

Study created by Christie.Wright@vermont.gov on 11/28/2022 at 2:00 AM.

R1 - Residential with less than 6 acres

Doc ID	SPAN	Buyer	Seller	Acres	Sale Date	Sale Price	Listed Value	Ratio	T	C	Cat
L2141655040	111-034-10588	ARON PATRICIA Location: 134 VERMONT ROUTE 5A	HOWLAND RACHEL	0.50	12/13/2019	60,000	65,300	108.83			
1194612800	111-034-10703	ARON, REBECCA M Location: 33 POST OFFICE RD	MELCHER, CLARA G	1.00	4/7/2021	97,500	159,400	163.49	O	O	O
L998797312	111-034-10714	BEAUPRE FAMILY TRUST Location: 3265 DARLING HILL ROAD	MICHAUD MICHAEL	2.25	11/4/2019	400,000	377,700	94.43			
L1886658560	111-034-10682	BLAKE THOMAS Location: 78 ROUTE 5A	CONNOR JAMES	0.25	12/4/2020	65,000	83,700	128.77			
L1023918080	111-034-10502	BOHAC MARK Location: 3532 BURKE HOLLOW ROAD	OTTO DONNA	2.75	10/30/2019	100,000	93,200	93.20			
1812278336	111-034-10324	BOLDUC, SILAS Location: 1 BUGBEE CROSSING ROAD	EDSON, CHARLES D	0.50	8/6/2021	170,000	121,700	71.59			
1341141568	111-034-11146	BRANNEN, HEIDI Location: 866 CALENDAR BROOK ROAD	REXFORD, WAYNE	3.60	2/15/2022	150,000	116,600	77.73			
1593490496	111-034-11089	BURL, CHRISTOPHER Location: 659 WHITE SCHOOL ROAD	WELCH, RUTH F	5.07	11/22/2021	357,500	159,800	44.70			
1734659136	111-034-10383	CAMARA, ZACHARY J Location: 314 EAST DARLING HILL ROAD	SOURBEER, KRAIG R	1.06	8/20/2021	352,000	225,400	64.03			
L862584832	111-034-10501	CUNNINGHAM PATRICK Location: 81 ORCHARD ROAD	HODDER MELVILLE	0.66	10/4/2019	200,000	198,600	99.30			
774097984	111-034-10996	CURRY, JOHN P Location: 356 MOUNTAIN ROAD	ELDERING, CHARLES	2.30	8/30/2021	370,000	184,800	49.95			
388222016	111-034-11389	EKASAKA, TERESA A Location: 64 A FRAME DRIVE	GARY BURRINGTON TRUS...	1.33	9/1/2021	144,562	140,300	97.05			
L829476864	111-034-11181	FAVREAU NEIL Location: 614 KIRBY ROAD	REYNOLDS VICTORIA	2.60	8/2/2019	85,000	76,500	90.00			
L1729593344	111-034-11302	GOETZ KAREN Location: 99 NEWARK STREET	BLAKE CHRISTINA	3.30	8/31/2020	245,000	193,600	79.02			
1640197184	111-034-10223	GOLUB, MICHAEL Location: 437 HIGH MEADOW ROAD	FORDE, JOHN	1.10	9/14/2021	601,000	555,800	92.48			
L1973764096	111-034-10368	HAMILTON DOUGLAS Location: 86 WOODS TRAIL	FRENCH III GEORGE	0.90	9/13/2019	735,000	662,300	90.11			
1172132928	111-034-10202	HANDY, DYLAN Location: 48 BRIDGE STREET	RICE, JEFFREY R	1.00	6/10/2021	160,000	132,700	82.94			
1164180544	111-034-10931	HIEBERT INVESTMENT L... Location: 24 BELDEN HILL	JACOB, VINCENT J	0.27	12/17/2021	300,000	132,700	44.23			

R1 - Residential with less than 6 acres

Doc ID	SPAN	Buyer	Seller	Acres	Sale Date	Sale Price	Listed Value	Ratio	T	C	Cat
L941236224	111-034-11254	HUFF ANDREW Location: 301 BURKE GREEN ROAD	BRESNICK SARA	2.20	3/1/2021	400,000	255,000	63.75			
1032172608	111-034-10888	IMLACH, CHRISTOPHER ... Location: 191 WALKER ROAD	EMORY, THOR	1.40	7/1/2021	315,000	160,700	51.02			
L42606592	111-034-10976	LAFLEUR JOSHUA Location: 237 DEPOT STREET	SURRIDGE ARNOLD	0.25	11/12/2019	97,000	96,300	99.28			
1837478976	111-034-10771	MATHERS, MICHAEL D Location: 675 VT RTE 114	NURENBERG, MARK D	0.50	7/2/2021	139,900	86,000	61.47			
L857915392	111-034-10955	MAY EDWARD Location: 543 HIGH MEADOWS ROAD	STARR FAMILY REVOCAB...	1.20	6/12/2020	525,000	502,000	95.62			
1591818304	111-034-10836	MCKENNA, JENNIFER R Location: 867 BURKE HOLLOW ROAD	TENNEY, CARRIE A	1.60	4/9/2021	306,000	171,500	56.05			
1163865152	111-034-10571	MEISTININKIENE, TRUS... Location: 3359 BURKE HOLLOW ROAD	KREMER, VIVIEN M	2.20	9/14/2021	301,000	247,400	82.19			
940919872	111-034-10199	METZGER, BENJAMIN M Location: 332 SCHOOL STREET	SMITH, BRENDA	0.50	8/2/2021	60,000	74,600	124.33			
603526208	111-034-11320	MURPHY, COOPER J Location: 1433 BUGBEE CROSSING ROAD	CARPENTER, SETH R	1.19	5/28/2021	348,000	259,500	74.57			
L507654144	111-034-10006	MURRAY JOHN Location: 325 SCHOOL STREET	ALDRICH GILBERT	0.50	8/27/2019	147,500	125,300	84.95			
189135936	111-034-10916	O'BRIEN, AUDREY Location: 268 SCHOOL STREET	HARRIS, MICHAEL G	3.50	12/20/2021	59,000	41,200	69.83			
1434956352	111-034-10428	OLIVIERI, ERIC Location: 2498 BURKE HOLLOW ROAD	MILES, THOMAS J	11.00	2/22/2022	210,000	119,500	56.90			
976962624	111-034-10070	OTT, DANIEL Location: 396 SCHOOL STREET	BEFORE, JOYCE	0.50	5/10/2021	172,000	166,700	96.92			
1614838848	111-034-10055	PAWELEC, URSZULA Location: 478 BUGBEE CROSSING ROAD	BATCHELDER, ROBERT H	4.40	12/10/2021	330,000	174,600	52.91			
L983994368	111-034-11327	PEARSON ABIGAIL Location: 109 FLOWER BROOK ROAD	WILLIAMS ANDREW	3.28	9/4/2020	220,000	147,700	67.14			
L1918517248	111-034-10462	PETERS NICOLE Location: 127 HIGH STREET	HARRIS MICHAEL	4.00	10/10/2019	146,000	130,200	89.18			
L2128728064	111-034-10974	REIMERT NICOLE Location: 88 REXFORD RD	TOMCZYK PETER	0.78	4/10/2019	300,000	237,600	79.20			
1591368768	111-034-10162	RENNIE, GARY Location: 3822 US ROUTE 5	SMITH, JR, MICHAEL M	0.75	11/3/2021	110,000	65,700	59.73			
L1552101376	111-034-11344	ROBERTS JASON	TAYLOR THOMAS	5.10	11/20/2020	310,000	178,600	57.61			

R1 - Residential with less than 6 acres

Doc ID	SPAN	Buyer	Seller	Acres	Sale Date	Sale Price	Listed Value	Ratio	T	C	Cat
L13213696	111-034-10849	ROOSA DESTE Location: 2717 VERMONT ROUTE 114	SHELP STEVEN	5.50	4/3/2020	385,000	254,300	66.05			
252130368	111-034-10709	SABENS, KEVIN Location: 2840 PINKHAM ROAD	CARRIERE, PETER E	2.50	6/24/2021	40,000	66,900	167.25	O	O	O
L1862045696	111-034-10568	SAYERS CODY Location: 1566 BUGBEE CROSSING ROAD	BLAKE CHRISTINA	0.82	6/14/2019	128,000	139,000	108.59			
315169856	111-034-11099	SEAN AND STEPHANIE M... Location: 300 BROOK ROAD	GUYER, NICHOLAS	1.00	9/30/2021	359,900	121,900	33.87			
L1805033472	111-034-10383	SOURBEER KRAIG Location: 125 W DARLING HILL RD	GASCON ZOE	1.06	8/19/2019	252,000	225,400	89.44			
2042303552	111-034-11164	SPAIN, STEVE Location: 314 EAST DARLING HILL ROAD	ESTATE OF MATTHEW W ...	2.40	4/28/2021	250,000	171,000	68.40			
531848256	111-034-10682	SPEER, JONATHAN D Location: 1065 ROUTE 114	BLAKE, THOMAS R	0.25	10/29/2021	145,000	83,700	57.72			
809532480	111-034-11531	STEPHEN E. PACSAY AN... Location: 78 VT ROUTE 5A	KANTOR, DANIEL L	2.00	12/17/2021	704,000	558,300	79.30			
L566841344	111-034-11328	SURRIDGE ARNOLD Location: 24 DASHNEY ROAD	PETERS NICOLE	1.54	11/26/2019	119,000	104,800	88.07			
1851608128	111-034-10020	SWITSER, EMILY-JEAN Location: 1487 BUGBEE CROSSING ROAD	ANDERSON, ELAINE M	0.50	8/25/2021	171,500	104,300	60.82			
L1580687360	111-034-10836	TENNEY CARRIE Location: 38 CHURCH STREET	PERKINS OSCAR	1.60	7/15/2019	205,313	171,500	83.53			
L1409515520	111-034-11469	THE BRIAN S. CUSSIMA... Location: 867 BURKE HOLLOW ROAD	GREY LYNNE	5.24	10/18/2019	340,900	243,100	71.31			
96015424	111-034-10376	VANTUYL, ROBERT G Location: 1549 VICTORY ROAD	BUNTA, HOWARD C	0.88	5/21/2021	263,000	187,300	71.22			
1409625152	111-034-10177	WALKER, PAUL G Location: 330 VT RTE. 114	STAUFFENEKER, VERNON	5.03	8/6/2021	244,000	189,600	77.70			
L1787437056	111-034-11063	WALL BRADLEY Location: 689 BROOK ROAD	MCGUIRE TIMOTHY	2.16	8/19/2019	578,320	398,700	68.94			
L1424166912	111-034-10944	WEBSTER-COBURN HOUSE... Location: 143 PINKHAM ROAD	SNOW-LESKIN FAMILY T...	3.02	2/22/2021	355,000	263,400	74.20			
L1095442432	111-034-11247	WHITELEY JAMES Location: 1508 SUGARHOUSE ROAD	ADAMS ROBERT	2.89	7/23/2019	160,000	149,100	93.19			
1471372352	111-034-10598	WILMERDING, ELIZA Location: 188 CAMP ROAD	LEACH, KENNETH P	2.00	10/29/2021	450,000	183,000	40.67			
		Location: 1333 PINKHAM ROAD									

R1 - Residential with less than 6 acres

Doc ID	SPAN	Buyer	Seller	Acres	Sale Date	Sale Price	Listed Value	Ratio	T	C	Cat
L1532403712	111-034-10803	WRUBLE ALEXIS	PALMER DIANE	3.80	11/4/2019	233,000	106,400	45.67			
Location: 78 CHAPMAN DRIVE											

Totals for R1 - Residential with less than 6 acres				119.48		14,472,895	10,641,900				
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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	
56 Total Transactions	60.98	Low InterQuartile Value		69.05	Low 90% Value of Aggregate
258,445 Average Sales Price	93.01	High InterQuartile Value		78.01	High 90% Value of Aggregate
190,034 Average Listed Price	32.03	InterQuartile Range		73.53	Aggregate Ratio
79.29 Average Ratio				6.09%	Sampling Error
77.72 Median Ratio	12.94	Value of Outlier Low Limit		0	Number of Low Outliers
33.87 Low Ratio	141.06	Value of Outlier High Limit		2	Number of High Outliers
167.25 High Ratio	- 35.11	Value of Extreme Low Limit		0	Number of Low Extremes/Influentials
1.08 PRD (Regression Index)	189.10	Value of Extreme High Limit		0	Number of High Extremes/Influentials
24.73 COD					
2	Number of Transactions with Assessment Ratio Between 0.98 and 1.02				
4%	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
1663290432	111-034-10926	BOLCON, NICHOLAS Location: 5309 DARLING HILL ROAD	CHARLES L. SILVIUS T...	10.69	9/3/2021	224,500	184,500	82.18			
L1374126080	111-034-10628	BOOKER WILLIAM Location: 828 MARSHALL NEWLAND ROAD	LYONS DIANE	23.10	10/16/2020	485,000	402,300	82.95			
L485384192	111-034-11193	BREWER SEVREN Location: 4452 VT ROUTE 114	HALL GEORGE	13.10	10/8/2019	399,000	249,000	62.41			
L623804416	111-034-11049	BUTTLING PHILIP Location: 2008 GASKELL HILL ROAD	VOGT MARKUS	28.40	7/31/2020	285,000	291,200	102.18			
L1051963392	111-034-10313	CARDELLA ELKE Location: 2147 BURKE HOLLOW ROAD	DUEY ALBERT	70.41	5/17/2019	341,000	426,300	125.01			O
L764477440	111-034-10799	COLE BRIAR Location: 2987 U.S. RT. 5	OTT HEATHER	10.70	2/26/2021	164,000	132,500	80.79			
L798539776	111-034-10685	FRYE JOHN Location: 4136 BURKE HOLLOW ROAD	REILLY ROBERT	47.62	5/9/2019	895,000	714,000	79.78			
L1117167616	111-034-11119	GOWELL BRIAN Location: 2465 BROOK ROAD	WILLIAM D QUIRK TRUS...	12.20	8/2/2019	237,000	204,200	86.16			
L1721204736	111-034-11066	HOWLAND SARA Location: 2137 VT ROUTE 114	MALLET SHARON	13.00	11/13/2020	349,000	253,600	72.66			
L2008457216	111-034-10715	KENNEDY BENJAMIN Location: 571 SUGARHOUSE ROAD	SYMCAK LAURA	28.50	11/13/2020	465,000	311,400	66.97			
1009163328	111-034-11558	LIBBY, MELISSA Location: 1248 MARSHALL NEWLAND ROAD	LAJOIE, KEVIN	9.21	10/15/2021	287,500	217,100	75.51			
L1325654016	111-034-10543	LOURA-BUMPS COLETON Location: 1121 BURKE GREEN ROAD	JENKS DALE JR.	10.31	3/31/2021	286,500	238,600	83.28			
L1765675008	111-034-11244	MACDONALD KATHRYN Location: 2076 BROOK ROAD	ROY III JOHN	16.00	10/1/2019	343,000	311,100	90.70			
L1496305664	111-034-10100	MARTIN LINDSEY Location: 216 CHAPMAN DRIVE	BOLCH JR GEORGE	23.90	10/28/2020	386,500	205,900	53.27			
L793935872	111-034-10809	MATTE ERIC Location: 583 OLD FARM ROAD	PARENTEAU ROGER	10.30	8/13/2019	190,000	221,400	116.53			
L512835584	111-034-10340	MCCREADY BRETT Location: 55 CHAPMAN RD	EDWARDS BRADFORD	18.70	8/21/2020	350,000	261,900	74.83			
L85016576	111-034-10685	MEISTININKAS SIMON Location: 4136 BURKE HOLLOW ROAD	FRYE JOHN	47.62	12/15/2020	975,000	710,900	72.91			
435676224	111-034-10998	MILLER, RICHARD Location: 275 MOUNTAIN ROAD	TEMPLE, DAVID	11.29	5/7/2021	660,000	264,300	40.05			
L862986240	111-034-11248	PELLETIER MATTHEW	HANKS CATHERINE	7.00	10/30/2020	289,000	275,700	95.40			

R2 - Residential with 6 or more acres

Doc ID	SPAN	Buyer	Seller	Acres	Sale Date	Sale Price	Listed Value	Ratio	T	C	Cat
L126943232	111-034-10228	PREY DANA Location: 455 BUMPS ROAD	WIEDEMANN KARL	8.60	3/1/2021	620,000	305,700	49.31			
1720136768	111-034-11189	SARGENT, ENRAKU R Location: 287 WALKER RD.	HIBSHMAN, CHRISTOPHE...	9.00	6/25/2021	450,000	279,200	62.04			
L702889984	111-034-10024	SCARPINO JEFFREY Location: 237 BUMPS RD	ANGELL RICHARD	19.30	1/7/2020	340,000	253,000	74.41			
L210378752	111-034-10279	SIMPSON RYAN Location: 816 NEWARK STREET	THE WALLACE AND MARJ...	394.50	6/28/2019	754,600	754,600	100.00			
L2127351808	111-034-10623	SKALA DANIEL Location: 1925 BURKE GREEN RD	SCOTT JOHN	21.00	9/18/2020	500,000	384,500	76.90			
1214893120	111-034-10061	SOURBEER, KRAIG Location: 1472 VT ROUTE 114	BEAN, JEFFREY	11.70	8/20/2021	340,000	224,200	65.94			
L1107578880	111-034-10993	TOMCZYK PETER Location: 2801 VT ROUTE 114	TEMPLE DAVID	19.85	6/4/2019	415,000	357,500	86.14			
1829264448	111-034-10565	WARNER, ANDREW Location: 1101 KIRBY ROAD	CANDACE C. KENDRICK ...	10.80	11/10/2021	330,000	315,300	95.55			
309550144	111-034-10594	WOLFE, EZRA Location: 1847 GASKELL HILL ROAD	LEACH, RONI C	34.00	11/4/2021	382,500	197,000	51.50			
Totals for R2 - Residential with 6 or more acres				940.80		11,744,100	8,946,900				

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	
28 Total Transactions	66.20	Low InterQuartile Value	69.90	Low 90% Value of Aggregate
419,432 Average Sales Price	89.56	High InterQuartile Value	82.46	High 90% Value of Aggregate
319,532 Average Listed Price	23.37	InterQuartile Range	76.18	Aggregate Ratio
78.76 Average Ratio			8.24%	Sampling Error
78.34 Median Ratio	31.15	Value of Outlier Low Limit	0	Number of Low Outliers
40.05 Low Ratio	124.62	Value of Outlier High Limit	1	Number of High Outliers
125.01 High Ratio	- 3.90	Value of Extreme Low Limit	0	Number of Low Extremes/Influentials
1.03 PRD (Regression Index)	159.67	Value of Extreme High Limit	0	Number of High Extremes/Influentials
18.60 COD				
1	Number of Transactions with Assessment Ratio Between 0.98 and 1.02			
4%	Percent of Transactions with Assessment Ratio Between 0.98 and 1.02			

MHU - Mobile home un-landed

Doc ID	SPAN	Buyer	Seller	Acres	Sale Date	Sale Price	Listed Value	Ratio	T	C	Cat
L815816704	111-034-11539	ACACIA KNIGHT	FAVREAU GUY	0.00	11/7/2019	25,000	28,300	113.20			
Location: LOT 1 GLENWOOD ESTATES MHP											

Totals for MHU - Mobile home un-landed				0.00		25,000	28,300				
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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	
1 Total Transactions	113.20	Low InterQuartile Value	0.00	Low 90% Value of Aggregate
25,000 Average Sales Price	113.20	High InterQuartile Value	0.00	High 90% Value of Aggregate
28,300 Average Listed Price	0.00	InterQuartile Range	113.20	Aggregate Ratio
113.20 Average Ratio				Sampling Error
113.20 Median Ratio	0.00	Value of Outlier Low Limit	0	Number of Low Outliers
113.20 Low Ratio	0.00	Value of Outlier High Limit	0	Number of High Outliers
113.20 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			

S1 - Vacation home with less than 6 acres

Doc ID	SPAN	Buyer	Seller	Acres	Sale Date	Sale Price	Listed Value	Ratio	T	C	Cat
1883483200	111-034-10366	WATTS, CHAD Location: 427 HIGH MEADOW ROAD	COLBERG, JASON K	1.07	9/23/2021	587,500	484,900	82.54			
Totals for S1 - Vacation home with less than 6 acres				1.07		587,500	484,900				

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	
1 Total Transactions	82.54	Low InterQuartile Value	0.00	Low 90% Value of Aggregate
587,500 Average Sales Price	82.54	High InterQuartile Value	0.00	High 90% Value of Aggregate
484,900 Average Listed Price	0.00	InterQuartile Range	82.54	Aggregate Ratio
82.54 Average Ratio				Sampling Error
82.54 Median Ratio	0.00	Value of Outlier Low Limit	0	Number of Low Outliers
82.54 Low Ratio	0.00	Value of Outlier High Limit	0	Number of High Outliers
82.54 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				

S2 - Seasonal home with 6 or more acres

Doc ID	SPAN	Buyer	Seller	Acres	Sale Date	Sale Price	Listed Value	Ratio	T	C	Cat
992201792	111-034-10544	HOLM, ERIK P Location: 158 WALKER ROAD	LISA M BERNIER-MOULT...	1.00	9/1/2021	302,000	139,700	46.26			
L1443094528	111-034-10563	LAUE DOUGLAS Location: 1651 PINKHAM ROAD	THE CLAIRE SHONTER F...	12.00	3/3/2021	300,000	310,300	103.43			
L2049527808	111-034-10256	UYIZEYE ERASME Location: 1993 CARTER ROAD	BROWN ROGER	68.00	1/15/2021	150,000	156,000	104.00			
Totals for S2 - Seasonal home with 6 or more acres				81.00		752,000	606,000				

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	
3 Total Transactions	46.26	Low InterQuartile Value	22.82	Low 90% Value of Aggregate
250,667 Average Sales Price	104.00	High InterQuartile Value	138.35	High 90% Value of Aggregate
202,000 Average Listed Price	57.74	InterQuartile Range	80.59	Aggregate Ratio
84.56 Average Ratio			71.67%	Sampling Error
103.43 Median Ratio	0.00	Value of Outlier Low Limit	0	Number of Low Outliers
46.26 Low Ratio	0.00	Value of Outlier High Limit	0	Number of High Outliers
104.00 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
18.61 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
1611639360	111-034-10613	636 BURKE HOLLOW, LL... Location: 636 BURKE HOLLOW ROAD	LAPLANT, JOAN M	10.01	3/18/2022	650,000	522,000	80.31			
L1188159488	111-034-11122	BODKINS GREGORY Location: 83 KIRBY ROAD	CHAPPELL SCOTT	0.25	1/15/2021	265,000	205,400	77.51			
276454464	111-034-11315	DEVER, JOHN R Location: 93 BURKE GREEN ROAD	CARTER, MAUREEN	4.06	11/2/2021	225,000	104,100	46.27			
558892096	111-034-10656	MURPHY, RYAN P Location: 499 VT ROUTE 114	MATHERS, HOLLY S	0.75	4/16/2021	350,000	102,200	29.20			
1429947456	111-034-11314	THE PROTAGONISTS LLC Location: 570 ROUTE 114	WILLY FAMILY IRREVOC...	1.00	5/12/2021	564,000	281,300	49.88			

Totals for C - Commercial				16.07		2,054,000	1,215,000				
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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	
5 Total Transactions	37.73	Low InterQuartile Value	38.50	Low 90% Value of Aggregate
410,800 Average Sales Price	78.91	High InterQuartile Value	79.81	High 90% Value of Aggregate
243,000 Average Listed Price	41.18	InterQuartile Range	59.15	Aggregate Ratio
56.63 Average Ratio			34.93%	Sampling Error
49.88 Median Ratio	- 24.03	Value of Outlier Low Limit	0	Number of Low Outliers
29.20 Low Ratio	140.67	Value of Outlier High Limit	0	Number of High Outliers
80.31 High Ratio	- 85.79	Value of Extreme Low Limit	0	Number of Low Extremes/Influentials
0.96 PRD (Regression Index)	202.43	Value of Extreme High Limit	0	Number of High Extremes/Influentials
33.02 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			

M - Miscellaneous

Doc ID	SPAN	Buyer	Seller	Acres	Sale Date	Sale Price	Listed Value	Ratio	T	C	Cat
2028025920	111-034-10079	24 BOW HILL, LLC Location: HIGH MEADOW ROAD	VALENTINE, PAULE W	1.03	4/9/2021	275,000	240,100	87.31			
L1129988096		ANNABURKE NOMINEE TR... Location: BURKE GREEN ROAD	PERILLO SALVATORE	2.00	4/19/2019	55,000	50,200	91.27			
1425404480	111-034-10205	BAER, BRIAN Location: MOUNTAIN RD	THE FRANCIS X. COLLI...	4.13	2/28/2022	230,000	77,400	33.65			
L1929633792	111-034-11596	BARONI JEFFREY Location: WASHBURN ROAD	UMPIRE MOUNTAIN LLC	4.40	3/17/2021	55,000	50,700	92.18			
1884303936	111-034-10830	BARONI, JEFFREY Location: WASHBURN ROAD	UMPIRE MOUNTAIN LLC	1.09	2/7/2022	55,000	43,400	78.91			
1707504704	111-034-10032	BARRADAH, HISHAM Location: 1096 BURKE GREEN ROAD	MARSHALL, JAMES	2.10	6/28/2021	103,000	63,200	61.36			
1933081664	111-034-11321	BEAUPRE FAMILY TRUST Location: DARLING HILL ROAD	SC GALLAGHER TRUST F...	1.00	12/16/2021	45,000	62,200	138.22			
954284096	111-034-10975	BELLANCA, JIM Location: 201 EAST DARLING HILL ROAD	SULTAN, KIRSTEN	1.04	4/2/2021	146,500	110,600	75.49			
L2083172352	111-034-11451	BOYDEN BET LLC Location: LOTS 4 & 5 EAST DARLING HILL ROAD	SC GALLAGHER TRUST F...	16.00	5/17/2019	282,000	240,700	85.35			
1246108736	111-034-11284	BRODERICK, HAILEY Location: SUGARHOUSE ROAD	GILLIES, CLARK	12.87	10/25/2021	87,250	70,200	80.46			
L375898112	111-034-11233	CLARK MICHAEL Location: PINKHAM ROAD	BURRINGTON RICHARD	7.50	7/28/2020	25,000	62,300	249.20	E	E	E
L2018410496	111-034-11279	COTE CHRISTOPHER Location: BURKE GREEN ROAD	PERILLO SALVATORE	2.33	8/30/2019	50,000	50,900	101.80			
L1369333760	111-034-10759	COTTER CHRISTIAN Location: ROUTE 114	BIRD JESSICA	10.10	2/12/2021	85,000	45,000	52.94			
605375552	111-034-10971	DANIELSON, KELSON Location: 599 CAMP ROAD	STRAW, DAMON	12.19	7/30/2021	100,000	49,800	49.80			
L1190567936	111-034-11472	DUNCAN HILLARY Location: OFF VICTORY ROAD	DEVEREAUX FAMILY TRU...	145.00	10/22/2020	165,000	154,600	93.70			
638929984	111-034-10380	DUNDAS, TAYLOR R Location: TAMARACK RD	CROMER, SUSAN V	21.00	7/19/2021	100,000	61,900	61.90			
L286863360	111-034-11563	FARVER-STAU SARAH Location: 00 APPLE TREE LANE	BOYDEN ALEPH LLC	18.25	5/29/2020	100,000	72,200	72.20			
L1699864576	111-034-10021	FRENCH ETHAN Location: 510 EAST DARLING HILL ROAD	BOYNTON SCOTT	10.02	8/14/2020	175,000	126,200	72.11			
L1582956544	111-034-11082	GIORDANO JOSEPH	WELCH RUTH	60.93	10/30/2020	185,000	105,100	56.81			

M - Miscellaneous

Doc ID	SPAN	Buyer	Seller	Acres	Sale Date	Sale Price	Listed Value	Ratio	T	C	Cat
		Location: 60.93 ACRES WHITE SCHOOL ROAD									
250553408	111-034-10916	HARRIS, MICHAEL G	RODGER, CHARLOTTE A	3.50	4/28/2021	50,000	41,200	82.40			
		Location: 268 SCHOOL ST									
L250183680	111-034-11134	HEINRICH JASON	YING LIVING TRUST	1.10	5/21/2019	110,000	160,300	145.73	O		
		Location: LOT SF-10, HIGH MEADOW ROAD									
1155791936	111-034-10414	KINCAID, WALTER J	GORMAN, EDWARD	1.10	12/20/2021	67,500	40,200	59.56			
		Location: WALKER ROAD									
L1152536576	111-034-10012	LACOURSE CASEY	JACKSON DANNY	32.40	3/4/2020	65,000	62,500	96.15			
		Location: SUGAR HOUSE ROAD									
L1398513664	111-034-11030	LYONS JEFFREY	ULMER III GORDON	20.90	1/24/2020	67,500	53,400	79.11			
		Location: BURKE HOLLOW ROAD									
L1912037376	111-034-10032	MARSHALL JAMES	1096 BURKE GREEN RD....	2.00	8/21/2020	84,000	62,400	74.29			
		Location: 1096 BURKE GREEN ROAD									
1021819968	111-034-10876	MATOSKY, JEREMY	SANTO BUILDERS, INC.	10.77	11/10/2021	160,000	67,300	42.06			
		Location: 00 BIRCH TREE LANE, LOTS 2 & 3									
L1483296768	111-034-11260	MCGRATH STEVEN	BRADLEY JR. WILLIAM	5.50	11/25/2020	110,000	55,500	50.45			
		Location: BURKE GREEN ROAD									
2146138176	111-034-10599	MILLER, ERIC	LEACH, GARY A	2.00	4/12/2021	75,000	99,000	132.00			
		Location: MOUNTAIN ROAD									
951280192	111-034-11286	MURMAN, DAVID	KAHL, DAVID	2.60	1/18/2022	115,000	51,500	44.78			
		Location: OFF WASHBURN ROAD									
L122855424	111-034-11576	NEKTRACT LLC	BEAUPRE ROBIN	19.76	3/23/2021	225,000	59,500	26.44			
		Location: VT ROUTE 114									
L801292288	111-034-10818	PEASE THOMAS	TRUST U/A SALVATORE ...	5.30	10/9/2019	42,000	26,300	62.62			
		Location: CALENDAR BROOK ROAD									
308104256	111-034-10603	PLUNKETT, DAVID	ELDER, NATHAN J	110.50	8/23/2021	229,000	175,500	76.64			
		Location: CALENDAR BROOK ROAD & FIDDLEHEAD LANE									
866605120	111-034-10238	PREY, DANA J	DABAGIAN-HALLIDAY, L...	2.30	4/9/2021	62,000	42,900	69.19			
		Location: WALKER ROAD									
L1357381632	111-034-11356	ROBERTS TODD	SILVA RAE LYN	5.00	11/5/2020	60,000	68,800	114.67			
		Location: LOT 1B SUGARHOUSE ROAD									
L2001813504	111-034-10649	ROOSA JR. HOWARD	YESAIR FAMILY INVEST...	115.00	11/20/2020	280,000	163,900	58.54			
		Location: 870 VICTORY ROAD									
L1529024512	111-034-10876	SANTO BUILDERS INC.	BOYDEN BET LLC	15.00	11/1/2019	75,000	73,100	97.47			
		Location: OO BURKE GREEN ROAD									
2027770944	111-034-11337	SCHNEIDER, PAIGE	DEWITT, BENJAMIN C	10.10	6/8/2021	78,000	66,300	85.00			
		Location: GASKELL HILL RD									

M - Miscellaneous

Doc ID	SPAN	Buyer	Seller	Acres	Sale Date	Sale Price	Listed Value	Ratio	T	C	Cat
L1972125696	111-034-10352	TEMPLE CALEB Location: VICTORY ROAD	WELCH ROGER	74.50	11/20/2020	51,882	133,200	256.74	E	E	E
L1570152448	111-034-11268	VANDER MEL ERIC Location: WINTERS WAY	FOUKAL PETER	6.10	6/7/2019	160,000	166,900	104.31			
L1525092352	111-034-10243	VELANDER WENDY Location: CAMP ROAD	ALDEN-ST. PIERRE DAV...	6.19	6/18/2019	35,000	39,400	112.57			
L252334080	111-034-10077	WARYAS VICTOR Location: PINKHAM ROAD	GEROW WARREN	10.40	12/11/2020	90,000	89,000	98.89			
L274907136	111-034-10645	WEBER CHARLES Location: MARSHALL NEWLAND ROAD	TAYLOR THOMAS	35.90	8/14/2020	150,000	95,800	63.87			

Totals for M - Miscellaneous				830.90		4,760,632	3,630,600				
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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	
42 Total Transactions	60.91	Low InterQuartile Value	66.46	Low 90% Value of Aggregate
117,094 Average Sales Price	97.82	High InterQuartile Value	80.22	High 90% Value of Aggregate
85,878 Average Listed Price	36.91	InterQuartile Range	73.34	Aggregate Ratio
79.06 Average Ratio			9.38%	Sampling Error
77.77 Median Ratio	5.54	Value of Outlier Low Limit	0	Number of Low Outliers
26.44 Low Ratio	153.19	Value of Outlier High Limit	2	Number of High Outliers
145.73 High Ratio	- 49.83	Value of Extreme Low Limit	0	Number of Low Extremes/Influentials
1.08 PRD (Regression Index)	208.56	Value of Extreme High Limit	2	Number of High Extremes/Influentials
26.77 COD				
2 Number of Transactions with Assessment Ratio Between 0.98 and 1.02				
5% 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
528514112	111-034-11226	BABINEAU, CARLA G Location: 210 POWDERHORN ROAD 1102	TETREAULT, CLAUDE	0.00	12/10/2021	380,000	221,500	58.29			
L4071424	111-034-10283	BAER BRIAN Location: 125 MOUNTAIN BROOK ROAD #25	MURPHY ADAM	0.00	10/18/2019	195,000	216,700	111.13			
1800256	111-034-11312	BEAR PATH BURKE, LLC Location: 207 BEAR PATH LANE, #7	MARTIN, MICHAEL J	0.00	4/19/2021	749,000	613,500	81.91			
1397752896	111-034-11310	BENNETT, ANDREW Location: 207 BEAR PATH LANE #5	THE H KATRINE HANSEN...	0.00	4/15/2021	779,000	770,700	98.93			
L908558336	111-034-10726	BEVERIDGE AT BURKE L... Location: 2200 MOUNTAIN ROAD #42	MCCUSKER KEVIN	0.00	6/17/2019	85,000	101,600	119.53			
102059072	111-034-11140	BLIZZARD, JACK Location: 2164 MOUNTAIN ROAD #37 BURKE VT	HOLM, ERIK P	0.00	7/21/2021	158,500	120,500	76.03			
L861343744	111-034-10752	BUTTERFIELD LIONEL Location: 2164 MOUNTAIN ROAD 35	MARTHA E. MULLOY TRU...	0.00	1/22/2021	135,000	120,500	89.26			
L1065168896	111-034-10698	CHAPNICK JENNIFER MA... Location: BUILDING #2 - UNIT 26 - SPRUCE WOODS CONDOMINIUM	P & M VERMONT LLC	0.00	12/6/2019	127,000	115,200	90.71			
L175194112	111-034-11264	CUNNINGHAM SCOTT Location: 270 RIDGE ROAD #6	GABERT PATRICK	0.00	2/22/2021	224,000	147,100	65.67			
1787147328	111-034-10355	DAUPHINAIS, DONALD Location: 2164 MOUNTAIN ROAD #33	FERRITER, JR., JAMES...	0.00	5/28/2021	110,000	97,100	88.27			
687713344	111-034-10194	DECK, RAY Location: 27 POWDERHORN ROAD UNIT 101	BIRD, DONNA	0.00	9/16/2021	465,000	225,600	48.52			
1105024064	111-034-11031	DEGREENIA, RICHARD Location: SPRUCE WOODS CONDO, BLDG 1, UNIT 23	GWATKIN, DAVID E	0.00	6/11/2021	140,000	119,900	85.64			
323200064	111-034-10517	DICLEMENTE, JOSEPH Location: 51 BURKESIDE ROAD #121	FERGUS, LINDA	0.00	5/17/2021	475,000	198,200	41.73			
L1885458432	111-034-10230	EBERHARDT KEITH Location: 23 MOUNTAIN BROOK ROAD #2	CROWLEY RICHARD	0.00	9/6/2019	118,000	108,500	91.95			
L1493204992	111-034-10559	ECKER SARA Location: 23 MOUNTAIN BROOK ROAD #3	GORSCH STEVEN	0.00	10/2/2020	242,000	193,100	79.79			
1190650944	111-034-10964	FOSTER, JOEL P Location: 121 POWDERHORN ROAD, TOWNHOUSE UNIT 702 POWDERHORN CONDOMINIUM	WAKEFIELD, JASON P	0.00	5/7/2021	340,000	181,100	53.26			
1991467584	111-034-10953	FULLEN, THOMAS Location: 23 MOUNTAIN BROOK ROAD, UNIT #7	MOUNTAINBROOK ROAD U...	0.00	1/14/2022	325,000	197,000	60.62			
L1023033344	111-034-10280	HARRIS JASON Location: 2160 MOUNTAIN RD 20	KUKLINSKI WENDY	0.00	11/13/2020	130,000	115,200	88.62			
1602071616	111-034-10865	HARRISON, VIRGINIA M	SISK, EDWARD	0.00	9/17/2021	152,500	108,500	71.15			

O - Other

Doc ID	SPAN	Buyer	Seller	Acres	Sale Date	Sale Price	Listed Value	Ratio	T	C	Cat
474272832	111-034-10064	HINMAN, CHRISTOPHER	SCOTT T. BEDELL & AM... Location: 23 MOUNTAIN BROOK ROAD, UNIT # 12	0.00	5/28/2021	228,000	175,200	76.84			
2026897984	111-034-10965	HOLLAND, MICHAEL	STOKINGER, DEBORAH Location: 107 MOUNTAIN BROOK ROAD	0.00	12/30/2021	540,000	237,900	44.06			
L2131501056	111-034-11140	HOLM ERIK	RICHMOND KATHERINE Location: 115 POWDERHORN ROAD, #406	0.00	5/8/2020	144,500	120,500	83.39			
L1978343424	111-034-11287	HOWARD JR. JAMES	HAMILTON DOUGLAS Location: 2164 MOUNTAIN ROAD	0.00	6/5/2020	615,000	608,300	98.91			
737743936	111-034-10343	HRVATIN, NICHOLAS R	FERRITER, JR., JAMES... Location: 184 BEAR PATH LANE #3	0.00	5/28/2021	135,000	115,200	85.33			
L113180672	111-034-11364	JENNIFER R. A. FREEM...	THOMSON GREGORY Location: 2164 MOUNTAIN ROAD #32	0.00	5/3/2019	497,000	430,100	86.54			
L862420992	111-034-10514	KISSINGER ERIC	LEACH GARY Location: 241 BEAR PATH LANE, UNIT 16	0.00	4/14/2020	213,000	167,300	78.54			
680698432	111-034-10329	LAROCCO, KEVIN M	CJM BURKE, LLC Location: 48 BURKESIDE RD., UNIT 111	0.00	12/29/2021	335,000	182,200	54.39			
L1866031104	111-034-10954	LUO HAILIN	MAHON STEPHEN Location: 37 POWDERHORN ROAD, UNIT 203	0.00	4/1/2020	90,500	101,600	112.27			
L486768640	111-034-11227	MCALENNEY JOHN	ZIMMERMANN CHRISTIAN Location: 2162 MOUNTAIN ROAD #30	0.00	10/29/2020	317,500	221,500	69.76			
L1160290304	111-034-10829	MCCUSKER KEVIN	BOYNTON SCOTT Location: 210 POWDERHORN ROAD #1103	0.00	7/26/2019	218,000	181,900	83.44			
L675233792	111-034-10953	MOUNTAINBROOK ROAD U...	NAPIER JOHN Location: 59 POWDERHORN ROAD, #303	0.00	10/6/2020	207,000	197,000	95.17			
L630628352	111-034-10953	NAPIER JOHN	STANKOWSKI KRZYSZTOF Location: 23 MOUNTAIN BROOK ROAD, UNIT 7	0.00	8/14/2019	150,000	197,000	131.33			O
L1117900800	111-034-10367	NICHOLS CRAIG	FRENCH III GEORGE Location: 23 MOUNTAIN BROOK ROAD, UNIT 7	0.00	4/23/2019	275,000	198,900	72.33			
L905355264	111-034-10025	NICHOLSON SAM	MAYNARD SETH Location: 48 BURKEROAD ROAD 112	0.00	8/20/2020	178,500	166,000	93.00			
117804096	111-034-10160	ONG, ANTHONY	CHABOT, TIMOTHY Location: 25 BURKESIDE ROAD UNIT 127	0.00	4/2/2021	149,000	118,500	79.53			
L546910208	111-034-10727	PULIAFICO STEVEN	MAIELI KATHRYN Location: 125 MOUNTAIN BROOK ROAD 22	0.00	8/19/2020	131,500	120,500	91.63			
966806592	111-034-10254	RYCHLIK, BRUCE R	DATOR, JOHN F Location: 2200 MOUNTAIN ROAD, UNIT #43	0.00	7/14/2021	289,000	157,100	54.36			
			Location: 26 WINTERGREEN #8								

O - Other

Doc ID	SPAN	Buyer	Seller	Acres	Sale Date	Sale Price	Listed Value	Ratio	T	C	Cat
L2035302400	111-034-11288	SULLIVAN MARK Location: 184 BEAR PATH, CONDOMINIUM UNIT 2	DEMELLO THOMAS	0.00	8/28/2020	620,000	608,300	98.11			
L299114496	111-034-11533	THOMPSON GREGORY Location: BEAR PATH CONDO UNIT 32 BLDG 8	BEAR PATH INVESTMENT...	0.00	5/22/2019	640,000	565,600	88.38			
L978571264	111-034-10892	VODNICK AARON Location: 107 MOUNTAIN BROOK ROAD, UNIT 16	MOUNTAIN BROOK CONDO...	0.00	11/25/2019	187,500	208,800	111.36			
L183906304	111-034-11313	WHITE MOUNTAIN REALT... Location: 207 BEAR PATH LANE #8	HEINRICH BRUCE JASON	0.00	10/11/2019	830,000	767,900	92.52			
L1332183040	111-034-11005	YARRINGTON JASON Location: 107 MOUNTAIN BROOK ROAD UNIT 15	DAULONG COLLIN	0.00	11/2/2020	223,000	205,600	92.20			
Totals for O - Other				0.00		12,544,000	10,024,400				

O - Other

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
42 Total Transactions	70.80 Low InterQuartile Value	74.41 Low 90% Value of Aggregate
298,667 Average Sales Price	92.64 High InterQuartile Value	85.42 High 90% Value of Aggregate
238,676 Average Listed Price	21.84 InterQuartile Range	79.91 Aggregate Ratio
82.72 Average Ratio		6.90% Sampling Error
85.49 Median Ratio	38.05 Value of Outlier Low Limit	0 Number of Low Outliers
41.73 Low Ratio	125.39 Value of Outlier High Limit	1 Number of High Outliers
131.33 High Ratio	5.29 Value of Extreme Low Limit	0 Number of Low Extremes/Influentials
1.04 PRD (Regression Index)	158.15 Value of Extreme High Limit	0 Number of High Extremes/Influentials
17.73 COD		
3 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 - 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
131 Total Transactions	65.67	Low InterQuartile Value	73.62 Low 90% Value of Aggregate
306,301 Average Sales Price	93.00	High InterQuartile Value	79.56 High 90% Value of Aggregate
234,598 Average Listed Price	27.33	InterQuartile Range	76.59 Aggregate Ratio
80.68 Average Ratio			3.88% Sampling Error
80.79 Median Ratio	24.68	Value of Outlier Low Limit	0 Number of Low Outliers
33.87 Low Ratio	133.99	Value of Outlier High Limit	2 Number of High Outliers
167.25 High Ratio	- 16.31	Value of Extreme Low Limit	0 Number of Low Extremes/Influentials
1.05 PRD (Regression Index)	174.98	Value of Extreme High Limit	0 Number of High Extremes/Influentials
21.50 COD			
6	Number of Transactions with Assessment Ratio Between 0.98 and 1.02		
5%	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
5 Total Transactions	37.73 Low InterQuartile Value		38.41 Low 90% Value of Aggregate
410,800 Average Sales Price	78.91 High InterQuartile Value		79.89 High 90% Value of Aggregate
243,000 Average Listed Price	41.18 InterQuartile Range		59.15 Aggregate Ratio
56.63 Average Ratio			35.06% Sampling Error
49.88 Median Ratio	- 24.03 Value of Outlier Low Limit	0 Number of Low Outliers	
29.20 Low Ratio	140.67 Value of Outlier High Limit	0 Number of High Outliers	
80.31 High Ratio	- 85.79 Value of Extreme Low Limit	0 Number of Low Extremes/Influentials	
0.96 PRD (Regression Index)	202.43 Value of Extreme High Limit	0 Number of High Extremes/Influentials	
33.02 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			

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
42 Total Transactions	60.91 Low InterQuartile Value		66.43 Low 90% Value of Aggregate
117,094 Average Sales Price	97.82 High InterQuartile Value		80.25 High 90% Value of Aggregate
85,878 Average Listed Price	36.91 InterQuartile Range		73.34 Aggregate Ratio
79.06 Average Ratio			9.42% Sampling Error
77.77 Median Ratio	5.54 Value of Outlier Low Limit	0 Number of Low Outliers	
26.44 Low Ratio	153.19 Value of Outlier High Limit	2 Number of High Outliers	
145.73 High Ratio	- 49.83 Value of Extreme Low Limit	0 Number of Low Extremes/Influentials	
1.08 PRD (Regression Index)	208.56 Value of Extreme High Limit	2 Number of High Extremes/Influentials	
26.77 COD			
2 Number of Transactions with Assessment Ratio Between 0.98 and 1.02			
5% 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
178 Total Transactions	62.32	Low InterQuartile Value	72.73 Low 90% Value of Aggregate
266,268 Average Sales Price	93.19	High InterQuartile Value	78.27 High 90% Value of Aggregate
201,037 Average Listed Price	30.88	InterQuartile Range	75.50 Aggregate Ratio
79.63 Average Ratio			3.67% Sampling Error
79.42 Median Ratio	16.00	Value of Outlier Low Limit	0 Number of Low Outliers
26.44 Low Ratio	139.50	Value of Outlier High Limit	5 Number of High Outliers
167.25 High Ratio	- 30.31	Value of Extreme Low Limit	0 Number of Low Extremes/Influentials
1.05 PRD (Regression Index)	185.82	Value of Extreme High Limit	2 Number of High Extremes/Influentials
23.10 COD			
8	Number of Transactions with Assessment Ratio Between 0.98 and 1.02		
4%	Percent of Transactions with Assessment Ratio Between 0.98 and 1.02		