BRUNER DENNIS	61.50	10/5/2020	355,000	294,600	82.99			
L1108566016	057-017-10525	RICHARDSON DANIEL Location: 1282 MINERAL BROOK ROAD	PARADIS SUSAN	40.60	9/13/2019	265,000	309,500	116.79			
L917618688	057-017-10236	SALAZAR KATRINA Location: 160 CIOFFOLETTI ROAD	BUSHEY RAYMOND	10.10	8/9/2019	158,500	152,700	96.34			
175078464	057-017-10716	SMITH, IV, ROBERT L Location: 643 HILLTOP DIRVE	MARSHIA, JAMES	10.05	12/9/2021	150,000	106,300	70.87			

R2 - Residential with 6 or more acres

Doc ID	SPAN	Buyer	Seller	Acres	Sale Date	Sale Price	Listed Value	Ratio	T	C	Cat
L965959680	057-017-10022	ST PIERRE MARK Location: 1315 PLEASANT VIEW ROAD	FORWARD ALLAN	21.30	12/3/2019	185,000	182,900	98.86			
L1347010560	057-017-10201	STEADY ISAAC Location: 146 RICHFORD ROAD	ELKINS JR LYNDOL	6.00	6/10/2020	189,900	137,400	72.35			
38263360	057-017-10271	WENDLING, KIMBERLEY ... Location: 1524 WATER TOWER ROAD	SPANNAUS, CHARLES H	113.40	3/25/2022	610,000	538,400	88.26			
L531709952	057-017-10117	WHITNEY ADAM Location: 1543 ROBITAILLE ROAD	CHEVALIER DAVID	84.21	2/26/2021	315,000	342,700	108.79			
Totals for R2 - Residential with 6 or more acres				588.60		6,288,206	5,566,400				

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	
22	Total Transactions	71.98	Low InterQuartile Value	81.83	Low 90% Value of Aggregate
285,828	Average Sales Price	108.51	High InterQuartile Value	95.21	High 90% Value of Aggregate
253,018	Average Listed Price	36.52	InterQuartile Range	88.52	Aggregate Ratio
90.25	Average Ratio			7.56%	Sampling Error
89.27	Median Ratio	17.20	Value of Outlier Low Limit	0	Number of Low Outliers
58.91	Low Ratio	163.29	Value of Outlier High Limit	0	Number of High Outliers
126.13	High Ratio	- 37.59	Value of Extreme Low Limit	0	Number of Low Extremes/Influentials
1.02	PRD (Regression Index)	218.08	Value of Extreme High Limit	0	Number of High Extremes/Influentials
17.69	COD				
2	Number of Transactions with Assessment Ratio Between 0.98 and 1.02				
9%	Percent of Transactions with Assessment Ratio Between 0.98 and 1.02				

MHL - Mobile home landed

Doc ID	SPAN	Buyer	Seller	Acres	Sale Date	Sale Price	Listed Value	Ratio	T	C	Cat
1607068736	057-017-10270	TREMBLAY, JUSTIN Location: 2503 BERKSHIRE CENTER RD	GOODRICH, JEFFERY	1.00	10/8/2021	140,000	76,300	54.50			
1070197824	057-017-10179	WAIBEL, CHRISTOPH Location: 446 HORSESHOE ROAD	DOMINA, PAULINE E	10.02	10/7/2021	90,000	73,600	81.78			
Totals for MHL - Mobile home landed				11.02		230,000	149,900				

MHL - Mobile home landed

Category Sample <i>Invalid</i> : 90% confident that true aggregate ratio is <u>not</u> within 10% of sample ratio. See Sampling Error.											
Category Statistics			Limits Established by Original Sales Data				Ratios/Confidence Intervals				
2	Total Transactions		54.50	Low	InterQuartile Value		(15.77)	Low	90% Value of Aggregate		
115,000	Average Sales Price		81.78	High	InterQuartile Value		146.12	High	90% Value of Aggregate		
74,950	Average Listed Price		27.28	InterQuartile Range			65.17	Aggregate Ratio			
68.14	Average Ratio						124.21%	Sampling Error			
68.14	Median Ratio		0.00	Value of Outlier Low Limit		0	Number of Low Outliers				
54.50	Low Ratio		0.00	Value of Outlier High Limit		0	Number of High Outliers				
81.78	High Ratio		0.00	Value of Extreme Low Limit		0	Number of Low Extremes/Influentials				
1.05	PRD (Regression Index)		0.00	Value of Extreme High Limit		0	Number of High Extremes/Influentials				
20.02	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										

S1 - Vacation home with less than 6 acres

Doc ID	SPAN	Buyer	Seller	Acres	Sale Date	Sale Price	Listed Value	Ratio	T	C	Cat
L471412736	057-017-10238	STANLEY BRADLEY Location: 347 SKUNK HOLLOW ROAD	BUREAU GINETTE	2.00	12/6/2019	142,450	100,500	70.55			
202185280	057-017-10653	WRUBEL, COREY Location: 1814 NORTH ROAD	THOMAS, SANDRA	2.00	3/21/2022	253,000	164,300	64.94			
Totals for S1 - Vacation home with less than 6 acres				4.00		395,450	264,800				

S1 - Vacation home with less than 6 acres

Category Sample <i>Invalid</i> : 90% confident that true aggregate ratio is <u>not</u> within 10% of sample ratio. See Sampling Error.											
Category Statistics			Limits Established by Original Sales Data				Ratios/Confidence Intervals				
2	Total Transactions		64.94	Low	InterQuartile Value		54.31	Low	90% Value of Aggregate		
197,725	Average Sales Price		70.55	High	InterQuartile Value		79.61	High	90% Value of Aggregate		
132,400	Average Listed Price		5.61	InterQuartile Range			66.96	Aggregate Ratio			
67.75	Average Ratio						18.89%	Sampling Error			
67.75	Median Ratio		0.00	Value of Outlier Low Limit		0	Number of Low Outliers				
64.94	Low Ratio		0.00	Value of Outlier High Limit		0	Number of High Outliers				
70.55	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				
4.14	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										

S2 - Seasonal home with 6 or more acres

Doc ID	SPAN	Buyer	Seller	Acres	Sale Date	Sale Price	Listed Value	Ratio	T	C	Cat
L1488949248	057-017-10249	ST. PIERRE MEGHAN	LAZARE DONNA	20.20	7/15/2020	215,000	221,600	103.07			
Location: 1265 RICHFORD ROAD											

Totals for S2 - Seasonal home with 6 or more acres	20.20	215,000	221,600
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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	
1	Total Transactions	103.07	Low InterQuartile Value	0.00	Low 90% Value of Aggregate
215,000	Average Sales Price	103.07	High InterQuartile Value	0.00	High 90% Value of Aggregate
221,600	Average Listed Price	0.00	InterQuartile Range	103.07	Aggregate Ratio
103.07	Average Ratio				Sampling Error
103.07	Median Ratio	0.00	Value of Outlier Low Limit	0	Number of Low Outliers
103.07	Low Ratio	0.00	Value of Outlier High Limit	0	Number of High Outliers
103.07	High Ratio	0.00	Value of Extreme Low Limit	0	Number of Low Extremes/Influentials
1.00	PRD (Regression Index)	0.00	Value of Extreme High Limit	0	Number of High Extremes/Influentials
0.00	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
L1103552512	057-017-10193	ST. CYR JOHN Location: 2891 VT ROUTE 105	DUSSAULT PIERRE	1.00	2/12/2021	225,000	273,900	121.73			
Totals for C - Commercial				1.00		225,000	273,900				

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	
1	Total Transactions	121.73	Low InterQuartile Value	0.00	Low 90% Value of Aggregate
225,000	Average Sales Price	121.73	High InterQuartile Value	0.00	High 90% Value of Aggregate
273,900	Average Listed Price	0.00	InterQuartile Range	121.73	Aggregate Ratio
121.73	Average Ratio				Sampling Error
121.73	Median Ratio	0.00	Value of Outlier Low Limit	0	Number of Low Outliers
121.73	Low Ratio	0.00	Value of Outlier High Limit	0	Number of High Outliers
121.73	High Ratio	0.00	Value of Extreme Low Limit	0	Number of Low Extremes/Influentials
1.00	PRD (Regression Index)	0.00	Value of Extreme High Limit	0	Number of High Extremes/Influentials
0.00	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				

CA - Commercial Apartments

Doc ID	SPAN	Buyer	Seller	Acres	Sale Date	Sale Price	Listed Value	Ratio	T	C	Cat
L109355008	057-017-10586	STEWART SARA	PERRY MICHAEL	1.00	1/8/2021	163,200	181,100	110.97			
Location: 6610 BERKSHIRE CENTER ROAD											

Totals for CA - Commercial Apartments	1.00	163,200	181,100
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CA - Commercial Apartments

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	
1	Total Transactions	110.97	Low InterQuartile Value	0.00	Low 90% Value of Aggregate
163,200	Average Sales Price	110.97	High InterQuartile Value	0.00	High 90% Value of Aggregate
181,100	Average Listed Price	0.00	InterQuartile Range	110.97	Aggregate Ratio
110.97	Average Ratio				Sampling Error
110.97	Median Ratio	0.00	Value of Outlier Low Limit	0	Number of Low Outliers
110.97	Low Ratio	0.00	Value of Outlier High Limit	0	Number of High Outliers
110.97	High Ratio	0.00	Value of Extreme Low Limit	0	Number of Low Extremes/Influentials
1.00	PRD (Regression Index)	0.00	Value of Extreme High Limit	0	Number of High Extremes/Influentials
0.00	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
L597549056	057-017-10235	DUFRESNE MONTANA Location: 200 RACE TRACK DRIVE	ALLEN JOSEPH	5.00	1/17/2020	24,000	39,800	165.83	O		
1023235136	057-017-10779	HERRON, ANTHONY Location: PARCEL ID 027-0378 CENTER HILL ROAD	LAROSE, MICHAEL R	2.00	6/17/2021	38,000	31,500	82.89			
L200843264	057-017-10018	JOHNSON COLE Location: 959 LONGE ROAD	LONGE TIMOTHY	4.00	10/28/2020	19,000	23,400	123.16			
L2147418112	057-017-10685	ST. PIERRE MEGHAN Location: 1000 WATER TOWER ROAD	FORGAN CLAYTON	37.50	2/26/2020	107,500	88,200	82.05			
1834953792	057-017-10150	ST. PIERRE, JAMIE Location: PARCEL 023-0550	DANYOW, BRIAN J	55.40	8/30/2021	50,000	82,100	164.20			

Totals for M - Miscellaneous	103.90	238,500	265,000
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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
5 Total Transactions	82.47 Low InterQuartile Value	68.11 Low 90% Value of Aggregate
47,700 Average Sales Price	165.02 High InterQuartile Value	154.11 High 90% Value of Aggregate
53,000 Average Listed Price	82.55 InterQuartile Range	111.11 Aggregate Ratio
123.63 Average Ratio		38.70% Sampling Error
123.16 Median Ratio	- 41.35 Value of Outlier Low Limit	0 Number of Low Outliers
82.05 Low Ratio	288.84 Value of Outlier High Limit	0 Number of High Outliers
165.83 High Ratio	- 165.17 Value of Extreme Low Limit	0 Number of Low Extremes/Influentials
1.11 PRD (Regression Index)	412.65 Value of Extreme High Limit	0 Number of High Extremes/Influentials
26.81 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	
56	Total Transactions	69.90	Low InterQuartile Value	80.13	Low 90% Value of Aggregate
227,388	Average Sales Price	103.46	High InterQuartile Value	88.79	High 90% Value of Aggregate
192,046	Average Listed Price	33.56	InterQuartile Range	84.46	Aggregate Ratio
87.05	Average Ratio			5.13%	Sampling Error
82.69	Median Ratio	19.56	Value of Outlier Low Limit	0	Number of Low Outliers
52.08	Low Ratio	153.80	Value of Outlier High Limit	0	Number of High Outliers
133.09	High Ratio	- 30.78	Value of Extreme Low Limit	0	Number of Low Extremes/Influentials
1.03	PRD (Regression Index)	204.14	Value of Extreme High Limit	0	Number of High Extremes/Influentials
21.25	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				

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	110.97	Low InterQuartile Value	86.54	Low 90% Value of Aggregate
194,100	Average Sales Price	121.73	High InterQuartile Value	147.87	High 90% Value of Aggregate
227,500	Average Listed Price	10.77	InterQuartile Range	117.21	Aggregate Ratio
116.35	Average Ratio			26.16%	Sampling Error
116.35	Median Ratio	0.00	Value of Outlier Low Limit	0	Number of Low Outliers
110.97	Low Ratio	0.00	Value of Outlier High Limit	0	Number of High Outliers
121.73	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
4.63	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	
5	Total Transactions	82.47	Low InterQuartile Value	67.57	Low 90% Value of Aggregate
47,700	Average Sales Price	165.02	High InterQuartile Value	154.65	High 90% Value of Aggregate
53,000	Average Listed Price	82.55	InterQuartile Range	111.11	Aggregate Ratio
123.63	Average Ratio			39.19%	Sampling Error
123.16	Median Ratio	- 41.35	Value of Outlier Low Limit	0	Number of Low Outliers
82.05	Low Ratio	288.84	Value of Outlier High Limit	0	Number of High Outliers
165.83	High Ratio	- 165.17	Value of Extreme Low Limit	0	Number of Low Extremes/Influentials
1.11	PRD (Regression Index)	412.65	Value of Extreme High Limit	0	Number of High Extremes/Influentials
26.81	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				

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	
63	Total Transactions	70.87	Low InterQuartile Value	81.54	Low 90% Value of Aggregate
212,070	Average Sales Price	108.79	High InterQuartile Value	90.23	High 90% Value of Aggregate
182,137	Average Listed Price	37.93	InterQuartile Range	85.88	Aggregate Ratio
90.88	Average Ratio			5.07%	Sampling Error
84.23	Median Ratio	13.98	Value of Outlier Low Limit	0	Number of Low Outliers
52.08	Low Ratio	165.68	Value of Outlier High Limit	1	Number of High Outliers
165.83	High Ratio	- 42.91	Value of Extreme Low Limit	0	Number of Low Extremes/Influentials
1.06	PRD (Regression Index)	222.57	Value of Extreme High Limit	0	Number of High Extremes/Influentials
23.65	COD				
4	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				