



Comparable Sales Analysis

Parcel # 261929300009A0000

Address: SANFORD 32771

Date: 7/30/2021

Just Value: \$1,000

| | | | | |
|--------------------------|--------------------------|-------------------------------------|-------------------------------------|-------------------------------------|
| | Subject | | | |
| Parcel | 261929300009A0000 | | | |
| Address | SANFORD 32771 | | | |
| Distance | | | | |
| Sale Price | \$301,000 | | | |
| Sale Date | 1/3/2020 | | | |
| Sale Price Adjustment | | | | |
| Price Per Sq Ft | \$301,000 | | | |
| Quality Adjustment | | | | |
| Actual Age | | | | |
| Effective Age | | | | |
| Age Adjustment | | | | |
| Living Area | | | | |
| Square Foot Rate | | | | |
| Living Adjustment | | | | |
| Bed Room Count | | | | |
| Porch/Patio Adjustment | | | | |
| Bath Count | | | | |
| Bath Count Adjustment | | | | |
| Garage Stalls | 0 | | | |
| Garage Adjustment | | | | |
| Has Pool | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input checked="" type="checkbox"/> | <input checked="" type="checkbox"/> |
| Pool Spa Adjustment | | | | |
| Additional Features | | | | |
| Other Feature Adjustment | | | | |
| Lot Size | 0.280 | | | |
| Lot Value | \$1,000 | | | |
| Lot Adjustment | | | | |
| Total Net Adjustment | | | | |
| Total Gross Adjustment | | | | |
| Adjusted Sale Price | | | | |

* Note: Automated Comparable Sales is an estimate and may not reflect actual market value of subject property