

Study created by Christie.Wright@vermont.gov on 12/1/2022 at 4:26 PM.

R1 - Residential with less than 6 acres

Doc ID	SPAN	Buyer	Seller	Acres	Sale Date	Sale Price	Listed Value	Ratio	T	C	Cat
924593216	096-030-10027	CHANDLER, JR., GORDO... Location: 90 LAMSON POND ROAD	BAKER, JEFFREY S	5.00	8/27/2021	425,000	434,900	102.33			
L373030912	096-030-10624	EDLUND JOSIAH Location: 4990 VERMONT ROUTE 14 S	PETTINGELL SYLVIA	3.00	6/22/2020	225,000	289,300	128.58			
L1501421568	096-030-10557	HOHOWSKI RICHARD Location: 115 EAGLE PEAK ROAD	ALDRIDGE AMANDA	0.70	12/22/2020	181,500	162,100	89.31			
1625547328	096-030-10641	HUYNH, DANIEL Q Location: 1939 RIDGE ROAD	ESTATE OF MABEL RAIM...	5.00	2/4/2022	255,000	252,700	99.10			
L185188352	096-030-10565	KAUFFMAN KATHERINE E... Location: 53 ROOD POND ROAD	AIROLDI STEVEN	1.30	7/30/2020	290,000	307,200	105.93			
L413802496	096-030-10053	LAMM DAVID Location: 953 RALPH ROAD	BEVINGTON JOSEE	5.10	5/15/2020	207,000	255,500	123.43			
L513744896	096-030-10539	LEONARD JR. DWIGHT Location: 6137 VERMONT ROUTE 12	BLOW ROGER	1.00	9/25/2020	130,000	141,000	108.46			
L1976467456	096-030-10033	LUZARDO JOSE Location: 11111 RIDGE RD.	BARNUM CHARLES	1.00	1/31/2020	246,500	315,200	127.87			
L124452864	096-030-10702	MACFARLANE KEVIN Location: 3332 HALFWAY BROOK ROAD	MCPHETRES MICHAEL	1.00	10/14/2020	180,000	219,500	121.94			
L1500184576	096-030-10129	MATTHEWS STEPHEN Location: 4280 VT ROUTE 65	GLEASON BRENDA	3.00	9/9/2020	140,000	150,700	107.64			
L2042171392	096-030-10711	MCLEAN ALEXIS Location: 60 OLD POST RD	DELCOURT PETER	1.00	9/11/2019	190,000	239,300	125.95			
512359488	096-030-10702	PARTEE, MICHAEL Location: 3332 HALFWAY BROOK ROAD	MACFARLANE, KEVIN J	1.00	12/2/2021	230,000	219,500	95.43			
L1865089024	096-030-10002	PETERSON JEREMY Location: 117 STONE ROAD	O'BRIEN DANIEL	0.34	9/18/2020	385,000	463,800	120.47			
L636522496	096-030-10660	ROBINSON HEATHER MEL... Location: 33 EAGLE PEAK ROAD	MCGOVERN ANDREW	0.25	12/13/2019	113,000	140,600	124.42			
L1535676416	096-030-10537	RUNNALS GARRETT Location: 6145 VT ROUTE 12	MCFADYEN ABIGAIL	2.00	11/25/2019	125,000	140,200	112.16			
L925306880	096-030-10433	SHAW SARAH Location: 5675 VERMONT ROUTE 12	CELLEY JENNIFER	1.00	1/23/2020	189,900	212,700	112.01			
1900611136	096-030-10047	SPANNAUS, CHARLES Location: 558 WEST ST	ESTATE OF JEFFREY M....	4.10	3/25/2022	300,000	254,500	84.83			
712244288	096-030-10392	VECCHIONE, ELIA Location: 982 BEAR HILL RD	PALENCIA, MARCO	3.00	12/16/2021	325,000	280,200	86.22			



R2 - Residential with 6 or more acres

Doc ID	SPAN	Buyer	Seller	Acres	Sale Date	Sale Price	Listed Value	Ratio	T	C	Cat
L498995200	096-030-10519	BOLDUC JAMES Location: 1780 CEMETERY STREET	GAGNON GREGORY	16.96	12/19/2019	175,000	218,200	124.69			
515593280	096-030-10365	BROWN, GEORGE C Location: 140 STAGE ROAD EXT	HILL, STEPHEN A	11.70	6/1/2021	370,500	383,600	103.54			
1712698432	096-030-10350	CARABEAU, DALLAS V Location: 253 HOWE ROAD	FABBIOLI, JOHN	56.00	7/9/2021	249,000	283,600	113.90			
375753792	096-030-10768	CARTER, ALAN Location: 897 CEMETARY STREET	DESPART, GREGG	102.00	7/30/2021	435,000	387,400	89.06			
L372510720	096-030-10525	COLE JAMES Location: 847 MORGAN MILE ROAD	HENDRICK JUNE	10.00	8/26/2020	310,000	342,600	110.52			
L815587328	096-030-10384	CONANT ANTHONY Location: 3446 VERMONT ROUTE 65	PERRY JAMES	7.00	11/3/2020	228,800	212,100	92.70			
L714866688	096-030-10484	DEANGELIS MATTHEW Location: 2975 VERMONT ROUTE 14	PURVIS JR. ALAN	6.50	7/22/2019	215,000	251,400	116.93			
L318582784	096-030-10880	DOLLIVER PHILLIP Location: 200 VERMONT ROUTE 65 E	LOVELY KATIE	73.60	5/22/2019	340,000	485,000	142.65			
L1295564800	096-030-10060	FLEISHMAN SCOTT Location: 540 CHURCHILL ROAD	BLACK CHRISTINE	19.80	9/30/2020	255,000	342,400	134.27			
L1205084160	096-030-10680	FULLAM CORY Location: 1558 STONE ROAD	SANTINI ROBERT	10.56	9/30/2019	370,000	373,100	100.84			
L143613952	096-030-10105	GLYNN ANDREW Location: 1301 WEST STREET	FREITAG GABRIEL	16.00	10/30/2020	245,000	298,600	121.88			
L129245184	096-030-10545	HAGAN SAMUEL Location: 513 SCHOOLHOUSE ROAD	MILLER ELEANOR	92.50	6/30/2020	375,000	438,700	116.99			
L554323968	096-030-10909	HAHN PATRICK Location: 1130 EAST HILL ROAD	WASHING JOHMMEN	8.90	10/2/2020	295,000	367,700	124.64			
4158528	096-030-10556	HOMA, ADAM R Location: 2695 HALFWAY BROOK ROAD	WHEELER, DAWN E	9.80	7/2/2021	315,000	293,300	93.11			
209486400	096-030-10431	HOWARD, MATTHEW Location: 216 VALLEY VIEW DRIVE	KIRKPATRICK, JAMES	21.00	12/6/2021	350,000	380,700	108.77			
L580354048	096-030-10419	KENDALL STEPHEN Location: 3541 HALFWAY BROOK ROAD	KELLY SEAN	12.00	10/23/2020	243,000	345,300	142.10			
1099471936	096-030-10528	KILBRIDE, ALLYSON Location: 107 BLODGETT STREET	LUCARELLI, JAY P	10.00	9/24/2021	300,000	335,000	111.67			
L1956028416	096-030-10895	LOCKER ELIZABETH Location: 691 CEMETERY STREET	ANDERSON THOMAS TRUS...	53.85	8/27/2019	230,000	284,100	123.52			
L1146175488	096-030-10531	MARTEL KALYSTA	BLACK LAB PROPERTY L...	7.00	6/12/2020	160,000	214,400	134.00			

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

Doc ID	SPAN	Buyer	Seller	Acres	Sale Date	Sale Price	Listed Value	Ratio	T	C	Cat
		<b>Location: 414 CHELSEA ROAD</b>									
1338436672	096-030-10063	MILLER, MAJIDA	BLODGETT, WAYNE R	9.50	9/15/2021	250,000	275,500	110.20			
		<b>Location: 407 LAVENDER ROAD</b>									
358089792	096-030-10895	NILAND, JR., GILBERT...	LOCKER, ELIZABETH D	53.85	4/14/2021	360,000	284,100	78.92			
		<b>Location: 691 CEMETERY STREET</b>									
L527998976	096-030-10900	O'BRIEN DANIEL	LIPKOVICH JOHN	160.27	8/28/2020	679,000	737,100	108.56			
		<b>Location: 501 KIBBEE ROAD</b>									
L1343291392	096-030-10682	SCHMELZER JONATHAN	LARGENT NICHOLAS	6.00	10/15/2020	285,000	322,400	113.12			
		<b>Location: 6083 VT RT 12 NORTH</b>									
1759706176	096-030-10167	WALKER, KEITH	CONE, JASON	15.90	12/13/2021	275,000	299,300	108.84			
		<b>Location: 228 WILDER DRIVE</b>									
<b>Totals for R2 - Residential with 6 or more acres</b>				<b>790.69</b>		<b>7,310,300</b>	<b>8,155,600</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
24 <b>Total Transactions</b>	104.79 <b>Low InterQuartile Value</b>	106.05 <b>Low 90% Value of Aggregate</b>
304,596 <b>Average Sales Price</b>	124.36 <b>High InterQuartile Value</b>	117.08 <b>High 90% Value of Aggregate</b>
339,817 <b>Average Listed Price</b>	19.57 <b>InterQuartile Range</b>	111.56 <b>Aggregate Ratio</b>
113.56 <b>Average Ratio</b>		4.95% <b>Sampling Error</b>
112.39 <b>Median Ratio</b>	75.43 <b>Value of Outlier Low Limit</b>	0 <b>Number of Low Outliers</b>
78.92 <b>Low Ratio</b>	153.72 <b>Value of Outlier High Limit</b>	0 <b>Number of High Outliers</b>
142.65 <b>High Ratio</b>	46.07 <b>Value of Extreme Low Limit</b>	0 <b>Number of Low Extremes/Influentials</b>
1.02 <b>PRD (Regression Index)</b>	183.08 <b>Value of Extreme High Limit</b>	0 <b>Number of High Extremes/Influentials</b>
10.82 <b>COD</b>		
1 <b>Number of Transactions with Assessment Ratio Between 0.98 and 1.02</b>		
4% <b>Percent of Transactions with Assessment Ratio Between 0.98 and 1.02</b>		

**MHU - Mobile home un-landed**

Doc ID	SPAN	Buyer	Seller	Acres	Sale Date	Sale Price	Listed Value	Ratio	T	C	Cat
L2035077120	096-030-10951	DEJOINVILLE KAITLIN Location: 3119 RIDGE ROAD	KUHN KATHERINE	0.00	12/19/2019	39,600	45,600	115.15			
L1263149056	096-030-10841	NONEMACHER STEPHEN Location: 61 WHEATLEY FARM DRIVE	LEMIEUX JONATHAN	0.00	8/24/2020	21,000	24,500	116.67			
<b>Totals for MHU - Mobile home un-landed</b>				<b>0.00</b>		<b>60,600</b>	<b>70,100</b>				

**MHU - Mobile home un-landed**

*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	115.15	Low InterQuartile Value	111.72	Low 90% Value of Aggregate
30,300 Average Sales Price	116.67	High InterQuartile Value	119.63	High 90% Value of Aggregate
35,050 Average Listed Price	1.52	InterQuartile Range	115.68	Aggregate Ratio
115.91 Average Ratio			3.41%	Sampling Error
115.91 Median Ratio	0.00	Value of Outlier Low Limit	0	Number of Low Outliers
115.15 Low Ratio	0.00	Value of Outlier High Limit	0	Number of High Outliers
116.67 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
0.65 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			

**MHL - Mobile home landed**

Doc ID	SPAN	Buyer	Seller	Acres	Sale Date	Sale Price	Listed Value	Ratio	T	C	Cat
L1099567104	096-030-10763	ELLIOTT SR. MICHAEL Location: 2255 WEST STREET	SJL LOCKERBY INVESTM...	3.00	1/12/2021	179,000	139,000	77.65			
L122437632	096-030-10967	HRUBOVCAK JOHN-MICHA... Location: 1524 BEAR HILL ROAD	ABELY DAVID	76.80	12/29/2020	110,000	156,600	142.36			
L1895538688	096-030-10423	MASSEY AUSTEN Location: 876 VT RT 65	BAIER ROSE	2.37	3/29/2021	93,500	96,200	102.89			
302902336	096-030-10317	MAYER, KATHRYN A Location: 131 EAST HILL ROAD	DEFLORIO, RICHARD J	1.10	9/20/2021	120,000	101,900	84.92			
L860905472	096-030-10076	SURAWSKI JOSHUA Location: 1660 CEMETERY STREET	BRESETTE SHELLY	7.04	6/30/2020	180,000	189,200	105.11			

<b>Totals for MHL - Mobile home landed</b>				<b>90.31</b>		<b>682,500</b>	<b>682,900</b>				
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**MHL - Mobile home landed**

*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	81.29	Low InterQuartile Value	78.58	Low 90% Value of Aggregate
136,500 Average Sales Price	123.74	High InterQuartile Value	121.54	High 90% Value of Aggregate
136,580 Average Listed Price	42.45	InterQuartile Range	100.06	Aggregate Ratio
102.59 Average Ratio			21.47%	Sampling Error
102.89 Median Ratio	17.61	Value of Outlier Low Limit	0	Number of Low Outliers
77.65 Low Ratio	187.42	Value of Outlier High Limit	0	Number of High Outliers
142.36 High Ratio	- 46.07	Value of Extreme Low Limit	0	Number of Low Extremes/Influentials
1.03 PRD (Regression Index)	251.09	Value of Extreme High Limit	0	Number of High Extremes/Influentials
16.50 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
504878144	096-030-10242	SURIANO, JAMES, III Location: 531 TWIN POND ROAD	HASKELL, LESLIE E	0.33	6/9/2021	120,000	106,900	89.08			
1904778304	096-030-10657	VANORSDALE, JASON P Location: 2800 BEAR HILL ROAD	ABELY, DAVID P	5.10	10/1/2021	175,000	145,200	82.97			
<b>Totals for S1 - Vacation home with less than 6 acres</b>				<b>5.43</b>		<b>295,000</b>	<b>252,100</b>				

**S1 - Vacation home with less than 6 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	
2 Total Transactions	82.97	Low InterQuartile Value	67.74	Low 90% Value of Aggregate
147,500 Average Sales Price	89.08	High InterQuartile Value	103.17	High 90% Value of Aggregate
126,050 Average Listed Price	6.11	InterQuartile Range	85.46	Aggregate Ratio
86.03 Average Ratio			20.72%	Sampling Error
86.03 Median Ratio	0.00	Value of Outlier Low Limit	0	Number of Low Outliers
82.97 Low Ratio	0.00	Value of Outlier High Limit	0	Number of High Outliers
89.08 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
3.55 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
L1170161664	096-030-10098	ALBANESE NICHOLAS Location: 6869 VERMONT ROUTE 12 NORTH	TURCOTTE RONALD	10.00	8/20/2020	94,000	127,300	135.43			
1857195072	096-030-10184	LEMIEUX, CODY Location: LAMSON ROAD	TALMADGE, GREGORY	46.11	7/19/2021	65,995	65,200	98.80			
<b>Totals for S2 - Seasonal home with 6 or more acres</b>				<b>56.11</b>		<b>159,995</b>	<b>192,500</b>				

**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	
2 Total Transactions	98.80	Low InterQuartile Value	10.44	Low 90% Value of Aggregate
79,998 Average Sales Price	135.43	High InterQuartile Value	230.19	High 90% Value of Aggregate
96,250 Average Listed Price	36.63	InterQuartile Range	120.32	Aggregate Ratio
117.11 Average Ratio			91.31%	Sampling Error
117.11 Median Ratio	0.00	Value of Outlier Low Limit	0	Number of Low Outliers
98.80 Low Ratio	0.00	Value of Outlier High Limit	0	Number of High Outliers
135.43 High Ratio	0.00	Value of Extreme Low Limit	0	Number of Low Extremes/Influentials
0.97 PRD (Regression Index)	0.00	Value of Extreme High Limit	0	Number of High Extremes/Influentials
15.64 COD				
1 Number of Transactions with Assessment Ratio Between 0.98 and 1.02				
50% Percent of Transactions with Assessment Ratio Between 0.98 and 1.02				





**W - Woodland**

Doc ID	SPAN	Buyer	Seller	Acres	Sale Date	Sale Price	Listed Value	Ratio	T	C	Cat
5132864	096-030-10134	EQUITY TRUST COMPANY... Location: 00 ROUTE 12	MILLER JR., HOWARD P	50.00	1/26/2022	85,000	75,600	88.94			
1798851136	096-030-10897	MERRIAM, JAMES A Location: OLD POST ROAD & MCKEAGE ROAD	SPRAGUE, JOHN K	39.60	2/18/2022	100,000	64,800	64.80			
2108718144	096-030-10784	TERRAZZANO, SANDRA Location: TAYLOR HILL ROAD	COMMUNITY LD, LLC	4.00	11/3/2021	22,500	18,600	82.67			
<b>Totals for W - Woodland</b>				<b>93.60</b>		<b>207,500</b>	<b>159,000</b>				

**W - Woodland**

*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	
3 Total Transactions	64.80	Low InterQuartile Value	50.76	Low 90% Value of Aggregate
69,167 Average Sales Price	88.94	High InterQuartile Value	102.50	High 90% Value of Aggregate
53,000 Average Listed Price	24.14	InterQuartile Range	76.63	Aggregate Ratio
78.80 Average Ratio			33.76%	Sampling Error
82.67 Median Ratio	0.00	Value of Outlier Low Limit	0	Number of Low Outliers
64.80 Low Ratio	0.00	Value of Outlier High Limit	0	Number of High Outliers
88.94 High Ratio	0.00	Value of Extreme Low Limit	0	Number of Low Extremes/Influentials
1.03 PRD (Regression Index)	0.00	Value of Extreme High Limit	0	Number of High Extremes/Influentials
9.73 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
1151085632	096-030-10589	APFEL, JACOB Location: TWIN POND ROAD	NILSSON, JANICE M	1.10	9/3/2021	19,500	18,000	92.31			
1006327872	096-030-10942	BALL, SCOTT A Location: O EAST HILL ROAD	HITE, JOSEPH	5.00	4/2/2021	50,000	47,000	94.00			
L1728307200	096-030-10038	BASSENDOWSKI RAFAL Location: 550 OLD CROSS ROAD	BASCOMBE JR WILLARD	10.44	3/31/2021	40,000	34,700	86.75			
292287552	096-030-10104	BENOIT, MEGAN Location: 0 CEMETERY STREET	BRYAN, MICHAEL D	2.00	7/30/2021	17,000	20,000	117.65			
L1497440256	096-030-10755	BUCHINO JR. THOMAS Location: LAMSON POND ROAD	SUCEC JAMES	11.00	3/31/2021	34,000	35,200	103.53			
L1667416064	096-030-10121	CROPLEY DEVON Location: EAGLE PEAK ROAD	CASCADE BUILDING LLC	6.75	1/13/2021	295,000	285,100	96.64			
1740479552	096-030-10451	HARKINS, JEFFREY Location: EAST HILL ROAD	TROTTIER, MICHELINE	11.60	10/8/2021	38,500	49,800	129.35			
1363740224	096-030-10355	HIGGINS, MATTHEW H Location: OLD CROSS ROAD	LAWRENCE, MICHELLE M	10.02	3/25/2022	50,000	34,200	68.40			
L1021894656	096-030-10465	HOLLIS SCOTT Location: 665 CROSSOVER ROAD	LAWRENCE MARTHA	21.80	3/2/2021	30,000	39,600	132.00			
1222116416	096-030-10914	JOHNSON, RACHEL C Location: BLODGETT STREET	ROSENBERG, SHERRI M	20.00	4/27/2021	83,500	80,100	95.93			
L1120772096	096-030-10096	KRISCH SHAWN Location: EAGLE PEAK ROAD	BROUILLARD MICHAEL	3.00	3/3/2021	27,500	22,200	80.73			
L1765974016	096-030-10355	PATTEN FREEMAN Location: OLD CROSS ROAD	HERRICK ROBERT	10.02	10/25/2019	25,000	34,200	136.80			
L124944384	096-030-10940	SAMA IAN Location: 673 SCHOOLHOUSE ROAD (LOT 1)	BAILY JEFFREY	80.90	7/27/2020	145,000	163,200	112.55			
332239424	096-030-10438	THE JUSTIN AND AMAND... Location: RIDGE ROAD	SOUCY, MICHELLE L	22.00	1/28/2022	95,000	82,400	86.74			
<b>Totals for M - Miscellaneous</b>				<b>215.63</b>		<b>950,000</b>	<b>945,700</b>				

**M - Miscellaneous**

*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
14 Total Transactions	86.75	Low InterQuartile Value	93.13 Low 90% Value of Aggregate
67,857 Average Sales Price	120.57	High InterQuartile Value	105.96 High 90% Value of Aggregate
67,550 Average Listed Price	33.83	InterQuartile Range	99.55 Aggregate Ratio
102.38 Average Ratio			6.44% Sampling Error
96.29 Median Ratio	36.01	Value of Outlier Low Limit	0 Number of Low Outliers
68.40 Low Ratio	171.31	Value of Outlier High Limit	0 Number of High Outliers
136.80 High Ratio	- 14.73	Value of Extreme Low Limit	0 Number of Low Extremes/Influentials
1.03 PRD (Regression Index)	222.05	Value of Extreme High Limit	0 Number of High Extremes/Influentials
16.59 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
54 Total Transactions	99.02	Low InterQuartile Value	105.84 Low 90% Value of Aggregate
238,543 Average Sales Price	123.45	High InterQuartile Value	113.38 High 90% Value of Aggregate
261,470 Average Listed Price	24.43	InterQuartile Range	109.61 Aggregate Ratio
110.64 Average Ratio			3.44% Sampling Error
111.09 Median Ratio	62.38	Value of Outlier Low Limit	0 Number of Low Outliers
77.65 Low Ratio	160.10	Value of Outlier High Limit	0 Number of High Outliers
142.65 High Ratio	25.73	Value of Extreme Low Limit	0 Number of Low Extremes/Influentials
1.01 PRD (Regression Index)	196.74	Value of Extreme High Limit	0 Number of High Extremes/Influentials
12.06 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
0 Total Transactions	0.00 Low InterQuartile Value		0.00 Low 90% Value of Aggregate
Average Sales Price	0.00 High InterQuartile Value		0.00 High 90% Value of Aggregate
Average Listed Price	0.00 InterQuartile Range		100.00 Aggregate Ratio
0.00 Average Ratio			Sampling Error
0.00 Median Ratio	0.00 Value of Outlier Low Limit	0 Number of Low Outliers	
0.00 Low Ratio	0.00 Value of Outlier High Limit	0 Number of High Outliers	
0.00 High Ratio	0.00 Value of Extreme Low Limit	0 Number of Low Extremes/Influentials	
PRD (Regression Index)	0.00 Value of Extreme High Limit	0 Number of High Extremes/Influentials	
<b>COD</b>			
0 Number of Transactions with Assessment Ratio Between 0.98 and 1.02			
N/A Percent of Transactions with Assessment Ratio Between 0.98 and 1.02			

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

*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
18 Total Transactions	85.72	Low InterQuartile Value	89.00 Low 90% Value of Aggregate
68,750 Average Sales Price	113.83	High InterQuartile Value	102.24 High 90% Value of Aggregate
65,739 Average Listed Price	28.11	InterQuartile Range	95.62 Aggregate Ratio
98.22 Average Ratio			6.92% Sampling Error
94.96 Median Ratio	43.56	Value of Outlier Low Limit	0 Number of Low Outliers
64.80 Low Ratio	155.98	Value of Outlier High Limit	0 Number of High Outliers
136.80 High Ratio	1.40	Value of Extreme Low Limit	0 Number of Low Extremes/Influentials
1.03 PRD (Regression Index)	198.14	Value of Extreme High Limit	0 Number of High Extremes/Influentials
16.23 COD			
1 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			

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
72 Total Transactions	92.80 Low InterQuartile Value		104.89 Low 90% Value of Aggregate
196,094 Average Sales Price	122.18 High InterQuartile Value		111.88 High 90% Value of Aggregate
212,538 Average Listed Price	29.37 InterQuartile Range		108.39 Aggregate Ratio
107.54 Average Ratio			3.22% Sampling Error
108.66 Median Ratio	48.74 Value of Outlier Low Limit	0 Number of Low Outliers	18.57% Weighted Standard Deviation
64.80 Low Ratio	166.24 Value of Outlier High Limit	0 Number of High Outliers	
142.65 High Ratio	4.68 Value of Extreme Low Limit	0 Number of Low Extremes/Influentials	
0.99 PRD (Regression Index)	210.30 Value of Extreme High Limit	0 Number of High Extremes/Influentials	
13.91 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			