

Bremer County Assessor

Sales Ratio Group Statistics

Study Name 2025 BREMER COUNTY SALES RATIO ANALYSIS **PDFs** 1-3
Study Date 01/01/2025-12/31/2025 **Time Adj.** None
Options Main Tables, Adjusted Sale Amt. **NUTC** 0

Group Tally Number of sales in group = **297** Deeds: 297; Contracts: 0; Other: 0

Value Source: Current Values (Apprsd, B of R, and SEO).

	Low Assd Value	Mean	High Assd Value	Total
Sale Price	20,000	245,917	675,000	73,037,278
Land Value	12,470	42,448	190,000	12,607,030
Improvement Value	22,300	194,332	542,010	57,716,620
Total Assd Value	34,770	236,780	732,010	70,323,650

Low PIN 04-24-378-007

High PIN 09-13-300-011

Statistical Measures

High Ratio	390.43
Low Ratio	68.59
Weighted Mean	96.28
Mean	99.04
Median	96.22
Coefficient of Dispersion - Median	9.14
Coefficient of Variance - Mean	21.72
Price Related Differential (PRD)	1.03
Price Related Bias (PRB)	-0.058

Bremer County Assessor

Sales Ratio Group Statistics

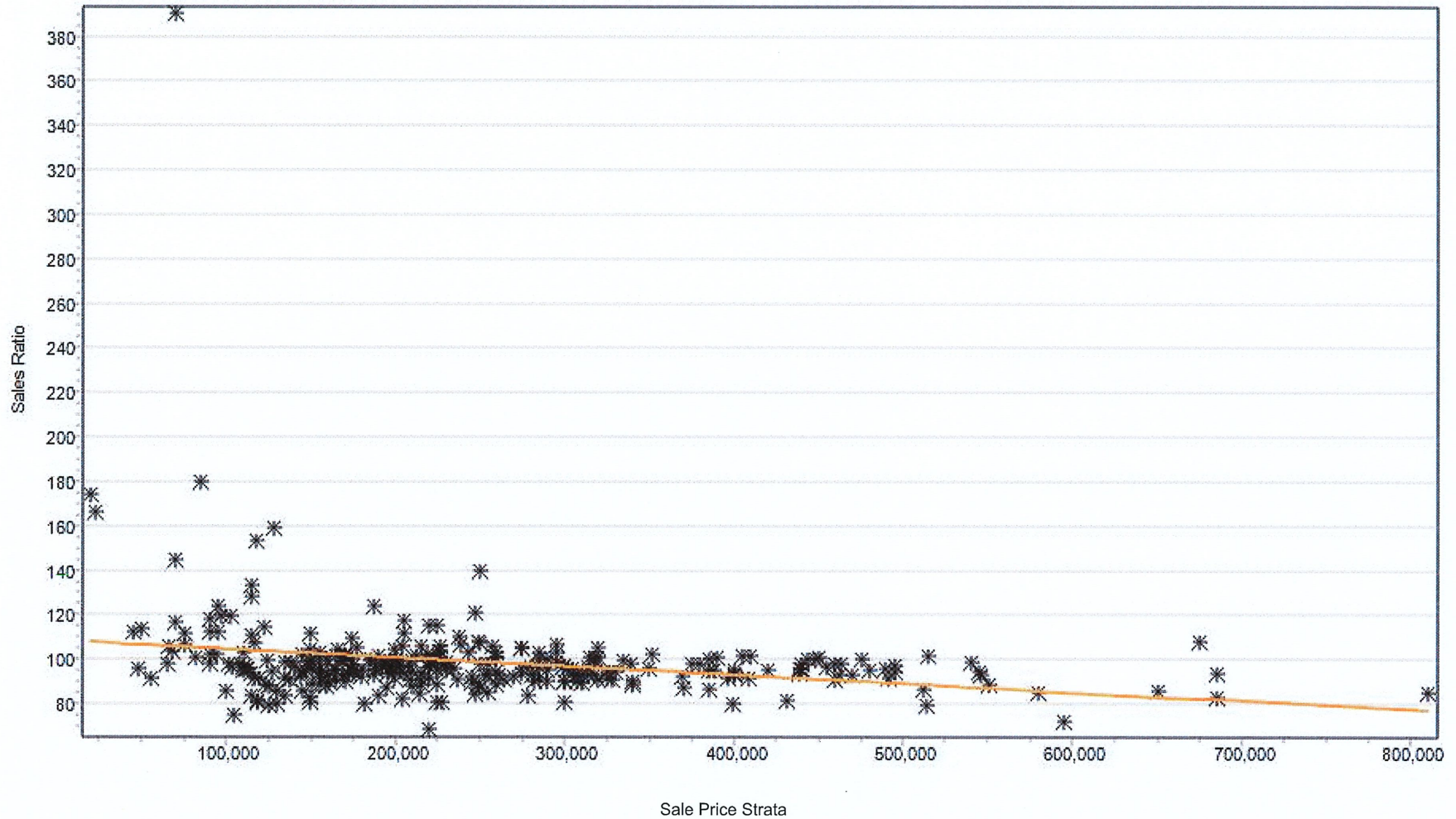
Wed, March 25, 2026 11:32 AM

Page

2

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Weighted Mean	96.28	Coefficient of Dispersion - Median	9.14
Mean	99.04	Coefficient of Dispersion - Mean	9.33
Median	96.22	Coefficient of Variance - Mean	21.72
		Price Related Differential (PRD)	1.03

Bremer County Assessor

Sales Ratio Group Array

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Wed, March 25, 2026 11:33 AM

Page

1

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Sale #	PDF	PN	Map Area	Address	D/C	NUTC	Recording	VS	\$ - Land	\$ - Impr	\$ - Total	Sale Date	Sale Price	Ratio
^ 1	2	05-09-400-015	RURAL-1	1790 DAKOTA AVE	D	0	2025/0953	A	\$121,500	\$29,400	\$150,900	3/30/2025	\$220,000	68.59
*^ 2	2	09-13-300-001	RURAL-1	2471 FAIRVIEW AVE	D	0	2025/3934	A	\$288,750	\$139,930	\$428,680	12/5/2025	\$595,000	72.05
^ 3	1	03-07-327-008	FREDERIKA CORP-2	208 1ST AVE	D	0	2025/1051	A	\$21,650	\$57,420	\$79,070	4/8/2025	\$105,000	75.30
^ 4	3	09-11-403-010	WAVERLY-6	189 EAGLE RIDGE DR	D	0	2025/3640	A	\$78,380	\$328,190	\$406,570	10/29/2025	\$514,000	79.10
^ 5	1	04-24-177-002	SUMNER CORP-2	203 12TH ST	D	0	2025/1286	A	\$21,200	\$77,790	\$98,990	4/21/2025	\$125,000	79.19
^ 6	1	01-29-156-002	PLAINFIELD-1	110 RAILROAD ST	D	0	2025/3932	A	\$20,400	\$83,720	\$104,120	12/5/2025	\$130,000	80.09
^ 7	1	07-04-480-022	TRIPOLI-2	104 MAPLE DR	D	0	2025/2833	A	\$20,480	\$125,250	\$145,730	8/29/2025	\$181,500	80.29
^ 8	3	05-35-302-012	WAVERLY-3	128 RED FOX TRAIL	D	0	2025/3620	A	\$62,780	\$258,870	\$321,650	11/12/2025	\$399,900	80.43
^ 9	3	09-03-433-006	WAVERLY-1	408 5TH AVE SW	D	0	2025/3224	A	\$24,800	\$70,670	\$95,470	9/26/2025	\$118,500	80.57
^ 10	3	10-06-353-012	WAVERLY-7	215 ELM ST	D	0	2025/3267	A	\$22,320	\$161,530	\$183,850	10/10/2025	\$227,940	80.66
^ 11	3	09-02-209-005	WAVERLY-1	108 5TH ST NE	D	0	2025/3184	A	\$26,400	\$155,370	\$181,770	9/25/2025	\$225,000	80.79
^ 12	1	11-11-409-003	READLYN -CONV	112 E 5TH ST	D	0	2025/2134	A	\$23,670	\$97,540	\$121,210	6/27/2025	\$150,000	80.81
^ 13	3	05-34-402-006	WAVERLY-2	804 12TH AVE NW	D	0	2025/4153	A	\$32,760	\$210,050	\$242,810	12/23/2025	\$300,000	80.94
^ 14	1	01-29-156-006	PLAINFIELD-1	103 LINCOLN ST	D	0	2025/2486	A	\$20,810	\$75,780	\$96,590	8/4/2025	\$119,000	81.17
^ 15	3	09-02-107-007	WAVERLY-1	120 3RD AVE NW	D	0	2025/2656	A	\$29,700	\$321,220	\$350,920	8/14/2025	\$431,000	81.42
^ 16	1	10-25-129-002	DENVER-1	631 E FAYETTE ST	D	0	2025/1148	A	\$27,180	\$141,210	\$168,390	4/7/2025	\$204,000	82.54
*^ 17	2	06-31-200-026	RURAL-1	1672 212TH ST	D	0	2025/4037	A	\$117,350	\$448,930	\$566,280	12/5/2025	\$685,000	82.67
^ 18	3	05-35-353-005	WAVERLY-7	828 2ND ST NW	D	0	2025/3922	A	\$25,870	\$98,530	\$124,400	12/5/2025	\$150,000	82.93
^ 19	1	07-03-307-023	TRIPOLI-1	317 2ND ST SE	D	0	2025/1725	A	\$21,250	\$91,420	\$112,670	5/29/2025	\$135,000	83.46
^ 20	1	11-11-482-001	READLYN-1	144 MAGILL AVE	D	0	2025/1468	A	\$20,400	\$138,210	\$158,610	5/8/2025	\$190,000	83.48
^ 21	3	05-35-203-010	WAVERLY-2	303 GARNER DR	D	0	2025/1944	A	\$49,870	\$183,360	\$233,230	6/12/2025	\$278,500	83.75
^ 22	3	09-04-229-021	WAVERLY - WEST SID	217 21ST ST NW #10	D	0	2026/0008	A	\$8,000	\$88,420	\$96,420	12/18/2025	\$115,000	83.84
^ 23	3	09-02-403-004	WAVERLY-7	721 4TH ST SE	D	0	2026/0075	A	\$22,070	\$159,210	\$181,280	12/30/2025	\$214,900	84.36
^ 24	1	11-11-330-009	READLYN-1	421 LOBECK AVE	D	0	2025/1739	A	\$30,070	\$178,950	\$209,020	5/7/2025	\$247,000	84.62
^ 25	3	09-11-401-017	WAVERLY-6	200 EAGLE RIDGE DR	D	0	2025/2243	A	\$69,600	\$422,060	\$491,660	6/24/2025	\$580,000	84.77
^ 26	2	06-32-300-020	RURAL-1	1711 220TH ST	D	0	2025/1773	A	\$151,900	\$536,020	\$687,920	5/28/2025	\$810,000	84.93
^ 27	2	02-21-100-008	RURAL-2	1323 IVORY AVE	D	0	2025/2940	A	\$92,800	\$123,830	\$216,630	8/28/2025	\$255,000	84.95
^ 28	1	07-03-363-003	TRIPOLI-1	711 S MAIN ST	D	0	2025/3260	A	\$13,200	\$72,480	\$85,680	8/29/2025	\$100,000	85.68
^ 29	1	07-04-432-005	TRIPOLI-1	308 2ND AVE SW	D	0	2025/3752	A	\$13,720	\$97,720	\$111,440	11/21/2025	\$130,000	85.72
^ 30	2	09-24-200-008	RURAL-1	1562 250TH ST	D	0	2025/3551	A	\$125,800	\$431,630	\$557,430	10/30/2025	\$650,000	85.76
^ 31	3	09-03-239-005	WAVERLY-1	323 4TH ST NW	D	0	2025/3106	A	\$29,700	\$95,260	\$124,960	9/26/2025	\$145,000	86.18
*^ 32	2	09-26-303-013	RURAL-5	100 CEDAR DR	D	0	2025/2426	A	\$126,080	\$317,700	\$443,780	7/17/2025	\$512,000	86.68
^ 33	3	09-11-404-006	WAVERLY - CENT OAI	120 AUGUSTA CIR	D	0	2025/4064	A	\$58,590	\$275,610	\$334,200	12/11/2025	\$385,000	86.81

* denotes sale is part of multiparcel sale; ^ denotes DOV transferred

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Wed, March 25, 2026 11:33 AM

Page

2

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Options Main Tables, Adjusted Sale Amt. **NUTC** 0

Sale #	PDF	PN	Map Area	Address	D/C	NUTC	Recording	VS	\$ - Land	\$ - Impr	\$ - Total	Sale Date	Sale Price	Ratio
^ 34	3	09-02-202-010	WAVERLY-1	403 2ND AVE NE	D	0	2025/3356	A	\$26,400	\$191,280	\$217,680	10/17/2025	\$250,175	87.01
^ 35	3	09-03-379-029	WAVERLY-5	1106 ROBERTSON RD	D	0	2025/3143	A	\$42,000	\$281,270	\$323,270	9/11/2025	\$370,000	87.37
^ 36	1	11-11-331-001	READLYN-2	512 MALONE AVE	D	0	2025/2393	A	\$21,830	\$148,790	\$170,620	7/21/2025	\$195,000	87.50
^ 37	1	04-23-452-019	SUMNER CORP-2	902 W 1ST ST	D	0	2025/2024	A	\$14,400	\$96,100	\$110,500	6/24/2025	\$125,500	88.05
^ 38	3	10-06-303-003	WAVERLY-7	302 OAK ST	D	0	2025/2291	A	\$23,040	\$117,060	\$140,100	7/16/2025	\$159,000	88.11
^ 39	1	04-23-376-014	SUMNER CORP-2	111 HOWARD ST	D	0	2025/0730	A	\$32,990	\$152,490	\$185,480	3/6/2025	\$210,000	88.32
^ 40	1	07-09-231-006	TRIPOLI-1	808 S MAIN ST	D	0	2025/2876	A	\$13,200	\$96,000	\$109,200	9/5/2025	\$123,500	88.42
^ 41	1	01-29-103-005	PLAINFIELD-1	509 EAST ST	D	0	2025/0097	A	\$24,710	\$108,830	\$133,540	1/9/2025	\$151,000	88.44
^ 42	2	10-22-152-004	RURAL-7	101 SUMMER RIDGE RD	D	0	2025/1781	A	\$78,200	\$222,830	\$301,030	6/2/2025	\$340,000	88.54
^ 43	3	05-34-430-022	WAVERLY - WOODRIN	910 6TH ST NW	D	0	2025/4083	A	\$17,910	\$172,660	\$190,570	12/11/2025	\$215,000	88.64
*^ 44	1	04-24-362-007	SUMNER CORP-1	205 N CARPENTER ST	D	0	2025/2245	A	\$20,710	\$200,600	\$221,310	7/14/2025	\$249,000	88.88
^ 45	3	05-34-254-004	WAVERLY-8	1318 CEDAR RIVER DR	D	0	2025/4177	A	\$69,130	\$420,890	\$490,020	12/29/2025	\$550,500	89.01
^ 46	3	09-04-204-009	WAVERLY - WILLOW	1306 24TH ST NW	D	0	2025/3070	A	\$21,990	\$209,440	\$231,430	9/22/2025	\$260,000	89.01
^ 47	3	09-02-276-014	WAVERLY-1	823 1ST AVE SE	D	0	2025/1417	A	\$18,410	\$119,600	\$138,010	4/22/2025	\$155,000	89.04
^ 48	3	05-34-258-006	WAVERLY-2	927 GREENFIELD AVE	D	0	2025/1397	A	\$34,750	\$165,590	\$200,340	4/25/2025	\$225,000	89.04
^ 49	1	09-35-431-001	JANESVILLE-2	602 1ST ST	D	0	2025/3773	A	\$40,320	\$178,510	\$218,830	11/24/2025	\$245,000	89.32
^ 50	3	05-34-128-007	WAVERLY-4	1300 COUNTRY MEADOW	D	0	2025/2698	A	\$43,650	\$233,380	\$277,030	8/18/2025	\$310,000	89.36
^ 51	3	09-02-210-006	WAVERLY-1	116 6TH ST NE	D	0	2025/0650	A	\$26,400	\$117,780	\$144,180	2/27/2025	\$161,000	89.55
^ 52	3	10-07-128-034	WAVERLY - 5 ROLLIN	3708 MONAGHAN DR	D	0	2025/1690	A	\$47,250	\$228,750	\$276,000	5/21/2025	\$307,000	89.90
^ 53	2	03-17-200-005	RURAL-3	2360 120TH ST	D	0	2025/3794	A	\$93,400	\$176,610	\$270,010	11/20/2025	\$300,000	90.00
^ 54	3	09-02-452-010	WAVERLY-2	606 CRESTWOOD AVE	D	0	2025/3813	A	\$70,300	\$190,980	\$261,280	11/26/2025	\$290,000	90.10
^ 55	3	09-04-203-014	WAVERLY-4	2308 1ST AVE NW	D	0	2025/4128	A	\$34,410	\$272,410	\$306,820	12/22/2025	\$339,900	90.27
^ 56	3	05-26-376-009	WAVERLY-4	100 SUMMIT DR	D	0	2025/2137	A	\$60,230	\$210,620	\$270,850	6/25/2025	\$300,000	90.28
^ 57	1	11-11-482-005	READLYN-1	125 BRIGGS AVE	D	0	2025/2814	A	\$23,260	\$130,290	\$153,550	8/22/2025	\$170,000	90.32
^ 58	3	09-04-276-002	WAVERLY-2	2205 1ST AVE NW	D	0	2025/2668	A	\$32,820	\$221,920	\$254,740	8/13/2025	\$282,000	90.33
^ 59	1	07-03-307-007	TRIPOLI-1	309 2ND ST SE	D	0	2025/1885	A	\$13,730	\$110,860	\$124,590	6/13/2025	\$137,500	90.61
^ 60	2	05-22-200-015	RURAL-1	1366 190TH ST	D	0	2025/3746	A	\$82,100	\$215,190	\$297,290	11/20/2025	\$328,000	90.64
^ 61	3	05-35-353-033	WAVERLY-7	820 2ND ST NW	D	0	2025/3825	A	\$26,400	\$163,340	\$189,740	11/20/2025	\$209,000	90.78
^ 62	3	09-02-110-004	WAVERLY-1	212 2ND AVE NW	D	0	2025/3292	A	\$27,000	\$122,480	\$149,480	9/26/2025	\$164,500	90.87
^ 63	3	09-03-241-007	WAVERLY-1	215 6TH ST NW	D	0	2025/2641	A	\$29,700	\$185,760	\$215,460	7/31/2025	\$237,000	90.91
^ 64	3	10-06-353-013	WAVERLY-7	213 ELM ST	D	0	2025/0998	A	\$22,320	\$173,130	\$195,450	4/4/2025	\$215,000	90.91
^ 65	3	09-03-379-028	WAVERLY-5	1204 ROBERTSON RD	D	0	2025/3160	A	\$41,580	\$249,890	\$291,470	9/26/2025	\$320,000	91.08
^ 66	3	09-11-179-019	WAVERLY -3 STH IV	261 FLINTSTONE DR	D	0	2025/2658	A	\$53,060	\$366,170	\$419,230	8/15/2025	\$460,000	91.14

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Wed, March 25, 2026 11:33 AM

Page

3

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^ 67	1	10-25-227-006	DENVER-3	411 SUNRISE ST	D	0	2025/2404	A	\$37,100	\$203,660	\$240,760	7/28/2025	\$264,000	91.20
^ 68	3	09-11-152-009	WAVERLY - LEDGES	11401 3RD ST SW UNIT 10	D	0	2025/0857	A	\$17,600	\$105,720	\$123,320	3/16/2025	\$135,000	91.35
^ 69	3	10-07-128-030	WAVERLY - 5 ROLLIN	3604 MONAGHAN DR	D	0	2025/3905	A	\$47,250	\$326,850	\$374,100	12/3/2025	\$409,000	91.47
*^ 70	1	07-10-109-002	TRIPOLI-2	803 2ND ST SE	D	0	2025/2278	A	\$30,550	\$267,290	\$297,840	7/15/2025	\$325,000	91.64
^ 71	3	09-03-104-005	WAVERLY-2	215 18TH ST NW	D	0	2025/0503	A	\$33,480	\$168,200	\$201,680	2/11/2025	\$220,000	91.67
^ 72	3	09-03-243-006	WAVERLY-1	420 1ST AVE NW	D	0	2025/1817	A	\$29,700	\$153,320	\$183,020	6/9/2025	\$199,500	91.74
^ 73	3	05-35-360-001	WAVERLY-1	319 6TH AVE NW	D	0	2025/3883	A	\$14,150	\$37,260	\$51,410	12/3/2025	\$56,000	91.80
*^ 74	2	10-20-300-027	RURAL-1	2553 HILTON AVE	D	0	2025/0945	A	\$146,750	\$217,940	\$364,690	3/30/2025	\$397,100	91.84
^ 75	1	09-35-460-004	JANESVILLE-1	704 SYCAMORE ST	D	0	2025/3409	A	\$14,850	\$92,620	\$107,470	10/17/2025	\$117,000	91.85
^ 76	1	03-07-329-001	FREDERIKA CORP-1	302 1ST AVE	D	0	2025/2212	A	\$14,180	\$96,040	\$110,220	6/26/2025	\$120,000	91.85
*^ 77	3	05-34-427-024	WAVERLY-8	1209 5TH ST NW	D	0	2025/1314	A	\$136,710	\$314,510	\$451,220	4/30/2025	\$491,250	91.85
^ 78	3	09-03-106-010	WAVERLY-2	1711 2ND AVE NW	D	0	2025/1699	A	\$39,040	\$222,870	\$261,910	5/13/2025	\$285,000	91.90
^ 79	3	09-03-256-008	WAVERLY-1	800 1ST AVE SW	D	0	2025/1352	A	\$26,400	\$139,510	\$165,910	5/4/2025	\$180,000	92.17
^ 80	1	11-11-454-008	READLYN-1	333 MAGILL AVE	D	0	2025/1718	A	\$21,320	\$122,070	\$143,390	5/28/2025	\$155,500	92.21
^ 81	2	12-15-300-008	RURAL-3	2463 VIKING AVE	D	0	2025/2897	A	\$67,150	\$158,790	\$225,940	8/29/2025	\$245,000	92.22
^ 82	3	05-34-486-005	WAVERLY-1	502 5TH AVE NW	D	0	2025/2325	A	\$29,700	\$103,380	\$133,080	7/19/2025	\$144,300	92.22
^ 83	3	09-04-201-067	WAVERLY - PARK ME	2420 PARK 3RD AVE NW	D	0	2025/1403	A	\$24,480	\$225,110	\$249,590	5/8/2025	\$270,000	92.44
^ 84	2	09-35-126-020	RURAL-1	2703 EASTON AVE	D	0	2025/2499	A	\$137,690	\$145,430	\$283,120	8/4/2025	\$306,000	92.52
^ 85	3	05-35-277-002	WAVERLY-4	503 EMERY DR	D	0	2025/1218	A	\$49,880	\$291,510	\$341,390	4/25/2025	\$369,000	92.52
^ 86	3	09-03-102-008	WAVERLY-2	1819 4TH AVE NW	D	0	2025/2983	A	\$29,380	\$143,900	\$173,280	9/15/2025	\$187,000	92.66
^ 87	1	11-11-428-019	READLYN-2	406 E 6TH ST	D	0	2025/3658	A	\$32,010	\$252,600	\$284,610	11/12/2025	\$307,000	92.71
^ 88	1	10-25-130-013	DENVER-2	420 PRESTIEN DR	D	0	2025/0561	A	\$34,220	\$208,100	\$242,320	2/10/2025	\$261,000	92.84
^ 89	1	10-25-252-021	DENVER-3	1121 PRESTIEN DR	D	0	2025/1505	A	\$46,080	\$325,940	\$372,020	5/12/2025	\$400,000	93.00
^ 90	2	10-22-300-008	RURAL-1	1935 260TH ST	D	0	2025/1743	A	\$107,440	\$181,090	\$288,530	5/27/2025	\$309,900	93.10
^ 91	2	10-22-151-013	RURAL-8	101 BLAKE RD	D	0	2025/3854	A	\$85,900	\$351,690	\$437,590	12/1/2025	\$470,000	93.10
^ 92	3	05-35-277-005	WAVERLY-4	1412 ROUND HORN ST	D	0	2025/1107	A	\$54,030	\$242,230	\$296,260	4/7/2025	\$318,000	93.16
^ 93	3	05-27-327-001	WAVERLY-7	777 CEDAR GLYN DR	D	0	2026/0006	A	\$65,340	\$170,900	\$236,240	12/29/2025	\$253,400	93.23
^ 94	1	10-24-359-008	DENVER-1	330 E FRANKLIN ST	D	0	2025/0662	A	\$21,450	\$136,110	\$157,560	2/25/2025	\$169,000	93.23
^ 95	2	12-11-100-013	RURAL-1	3210 230TH ST	D	0	2025/4082	A	\$86,300	\$422,750	\$509,050	12/18/2025	\$546,000	93.23
^ 96	3	05-35-227-011	WAVERLY-3	314 TUMBLEWEED TR	D	0	2025/2551	A	\$55,000	\$375,870	\$430,870	8/8/2025	\$462,000	93.26
^ 97	1	10-25-130-005	DENVER-2	501 LINCOLN ST	D	0	2025/3798	A	\$34,220	\$258,450	\$292,670	11/20/2025	\$313,700	93.30
^ 98	1	10-25-126-003	DENVER-1	431 E FAYETTE ST	D	0	2025/2512	A	\$28,860	\$120,490	\$149,350	6/25/2025	\$160,000	93.34
^ 99	2	07-05-300-005	RURAL-2	1665 NAVAHO AVE	D	0	2025/0820	A	\$80,400	\$181,890	\$262,290	3/14/2025	\$281,000	93.34

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Wed, March 25, 2026 11:33 AM

Page

4

Study Name 2025 BREMER COUNTY SALES RATIO ANALYSIS **PDFs** 1-3
Study Date 01/01/2025-12/31/2025 **Time Adj.** None
Options Main Tables, Adjusted Sale Amt. **NUTC** 0

Sale #	PDF	PIN	Map Area	Address	D/C	NUTC	Recording	VS	\$ - Land	\$ - Impr	\$ - Total	Sale Date	Sale Price	Ratio
^ 100	3	09-03-241-014	WAVERLY-1	614 1ST AVE NW	D	0	2025/2385	A	\$27,000	\$211,100	\$238,100	7/25/2025	\$255,000	93.37
^ 101	3	09-11-178-004	WAVERLY -3 STH IV	123 16TH AVE SW	D	0	2025/1960	A	\$63,410	\$346,980	\$410,390	6/16/2025	\$439,000	93.48
^ 102	3	09-02-129-013	WAVERLY-1	317 4TH ST NE	D	0	2025/2662	A	\$47,520	\$153,570	\$201,090	8/8/2025	\$215,000	93.53
^ 103	1	10-25-103-014	DENVER-2	160 E HOOVER ST	D	0	2025/1891	A	\$24,750	\$120,240	\$144,990	6/4/2025	\$155,000	93.54
^ 104	2	03-04-300-007	RURAL-4	2415 110TH ST	D	0	2025/3130	A	\$50,600	\$141,210	\$191,810	9/25/2025	\$204,900	93.61
^ 105	3	09-02-376-006	WAVERLY-1	120 7TH AVE SE	D	0	2025/3285	A	\$26,400	\$157,150	\$183,550	9/26/2025	\$196,000	93.65
^ 106	3	09-03-331-010	WAVERLY-5	1404 LEITHA TER	D	0	2025/2483	A	\$43,260	\$214,330	\$257,590	7/18/2025	\$275,000	93.67
^ 107	1	10-26-226-007	DENVER-5	221 W FAYETTE ST	D	0	2025/1621	A	\$21,450	\$86,460	\$107,910	5/27/2025	\$115,000	93.83
^ 108	1	07-10-104-001	TRIPOLI-2	901 1ST ST SE	D	0	2025/2683	A	\$16,500	\$145,010	\$161,510	8/13/2025	\$172,000	93.90
^ 109	2	10-16-400-037	RURAL-1	1865 250TH ST	D	0	2025/2891	A	\$120,200	\$523,940	\$644,140	9/5/2025	\$685,000	94.04
^ 110	3	09-03-379-013	WAVERLY-5	1514 ROBERTSON RD	D	0	2025/4005	A	\$45,050	\$331,120	\$376,170	12/12/2025	\$400,000	94.04
^ 111	2	05-30-200-011	RURAL-1	2028 BADGER AVE	D	0	2025/2470	A	\$151,850	\$361,110	\$512,960	8/1/2025	\$545,000	94.12
^ 112	3	05-34-427-021	WAVERLY-2	1109 5TH ST NW	D	0	2025/3857	A	\$33,840	\$211,170	\$245,010	12/2/2025	\$260,000	94.23
^ 113	1	10-23-478-006	DENVER-5	320 W FAYETTE ST	D	0	2025/3220	A	\$37,600	\$127,420	\$165,020	10/6/2025	\$175,000	94.30
^ 114	1	07-03-364-001	TRIPOLI-1	201 6TH AVE SE	D	0	2025/2962	A	\$13,200	\$107,120	\$120,320	9/12/2025	\$127,500	94.37
^ 115	1	10-24-381-010	DENVER-2	741 E WASHINGTON ST	D	0	2025/1875	A	\$29,250	\$169,000	\$198,250	6/10/2025	\$210,000	94.40
^ 116	3	09-03-178-002	WAVERLY-2	109 SUNSET ST	D	0	2025/3665	A	\$31,140	\$105,790	\$136,930	11/14/2025	\$145,000	94.43
^ 117	1	04-25-201-007	SUMNER CORP-1	611 E 1ST ST	D	0	2025/0925	A	\$16,360	\$131,050	\$147,410	3/27/2025	\$156,000	94.49
^ 118	2	05-36-200-002	RURAL-1	1569 212TH ST	D	0	2025/0006	A	\$97,700	\$209,410	\$307,110	1/2/2025	\$325,000	94.50
^ 119	3	09-11-131-007	WAVERLY - 5 STHV,	C1229 1ST ST SE	D	0	2025/1881	A	\$49,920	\$262,050	\$311,970	6/13/2025	\$330,000	94.54
^ 120	3	05-34-180-020	WAVERLY-3	1206 FRANK ST	D	0	2025/1070	A	\$63,610	\$405,590	\$469,200	3/28/2025	\$495,000	94.79
^ 121	1	09-35-436-012	JANESVILLE - SANDS	307 PINE ST	D	0	2025/2329	A	\$32,800	\$180,620	\$213,420	7/21/2025	\$225,000	94.85
^ 122	3	09-02-332-019	WAVERLY-8	99 7TH AVE SE	D	0	2025/3756	A	\$55,960	\$323,760	\$379,720	11/2/2025	\$400,000	94.93
^ 123	3	09-03-102-036	WAVERLY-2	413 17TH ST NW	D	0	2025/2856	A	\$40,610	\$177,760	\$218,370	9/3/2025	\$230,000	94.94
^ 124	3	05-34-180-017	WAVERLY-3	1208 DALTON DR	D	0	2025/4074	A	\$56,400	\$342,410	\$398,810	12/17/2025	\$420,000	94.95
^ 125	3	05-36-303-001	WAVERLY-3	704 BEL AIR DR	D	0	2025/2750	A	\$53,030	\$312,690	\$365,720	8/20/2025	\$385,000	94.99
^ 126	1	10-24-352-004	DENVER-1	240 WASHINGTON ST	D	0	2025/2500	A	\$21,450	\$168,120	\$189,570	8/4/2025	\$199,500	95.02
^ 127	2	09-15-400-039	RURAL - HEARTLAND	513 WALNUT CT	D	0	2025/1706	A	\$13,980	\$142,880	\$156,860	5/16/2025	\$165,000	95.07
^ 128	3	09-02-228-015	WAVERLY-2	1020 2ND AVE NE	D	0	2025/1579	A	\$25,610	\$153,040	\$178,650	4/29/2025	\$187,900	95.08
^ 129	3	09-11-401-004	WAVERLY-6	148 EAGLE RIDGE DR	D	0	2025/1460	A	\$73,750	\$382,830	\$456,580	5/12/2025	\$480,000	95.12
^ 130	1	01-30-229-002	PLAINFIELD-2	624 WEST ST	D	0	2025/2944	A	\$20,400	\$146,170	\$166,570	9/5/2025	\$175,000	95.18
^ 131	1	07-04-435-001	TRIPOLI-1	405 2ND AVE SW	D	0	2025/3338	A	\$21,080	\$135,070	\$156,150	10/6/2025	\$164,000	95.21
^ 132	2	09-28-400-013	RURAL-1	1281 270TH ST	D	0	2025/3614	A	\$91,880	\$277,730	\$369,610	11/8/2025	\$388,000	95.26

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Wed, March 25, 2026 11:33 AM

Page

5

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Options Main Tables, Adjusted Sale Amt. **NUTC** 0

Sale #	PDF	PN	Map Area	Address	D/C	NUTC	Recording	VS	\$ - Land	\$ - Impr	\$ - Total	Sale Date	Sale Price	Ratio
^ 133	3	09-04-277-014	WAVERLY-4	134 WILLOW LAWN DR	D	0	2025/1769	A	\$51,750	\$224,770	\$276,520	5/29/2025	\$290,000	95.35
^ 134	1	11-11-478-005	READLYN-2	417 E 4TH ST	D	0	2025/1358	A	\$13,860	\$125,870	\$139,730	4/28/2025	\$146,500	95.38
^ 135	3	09-11-152-004	WAVERLY - LEDGES I	1401 3RD ST SW UNIT 10	D	0	2025/4002	A	\$24,470	\$147,560	\$172,030	11/24/2025	\$180,250	95.44
^ 136	1	04-25-201-002	SUMNER CORP-1	523 E 1ST ST	D	0	2025/3089	A	\$10,390	\$94,600	\$104,990	9/24/2025	\$110,000	95.45
^ 137	3	09-11-176-079	WAVERLY - LEDGES I	1412 STONE LANE UNIT 4	D	0	2025/2661	A	\$20,910	\$144,220	\$165,130	8/15/2025	\$173,000	95.45
^ 138	2	10-23-376-004	RURAL-1	2037 260TH ST	D	0	2025/1381	A	\$52,500	\$282,390	\$334,890	4/4/2025	\$350,000	95.68
^ 139	1	03-07-451-001	FREDERIKA CORP-1	401 1ST AVE	D	0	2025/2554	A	\$14,020	\$31,900	\$45,920	8/8/2025	\$47,980	95.71
^ 140	3	09-01-304-005	WAVERLY-2	1307 5TH AVE SE	D	0	2025/2756	A	\$66,200	\$225,830	\$292,030	8/22/2025	\$305,000	95.75
^ 141	3	09-03-477-024	WAVERLY - SOUTHW	427 8TH AVE SW	D	0	2025/1069	A	\$22,800	\$202,260	\$225,060	4/13/2025	\$235,000	95.77
^ 142	1	07-03-305-005	TRIPOLI-1	315 S MAIN ST	D	0	2025/3283	A	\$13,200	\$94,630	\$107,830	9/26/2025	\$112,500	95.85
^ 143	3	09-04-206-002	WAVERLY-3	2601 PARK 2ND AVE NW	D	0	2025/2033	A	\$50,920	\$418,970	\$469,890	6/20/2025	\$490,000	95.90
^ 144	3	09-11-376-007	WAVERLY - FAIRWAY	112 FAIRWAY DR	D	0	2025/3034	A	\$54,760	\$367,200	\$421,960	9/18/2025	\$440,000	95.90
^ 145	3	09-01-101-009	WAVERLY-8	1205 1ST AVE NE	D	0	2025/1333	A	\$64,750	\$356,740	\$421,490	4/16/2025	\$439,000	96.01
^ 146	3	09-03-477-042	WAVERLY - SOUTHW	407 8TH AVE SW	D	0	2025/3137	A	\$20,330	\$243,700	\$264,030	9/29/2025	\$275,000	96.01
^ 147	1	10-24-353-003	DENVER-1	240 N RUSSELL ST	D	0	2025/2547	A	\$21,450	\$123,610	\$145,060	8/1/2025	\$151,000	96.07
^ 148	1	11-11-456-005	READLYN-1	245 KALMAN AVE	D	0	2025/2315	A	\$15,300	\$93,290	\$108,590	7/21/2025	\$113,000	96.10
^ 149	1	09-35-154-004	JANESVILLE-4	116 N BIRCH ST	D	0	2025/1447	A	\$37,310	\$253,260	\$290,570	4/25/2025	\$302,000	96.22 <Median
^ 150	1	04-24-302-002	SUMNER CORP-1	102 E 8TH ST	D	0	2025/2592	A	\$25,510	\$80,470	\$105,980	8/8/2025	\$110,000	96.35
^ 151	3	05-34-258-008	WAVERLY-2	915 GREENFIELD AVE	D	0	2025/0478	A	\$24,320	\$110,570	\$134,890	1/30/2025	\$140,000	96.35
^ 152	3	09-04-226-008	WAVERLY-2	2208 3RD AVE NW	D	0	2025/2204	A	\$29,450	\$161,370	\$190,820	7/10/2025	\$198,000	96.37
^ 153	3	09-03-233-005	WAVERLY-1	423 5TH ST NW	D	0	2025/0475	A	\$32,400	\$67,350	\$99,750	2/5/2025	\$103,500	96.38
^ 154	3	09-03-182-012	WAVERLY-2	1314 3RD AVE SW	D	0	2025/4022	A	\$28,520	\$156,640	\$185,160	11/13/2025	\$192,033	96.42
^ 155	3	09-02-226-044	WAVERLY-2	1001 3RD AVE NE	D	0	2025/1074	A	\$36,040	\$186,190	\$222,230	4/7/2025	\$230,200	96.54
^ 156	1	10-25-277-010	DENVER-4	1121 DONNA ST	D	0	2025/4007	A	\$67,470	\$371,910	\$439,380	12/6/2025	\$455,000	96.57
^ 157	3	09-02-159-017	WAVERLY-1	311 2ND AVE SW	D	0	2025/3801	A	\$26,660	\$166,380	\$193,040	11/25/2025	\$199,900	96.57
^ 158	1	10-25-227-002	DENVER-3	311 SUNRISE ST	D	0	2025/0812	A	\$37,100	\$175,450	\$212,550	3/14/2025	\$220,000	96.61
^ 159	3	10-07-127-031	WAVERLY - 5 ROLLIN	3709 MONAGHAN DR	D	0	2025/2241	A	\$43,650	\$245,520	\$289,170	7/14/2025	\$299,000	96.71
^ 160	2	09-18-200-006	RURAL-1	2448 ATLAS AVE	D	0	2025/3446	A	\$80,000	\$223,710	\$303,710	10/24/2025	\$314,000	96.72
^ 161	3	05-34-427-005	WAVERLY-2	1114 WOODRING DR	D	0	2025/0906	A	\$41,770	\$234,170	\$275,940	3/24/2025	\$285,000	96.82
^ 162	3	05-35-203-017	WAVERLY-2	205 GARNER DR	D	0	2025/1823	A	\$49,820	\$221,450	\$271,270	6/5/2025	\$280,000	96.88
^ 163	2	02-31-100-005	RURAL-2	1527 GARDEN AVE	D	0	2025/3886	A	\$100,800	\$95,450	\$196,250	12/2/2025	\$202,500	96.91
^ 164	1	10-25-228-002	DENVER-3	621 WILLOW RUN ST	D	0	2025/1830	A	\$41,470	\$171,770	\$213,240	6/11/2025	\$220,000	96.93
^ 165	1	11-11-456-013	READLYN-1	206 GOODELL AVE	D	0	2025/0690	A	\$20,400	\$181,290	\$201,690	1/3/2025	\$207,500	97.20

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Wed, March 25, 2026 11:33 AM

Page

6

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Sale #	PDF	PN	Map Area	Address	D/C	NUTC	Recording	VS	\$ - Land	\$ - Impr	\$ - Total	Sale Date	Sale Price	Ratio
^ 166	3	09-03-328-001	WAVERLY-2	1314 4TH AVE SW	D	0	2025/3743	A	\$43,030	\$248,610	\$291,640	11/19/2025	\$300,000	97.21
^ 167	1	10-25-103-015	DENVER-2	430 S MILL ST	D	0	2025/0444	A	\$37,130	\$145,640	\$182,770	1/30/2025	\$188,000	97.22
^ 168	1	10-25-180-001	DENVER-4	421 SCHUMACHER BLVD	D	0	2025/2301	A	\$75,250	\$406,360	\$481,610	7/17/2025	\$495,000	97.29
^ 169	2	10-28-200-010	RURAL-1	2620 JOPLIN AVE	D	0	2025/2588	A	\$29,120	\$141,170	\$170,290	8/7/2025	\$175,000	97.31
^ 170	1	09-35-411-006	JANESVILLE-1	326 ELM ST	D	0	2025/1984	A	\$24,240	\$165,630	\$189,870	6/4/2025	\$195,000	97.37
^ 171	2	07-34-100-003	RURAL-2	2546 210TH ST	D	0	2025/2387	A	\$37,250	\$113,670	\$150,920	7/15/2025	\$155,000	97.37
^ 172	1	10-25-151-023	DENVER -SCHUMACHI	130 SCHUMACHER BLVD	D	0	2025/1795	A	\$47,450	\$283,900	\$331,350	6/2/2025	\$339,000	97.74
^ 173	1	04-24-309-007	SUMNER CORP-1	206 W 5TH ST	D	0	2025/0186	A	\$13,200	\$177,700	\$190,900	1/17/2025	\$195,000	97.90
^ 174	3	09-03-426-002	WAVERLY-1	710 4TH AVE SW	D	0	2025/2424	A	\$22,700	\$173,290	\$195,990	7/30/2025	\$200,000	98.00
^ 175	3	09-10-226-030	WAVERLY-2	1212 4TH ST SW	D	0	2025/4015	A	\$29,680	\$220,140	\$249,820	12/11/2025	\$254,900	98.01
^ 176	1	10-25-252-024	DENVER-4	1020 DONNA ST	D	0	2025/2283	A	\$67,640	\$363,660	\$431,300	7/17/2025	\$440,000	98.02
^ 177	3	09-03-238-006	WAVERLY-1	315 5TH ST NW	D	0	2025/2665	A	\$29,700	\$76,200	\$105,900	8/15/2025	\$108,000	98.06
^ 178	1	07-03-155-007	TRIPOLI-1	200 2ND ST NE	D	0	2025/2357	A	\$9,000	\$54,750	\$63,750	7/23/2025	\$65,000	98.08
^ 179	2	01-36-100-003	RURAL-2	1552 150TH ST	D	0	2025/2077	A	\$94,500	\$359,670	\$454,170	6/23/2025	\$463,000	98.09
^ 180	2	05-17-100-009	RURAL-1	1850 BISHOP AVE	D	0	2025/3716	A	\$141,500	\$310,030	\$451,530	11/3/2025	\$460,000	98.16
^ 181	1	07-03-154-005	TRIPOLI-1	206 1ST ST NE	D	0	2025/0536	A	\$9,900	\$89,740	\$99,640	2/17/2025	\$101,500	98.17
^ 182	3	09-02-378-010	WAVERLY-2	207 CRESTWOOD AVE	D	0	2025/1018	A	\$49,200	\$318,950	\$368,150	4/7/2025	\$375,000	98.17
^ 183	1	07-03-362-004	TRIPOLI-1	405 5TH AVE SE	D	0	2025/1347	A	\$13,200	\$75,210	\$88,410	4/30/2025	\$90,000	98.23
^ 184	3	05-34-127-003	WAVERLY-4	1308 COUNTRY MEADOW	D	0	2025/2480	A	\$49,760	\$323,630	\$373,390	7/30/2025	\$380,000	98.26
^ 185	3	09-04-226-004	WAVERLY-2	2304 3RD AVE NW	D	0	2025/3046	A	\$32,820	\$212,860	\$245,680	9/22/2025	\$250,000	98.27
^ 186	3	09-02-227-002	WAVERLY-2	320 9TH ST NE	D	0	2025/3114	A	\$29,750	\$187,620	\$217,370	9/10/2025	\$221,000	98.36
^ 187	3	09-03-102-007	WAVERLY-2	1825 4TH AVE NW	D	0	2025/3288	A	\$29,380	\$162,550	\$191,930	10/10/2025	\$195,000	98.43
^ 188	3	09-03-101-015	WAVERLY-2	1916 4TH AVE NW	D	0	2025/2432	A	\$32,370	\$194,560	\$226,930	7/29/2025	\$230,000	98.67
^ 189	3	09-03-243-002	WAVERLY-1	417 2ND AVE NW	D	0	2025/4181	A	\$26,550	\$119,540	\$146,090	12/29/2025	\$148,000	98.71
^ 190	3	09-01-127-019	WAVERLY - 6 HIGHPO	208 CARSON CIR	D	0	2025/0361	A	\$70,130	\$463,510	\$533,640	1/28/2025	\$540,000	98.82
^ 191	1	07-10-229-002	TRIPOLI-3	1803 PARK ST	D	0	2025/2392	A	\$33,900	\$257,860	\$291,760	7/23/2025	\$295,000	98.90
^ 192	2	02-20-200-011	RURAL-2	1776 130TH ST	D	0	2025/3376	A	\$75,800	\$60,730	\$136,530	10/16/2025	\$138,000	98.93
^ 193	3	09-11-152-043	WAVERLY - LEDGES II	1501 3RD ST SW UNIT 21	D	0	2025/3789	A	\$20,390	\$113,180	\$133,570	11/25/2025	\$135,000	98.94
^ 194	1	10-24-357-020	DENVER-1	144 E FRANKLIN ST	D	0	2025/0359	A	\$21,020	\$177,310	\$198,330	1/31/2025	\$200,000	99.17
^ 195	3	05-35-204-004	WAVERLY-2	202 GARNER DR	D	0	2025/3255	A	\$99,940	\$232,340	\$332,280	10/9/2025	\$335,000	99.19
^ 196	3	05-34-486-004	WAVERLY-1	508 5TH AVE NW	D	0	2025/1958	A	\$29,700	\$152,970	\$182,670	6/9/2025	\$184,000	99.28
^ 197	3	09-11-126-009	WAVERLY - SNGL DPI	1206 1ST ST SE	D	0	2025/2306	A	\$36,100	\$279,720	\$315,820	7/18/2025	\$318,000	99.31
^ 198	3	10-06-351-014	WAVERLY-7	302 BIRCH AVE	D	0	2025/2871	A	\$32,670	\$186,860	\$219,530	9/4/2025	\$221,000	99.33

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Wed, March 25, 2026 11:33 AM Page 7

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^ 199	3	09-02-205-001	WAVERLY-1	220 5TH ST NE	D	0	2025/1141	A	\$18,740	\$104,970	\$123,710	4/16/2025	\$124,500	99.37
*^ 200	1	04-24-377-013	SUMNER CORP-1	313 OAK ST	D	0	2025/3280	A	\$28,650	\$138,600	\$167,250	10/10/2025	\$168,000	99.55
^ 201	3	09-03-181-010	WAVERLY-2	300 SUNSET ST	D	0	2025/1023	A	\$34,430	\$174,620	\$209,050	4/8/2025	\$210,000	99.55
^ 202	3	05-34-490-003	WAVERLY-1	609 5TH AVE NW	D	0	2025/1722	A	\$27,920	\$131,650	\$159,570	5/30/2025	\$160,000	99.73
^ 203	3	09-11-152-039	WAVERLY - LEDGES II	1501 3RD ST SW UNIT 21	D	0	2025/1378	A	\$21,330	\$128,370	\$149,700	4/17/2025	\$150,000	99.80
^ 204	3	05-35-402-031	WAVERLY-8	910 CEDAR LN	D	0	2025/2832	A	\$55,030	\$420,130	\$475,160	9/2/2025	\$475,500	99.93
^ 205	1	04-23-454-025	SUMNER CORP-1	807 W 3RD ST	D	0	2025/2287	A	\$41,570	\$248,240	\$289,810	7/17/2025	\$290,000	99.93
^ 206	3	09-02-352-005	WAVERLY-7	927 1ST ST SW	D	0	2025/2216	A	\$24,190	\$150,010	\$174,200	7/3/2025	\$174,100	100.06
^ 207	3	05-34-431-004	WAVERLY-2	1002 5TH ST NW	D	0	2025/0510	A	\$33,480	\$191,740	\$225,220	2/12/2025	\$225,000	100.10
^ 208	3	09-04-205-002	WAVERLY-3	301 PARK 26TH ST NW	D	0	2025/1811	A	\$61,000	\$387,520	\$448,520	6/9/2025	\$448,000	100.12
^ 209	1	09-35-428-006	JANESVILLE-2	605 1ST ST	D	0	2025/1316	A	\$39,840	\$186,560	\$226,400	4/27/2025	\$226,000	100.18
^ 210	1	11-11-427-013	READLYN-2	520 ELMER AVE	D	0	2025/1010	A	\$31,200	\$254,320	\$285,520	4/4/2025	\$285,000	100.18
^ 211	1	10-25-180-003	DENVER-4	501 SCHUMACHER BLVD	D	0	2025/3100	A	\$75,250	\$369,190	\$444,440	8/7/2025	\$443,500	100.21
^ 212	1	07-04-478-010	TRIPOLI-2	700 3RD ST SW	D	0	2025/3096	A	\$18,680	\$167,030	\$185,710	9/22/2025	\$185,000	100.38
^ 213	3	05-34-429-002	WAVERLY-2	607 10TH AVE NW	D	0	2025/4063	A	\$41,740	\$159,070	\$200,810	12/15/2025	\$200,000	100.40
^ 214	3	05-26-353-003	WAVERLY-4	305 SOUTHRIDGE DR	D	0	2025/2330	A	\$55,470	\$331,190	\$386,660	7/18/2025	\$385,000	100.43
^ 215	1	01-29-154-008	PLAINFIELD-1	221 STEWART ST	D	0	2025/2775	A	\$13,580	\$210,130	\$223,710	8/18/2025	\$222,500	100.54
^ 216	2	12-12-300-001	RURAL-4	2349 YUKON AVE	D	0	2025/2785	A	\$85,950	\$233,940	\$319,890	8/13/2025	\$318,000	100.59
^ 217	3	09-02-378-006	WAVERLY-2	103 CRESTWOOD AVE	D	0	2025/1335	A	\$32,000	\$229,800	\$261,800	5/2/2025	\$260,000	100.69
^ 218	1	04-26-229-015	SUMNER CORP-1	613 WAPSIE ST	D	0	2025/0493	B	\$15,130	\$141,390	\$156,520	1/24/2025	\$155,000	100.98
^ 219	3	05-26-378-007	WAVERLY-4	201 SUMMIT DR	D	0	2025/0685	A	\$59,050	\$334,910	\$393,960	2/28/2025	\$390,000	101.02
^ 220	3	09-03-379-007	WAVERLY-5	1405 MEADOW VIEW LN	D	0	2025/1570	A	\$45,740	\$277,610	\$323,350	5/11/2025	\$320,000	101.05
^ 221	3	09-04-276-001	WAVERLY-2	106 23RD ST NW	D	0	2025/1703	A	\$39,550	\$223,320	\$262,870	5/19/2025	\$260,000	101.10
^ 222	2	01-18-400-011	RURAL-1	1265 BADGER AVE	D	0	2025/2909	A	\$176,800	\$278,300	\$455,100	8/29/2025	\$450,000	101.13
^ 223	2	10-16-400-020	RURAL-1	2490 JOPLIN AVE	D	0	2025/1279	A	\$85,630	\$233,120	\$318,750	4/11/2025	\$315,000	101.19
^ 224	1	07-03-359-007	TRIPOLI-1	606 1ST ST SE	D	0	2025/0529	A	\$10,010	\$73,190	\$83,200	2/13/2025	\$82,200	101.22
^ 225	3	05-35-368-002	WAVERLY-1	516 1ST ST NW	D	0	2025/0476	A	\$26,100	\$146,110	\$172,210	2/10/2025	\$170,000	101.30
^ 226	3	09-03-377-013	WAVERLY - SNGL DPI	1404 MEADOW VIEW LN	D	0	2025/1789	A	\$43,200	\$149,520	\$192,720	6/6/2025	\$190,250	101.30
^ 227	1	11-11-427-004	READLYN-1	203 WILMONT AVE	D	0	2025/1572	A	\$26,850	\$144,360	\$171,210	5/19/2025	\$169,000	101.31
^ 228	2	10-23-301-003	RURAL-1	2567 KILLDEER AVE	D	0	2025/0351	A	\$70,000	\$345,400	\$415,400	1/29/2025	\$410,000	101.32
^ 229	3	09-11-403-014	WAVERLY-6	105 AUGUSTA LN	D	0	2025/2569	A	\$74,240	\$448,950	\$523,190	7/30/2025	\$515,000	101.59
^ 230	3	09-03-128-005	WAVERLY-2	439 16TH ST NW	D	0	2025/0719	A	\$27,000	\$140,870	\$167,870	3/6/2025	\$165,000	101.74
^ 231	3	09-04-228-008	WAVERLY-2	2201 3RD AVE NW	D	0	2025/0370	A	\$37,210	\$179,550	\$216,760	2/3/2025	\$213,000	101.77

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Bremer County Assessor

Sales Ratio Group Array Value Source (VS): A=Appraised, B=Board, S=St.Equalized

Wed, March 25, 2026 11:33 AM

Page

8

Study Name 2025 BREMER COUNTY SALES RATIO ANALYSIS **PDFs** 1-3
Study Date 01/01/2025-12/31/2025 **Time Adj.** None
Options Main Tables, Adjusted Sale Amt. **NUTC** 0

Sale #	PDF	PN	Map Area	Address	D/C	NUTC	Recording	VS	\$ - Land	\$ - Impr	\$ - Total	Sale Date	Sale Price	Ratio	
*^	232	2	12-21-400-004	RURAL-4	2546 VIKING AVE	D	0	2025/4010	A	\$51,700	\$361,110	\$412,810	12/12/2025	\$405,000	101.93
^	233	3	05-34-431-022	WAVERLY-7	815 4TH ST NW	D	0	2025/0120	A	\$25,340	\$66,880	\$92,220	1/10/2025	\$90,000	102.47
^	234	3	09-11-152-034	WAVERLY - LEDGES	11501 3RD ST SW UNIT 21	D	0	2025/2002	A	\$24,910	\$149,410	\$174,320	6/19/2025	\$170,000	102.54
^	235	3	09-04-229-021	WAVERLY - WEST SID	217 21ST ST NW #10	D	0	2025/0899	A	\$8,000	\$88,420	\$96,420	3/27/2025	\$94,000	102.57
^	236	3	09-02-202-012	WAVERLY-1	415 2ND AVE NE	D	0	2025/1255	A	\$26,400	\$198,300	\$224,700	4/28/2025	\$219,000	102.60
^	237	3	09-03-328-007	WAVERLY-2	1302 4TH AVE SW	D	0	2025/2063	A	\$36,360	\$324,810	\$361,170	6/26/2025	\$352,000	102.61
^	238	1	11-11-430-003	READLYN-2	405 5TH ST PL	D	0	2025/2964	A	\$24,620	\$124,240	\$148,860	9/10/2025	\$145,000	102.66
^	239	3	05-34-253-001	WAVERLY-2	1415 CEDAR RIVER DR	D	0	2025/0654	A	\$43,610	\$249,230	\$292,840	2/14/2025	\$285,000	102.75
^	240	1	10-25-203-015	DENVER-2	422 SUNNY LN ST	D	0	2025/1800	A	\$32,980	\$270,470	\$303,450	5/28/2025	\$295,000	102.86
^	241	3	09-02-378-007	WAVERLY-2	107 CRESTWOOD AVE	D	0	2025/0915	A	\$31,420	\$219,720	\$251,140	3/17/2025	\$244,000	102.93
^	242	1	04-24-327-004	SUMNER CORP-1	708 CHICAGO ST	D	0	2025/2585	A	\$21,120	\$92,160	\$113,280	8/11/2025	\$110,000	102.98
^	243	1	04-23-430-002	SUMNER CORP-2	507 W 6TH ST	D	0	2025/1473	A	\$32,670	\$235,240	\$267,910	5/14/2025	\$260,000	103.04
^	244	1	04-25-251-013	SUMNER CORP-1	501 B AVE	D	0	2025/3369	A	\$62,400	\$97,450	\$159,850	10/14/2025	\$155,000	103.13
^	245	3	09-02-228-005	WAVERLY-2	814 2ND AVE NE	D	0	2025/0077	A	\$34,560	\$199,220	\$233,780	1/7/2025	\$226,000	103.44
^	246	1	04-26-227-005	SUMNER CORP-1	501 W 1ST ST	D	0	2025/0678	A	\$10,430	\$60,290	\$70,720	2/28/2025	\$68,000	104.00
^	247	3	09-02-226-048	WAVERLY-2	1025 3RD AVE NE	D	0	2025/2841	A	\$33,340	\$202,920	\$236,260	9/3/2025	\$227,000	104.08
^	248	1	10-26-426-008	DENVER-5	1020 S STATE ST	D	0	2025/3740	A	\$41,560	\$165,740	\$207,300	11/14/2025	\$199,000	104.17
^	249	1	11-11-408-002	READLYN-1	120 HIGHLAND AVE	D	0	2025/3572	A	\$22,950	\$133,340	\$156,290	11/4/2025	\$150,000	104.19
^	250	3	09-03-235-001	WAVERLY-1	424 4TH ST NW	D	0	2025/0699	A	\$24,350	\$149,050	\$173,400	3/4/2025	\$166,000	104.46
^	251	1	11-11-428-016	READLYN-2	402 E 6TH ST	D	0	2025/0988	A	\$35,100	\$300,670	\$335,770	3/27/2025	\$320,000	104.93
^	252	1	04-26-228-003	SUMNER CORP-1	101 S DIVISION ST	D	0	2025/1471	A	\$23,760	\$265,940	\$289,700	4/26/2025	\$275,000	105.35
*^	253	2	12-06-100-008	RURAL-4	2842 220TH ST	D	0	2025/3496	A	\$68,100	\$221,660	\$289,760	10/29/2025	\$275,000	105.37
^	254	3	09-02-331-001	WAVERLY-1	423 3RD ST SE	D	0	2025/0694	A	\$29,700	\$156,490	\$186,190	3/4/2025	\$176,500	105.49
^	255	1	01-29-154-005	PLAINFIELD-1	204 LINCOLN ST	D	0	2025/3489	A	\$12,240	\$57,610	\$69,850	10/29/2025	\$66,000	105.83
^	256	2	01-02-300-006	RURAL-2	1065 EASTON AVE	D	0	2025/1588	A	\$129,400	\$110,660	\$240,060	5/2/2025	\$226,500	105.99
^	257	1	10-23-478-002	DENVER -CONV / DPL	237_239 W FRANKLIN ST	D	0	2025/4140	A	\$26,580	\$189,700	\$216,280	12/23/2025	\$204,000	106.02
^	258	3	09-03-277-009	WAVERLY-1	602 1ST AVE SW	D	0	2025/3898	A	\$16,020	\$212,190	\$228,210	12/4/2025	\$215,000	106.14
^	259	3	09-03-101-033	WAVERLY-5	1700 4TH AVE NW	D	0	2025/2361	A	\$46,750	\$227,090	\$273,840	7/23/2025	\$258,000	106.14
^	260	3	05-34-410-009	WAVERLY-2	1117 9TH ST NW	D	0	2025/0807	A	\$38,880	\$216,220	\$255,100	3/14/2025	\$239,000	106.74
^	261	1	11-11-427-011	READLYN-3	217 WILMONT AVE	D	0	2025/2422	A	\$25,440	\$289,760	\$315,200	7/29/2025	\$295,000	106.85
*^	262	1	04-24-306-006	SUMNER CORP-1	300 W 6TH ST	D	0	2025/1702	A	\$14,520	\$65,690	\$80,210	6/1/2025	\$75,000	106.95
^	263	3	09-03-427-001	WAVERLY-1	620 4TH AVE SW	D	0	2025/0024	A	\$30,600	\$237,720	\$268,320	1/2/2025	\$250,000	107.33
^	264	1	04-24-355-001	SUMNER CORP-1	312 N DIVISION ST	D	0	2025/0664	A	\$13,780	\$111,430	\$125,210	2/27/2025	\$116,500	107.48

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Bremer County Assessor

Sales Ratio Group Array

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Wed, March 25, 2026 11:33 AM

Page

9

Study Name 2025 BREMER COUNTY SALES RATIO ANALYSIS **PDFs** 1-3
Study Date 01/01/2025-12/31/2025 **Time Adj.** None
Options Main Tables, Adjusted Sale Amt. **NUTC** 0

Sale #	PDF	PN	Map Area	Address	D/C	NUTC	Recording	VS	\$ - Land	\$ - Impr	\$ - Total	Sale Date	Sale Price	Ratio
^ 265	2	06-26-200-011	RURAL-1	2026 LARRABEE AVE	D	0	2025/4095	A	\$43,800	\$226,630	\$270,430	12/16/2025	\$249,500	108.39
^ 266	2	09-13-300-011	RURAL-1	2470 FERN AVE	D	0	2025/1039	A	\$190,000	\$542,010	\$732,010	4/8/2025	\$675,000	108.45
^ 267	3	09-02-165-005	WAVERLY-1	103 3RD AVE SW	D	0	2025/1104	A	\$26,400	\$163,970	\$190,370	4/8/2025	\$173,900	109.47
^ 268	3	05-35-227-002	WAVERLY-2	205 EMERY DR	D	0	2025/0837	A	\$43,890	\$219,000	\$262,890	3/10/2025	\$238,000	110.46
^ 269	1	10-25-101-011	DENVER-1	170 E EAGLE ST	D	0	2025/3167	A	\$21,450	\$106,480	\$127,930	9/29/2025	\$115,000	111.24
^ 270	3	09-03-284-017	WAVERLY MR -CONV	204 4TH ST SW	D	0	2025/1019	A	\$34,650	\$194,090	\$228,740	4/7/2025	\$205,000	111.58
^ 271	3	09-02-255-003	WAVERLY-1	712 E BREMER AVE	D	0	2025/0774	A	\$23,100	\$144,170	\$167,270	3/10/2025	\$149,900	111.59
^ 272	1	01-30-238-001	PLAINFIELD-1	430 MAIN ST	D	0	2025/1550	A	\$17,820	\$66,220	\$84,040	5/8/2025	\$75,000	112.05
^ 273	1	04-23-428-003	SUMNER CORP-2	714 W 5TH ST	D	0	2025/3112	A	\$24,250	\$76,780	\$101,030	9/19/2025	\$90,000	112.26
^ 274	1	07-03-354-008	TRIPOLI-1	408 4TH AVE SE	D	0	2025/3588	A	\$9,240	\$97,830	\$107,070	10/29/2025	\$95,000	112.71
^ 275	1	04-25-105-009	SUMNER CORP-1	213 S GUILFORD ST	D	0	2025/1301	A	\$9,900	\$40,820	\$50,720	4/29/2025	\$45,000	112.71
^ 276	1	07-10-105-002	TRIPOLI-2	1007 S MAIN ST	D	0	2025/3223	A	\$13,200	\$43,660	\$56,860	10/2/2025	\$50,000	113.72
^ 277	1	04-26-227-013	SUMNER CORP-1	509 W 1ST ST	D	0	2025/3915	A	\$21,120	\$118,220	\$139,340	12/4/2025	\$122,000	114.21
^ 278	1	04-23-378-006	SUMNER CORP-2	408 HOWARD ST	D	0	2025/2209	A	\$37,200	\$221,950	\$259,150	7/2/2025	\$225,000	115.18
279	2	07-22-100-008	RURAL-2	1931 PIEDMONT AVE	D	0	2025/2514	A	\$65,000	\$188,920	\$253,920	7/9/2025	\$220,000	115.42
^ 280	1	11-11-478-013	READLYN-2	423 E 4TH ST	D	0	2025/3179	A	\$17,940	\$63,880	\$81,820	9/29/2025	\$70,000	116.89
^ 281	3	05-26-377-002	WAVERLY-4	101 GABEL LN	D	0	2025/2574	A	\$60,940	\$180,440	\$241,380	8/7/2025	\$205,000	117.75
^ 282	3	05-35-352-009	WAVERLY-7	803 2ND ST NW	D	0	2025/3078	A	\$26,400	\$79,920	\$106,320	9/26/2025	\$90,000	118.13
^ 283	1	01-30-226-010	PLAINFIELD-2	724 2ND ST	D	0	2025/1888	A	\$24,440	\$97,840	\$122,280	6/10/2025	\$102,500	119.30
^ 284	3	05-34-485-009	WAVERLY-1	602 5TH AVE NW	D	0	2025/1948	A	\$29,700	\$86,310	\$116,010	6/18/2025	\$97,000	119.60
*^ 285	3	09-02-230-014	WAVERLY-2	1014 1ST AVE NE	D	0	2025/3679	A	\$51,110	\$247,880	\$298,990	11/17/2025	\$247,500	120.80
^ 286	3	09-03-102-026	WAVERLY-2	1706 3RD AVE NW	D	0	2025/1987	A	\$37,480	\$194,100	\$231,580	6/19/2025	\$187,000	123.84
^ 287	3	09-03-431-006	WAVERLY-1	610 5TH AVE SW	D	0	2025/3912	A	\$26,400	\$91,570	\$117,970	12/5/2025	\$95,000	124.18
^ 288	1	10-23-478-010	DENVER-5	220 W FAYETTE ST	D	0	2025/1093	A	\$27,790	\$119,620	\$147,410	4/11/2025	\$115,000	128.18
^ 289	2	12-05-200-005	RURAL-4	2992 220TH ST	D	0	2025/2504	A	\$49,500	\$103,800	\$153,300	7/31/2025	\$115,000	133.30
^ 290	2	10-22-176-004	RURAL-8	103 RUSTIC HILLS CIR	D	0	2025/3434	A	\$77,200	\$272,590	\$349,790	10/16/2025	\$250,000	139.92
^ 291	1	07-04-441-002	TRIPOLI-1	205 3RD AVE SW	D	0	2025/3275	A	\$12,400	\$88,820	\$101,220	10/8/2025	\$70,000	144.60
^ 292	3	09-02-403-004	WAVERLY-7	721 4TH ST SE	D	0	2025/2705	A	\$22,070	\$159,210	\$181,280	8/20/2025	\$118,000	153.63
^ 293	3	09-03-252-002	WAVERLY-2	202 11TH ST SW	D	0	2025/1268	A	\$27,940	\$175,940	\$203,880	4/25/2025	\$128,000	159.28
^ 294	1	07-04-481-013	TRIPOLI-1	606 S MAIN ST	D	0	2025/3585	A	\$10,630	\$26,790	\$37,420	11/5/2025	\$22,500	166.31
^ 295	1	04-24-378-007	SUMNER CORP-1	301 N WALNUT ST	D	0	2025/1109	A	\$12,470	\$22,300	\$34,770	3/31/2025	\$20,000	173.85
^ 296	3	05-35-367-003	WAVERLY-1	523 1ST ST NW	D	0	2025/2643	A	\$24,300	\$128,680	\$152,980	8/6/2025	\$85,000	179.98
^ 297	1	10-23-477-003	DENVER-5	220 W FRANKLIN ST	D	0	2025/1405	A	\$34,060	\$238,850	\$272,910	5/8/2025	\$69,900	390.43

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Bremer County Assessor

Sales Ratio Group Array Value Source (VS): A=Appraised, B=Board, S=St.Equalized

Study Name 2025 BREMER COUNTY SALES RATIO ANALYSIS **PDFs** 1-3
Study Date 01/01/2025-12/31/2025 **Time Adj.** None
Options Main Tables, Adjusted Sale Amt. **NUTC** 0

Sale #PDF PN	Map Area	Address	D/C NUTC Recording	VS	\$ - Land	\$ - Impr	\$ - Total	Sale Date	Sale Price	Ratio
					\$12,607,030	\$57,716,620	\$70,323,650		\$73,037,278	
						<u>Building Residual</u>	<u>\$60,430,248</u>			
						<u>Indicated Map Factor</u>	<u>N/A</u>			

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Bremer County Assessor

Sales Ratio Sale Price Strata

Study Name 2025 BREMER COUNTY SALES RATIO ANALYSIS
 Study Date 01/01/2025-12/31/2025
 Options Main Tables, Adjusted Sale Amt.

PDFs 1-3
 Time Adj. None
 NUTC 0

Sale Price Strata	# of Sales	% of Total	Median Ratio	COD Median	Mean Ratio	P.R.D.	Low Sale	Mean Sale	Median Sale	High Sale
0 - 9,999										
10,000 - 19,999										
20,000 - 29,999	2	0.67	170.08	2.22	170.08	1.00	20,000	21,250	21,250	22,500
30,000 - 39,999										
40,000 - 49,999	2	0.67	104.21	8.16	104.21	1.00	45,000	46,490	46,490	47,980
50,000 - 59,999	2	0.67	102.76	10.67	102.76	1.01	50,000	53,000	53,000	56,000
60,000 - 69,999	4	1.35	104.91	70.10	174.59	0.98	65,000	67,225	67,000	69,900
70,000 - 79,999	4	1.35	114.47	9.28	120.12	1.00	70,000	72,500	72,500	75,000
80,000 - 89,999	2	0.67	140.60	28.01	140.60	1.00	82,200	83,600	83,600	85,000
90,000 - 99,999	8	2.69	112.48	6.57	111.27	1.00	90,000	92,625	92,000	97,000
100,000 - 119,999	21	7.07	96.35	13.30	101.18	1.00	100,000	111,429	113,000	119,000
120,000 - 139,999	15	5.05	91.35	11.78	96.26	1.00	120,000	129,100	128,000	138,000
140,000 - 159,999	22	7.41	94.93	5.93	94.94	1.00	140,000	150,509	150,000	159,000
160,000 - 179,999	22	7.41	96.38	4.55	97.70	1.00	160,000	168,909	169,500	176,500
180,000 - 199,999	22	7.41	96.40	5.16	96.19	1.00	180,000	191,129	191,142	199,900
200,000 - 249,999	53	17.85	97.20	7.71	97.49	1.00	200,000	222,037	221,000	249,500
250,000 - 299,999	36	12.12	96.76	6.34	97.77	1.00	250,000	271,860	275,000	299,000
300,000 - 349,999	28	9.43	93.23	4.14	94.16	1.00	300,000	316,625	316,500	340,000
350,000 - 399,999	13	4.38	95.26	5.02	94.26	1.00	350,000	378,923	385,000	399,900
400,000 - 449,999	14	4.71	95.43	3.76	95.49	1.00	400,000	423,179	425,500	448,000
450,000 - 499,999	13	4.38	95.90	2.56	95.87	1.00	450,000	472,827	470,000	495,000
500,000 - 599,999	9	3.03	89.01	8.13	88.82	1.00	512,000	544,167	545,000	595,000
600,000 - 699,999	4	1.35	89.90	9.47	92.73	1.00	650,000	673,750	680,000	685,000
700,000 - 799,999										
800,000 - 899,999	1	0.34	84.93		84.93	1.00	810,000	810,000	810,000	810,000
900,000 - 999,999										
1,000,000 - & UP										
Strata Totals.....	297	100.00	96.22	9.14	99.04	1.03	20,000	245,917	220,000	675,000

Bremer County Assessor

Sales Ratio Map Area Strata

Study Name 2025 BREMER COUNTY SALES RATIO ANALYSIS
 Study Date 01/01/2025-12/31/2025
 Options Main Tables, Adjusted Sale Amt.

PDFs 1-3
 Time Adj. None
 NUTC 0

Map Area Strata w/Factor	# of Sales	% of Total	Median Ratio	COD Median	Mean Ratio	P.R.D.	Low Sale	Mean Sale	Median Sale	High Sale	
DENVER-1	0.960	7	2.36	95.02	5.62	95.80	1.01	115,000	171,214	169,000	204,000
DENVER-2	0.920	6	2.02	93.97	2.62	95.69	1.00	155,000	237,117	235,500	313,700
DENVER-3	0.950	4	1.35	94.80	2.46	94.44	1.00	220,000	276,000	242,000	400,000
DENVER-4	0.950	4	1.35	97.66	1.12	98.02	1.00	440,000	458,375	449,250	495,000
DENVER-5	0.920	5	1.68	104.17	63.45	162.18	1.21	69,900	134,780	115,000	199,000
FREDERIKA CORP-1	0.550	2	0.67	93.78	2.06	93.78	1.01	47,980	83,990	83,990	120,000
FREDERIKA CORP-2	0.550	1	0.34	75.30		75.30	1.00	105,000	105,000	105,000	105,000
JANESVILLE-1	1.000	2	0.67	94.61	2.92	94.61	0.99	117,000	156,000	156,000	195,000
JANESVILLE-2	1.000	2	0.67	94.75	5.73	94.75	1.00	226,000	235,500	235,500	245,000
JANESVILLE-4	0.960	1	0.34	96.22		96.22	1.00	302,000	302,000	302,000	302,000
PLAINFIELD-1	0.730	6	2.02	94.49	12.12	94.69	1.02	66,000	127,250	124,500	222,500
PLAINFIELD-2	0.760	2	0.67	107.24	11.25	107.24	1.03	102,500	138,750	138,750	175,000
READLYN-1	0.790	8	2.69	94.15	6.40	93.68	1.01	113,000	175,250	169,500	247,000
READLYN-2	0.790	7	2.36	100.18	6.97	100.04	1.02	70,000	209,786	195,000	320,000
READLYN-3	0.750	1	0.34	106.85		106.85	1.00	295,000	295,000	295,000	295,000
SUMNER CORP-1	0.710	17	5.72	102.98	8.81	106.13	1.05	20,000	142,324	122,000	290,000
SUMNER CORP-2	0.690	6	2.02	95.68	13.05	97.67	0.99	90,000	172,583	167,750	260,000
TRIPOLI-1	0.740	15	5.05	95.85	13.62	102.58	1.06	22,500	103,747	101,500	164,000
TRIPOLI-2	0.730	5	1.68	93.90	8.98	95.99	1.03	50,000	182,700	181,500	325,000
TRIPOLI-3	0.750	1	0.34	98.90		98.90	1.00	295,000	295,000	295,000	295,000
WAVERLY-1	1.020	35	11.78	96.57	10.18	99.52	1.03	56,000	175,948	170,000	431,000
WAVERLY-2	1.020	44	14.81	98.22	6.42	99.84	1.01	128,000	240,637	234,100	375,000
WAVERLY-3	0.980	7	2.36	94.95	3.39	93.49	1.00	385,000	442,843	448,000	495,000
WAVERLY-4	0.980	10	3.37	94.25	6.07	96.84	1.01	205,000	328,690	328,950	390,000
WAVERLY-5	0.990	6	2.02	93.86	5.17	95.56	1.01	258,000	323,833	320,000	400,000
WAVERLY-6	0.970	4	1.35	89.95	9.13	90.14	1.00	480,000	522,250	514,500	580,000
WAVERLY-7	0.970	12	4.04	92.07	13.50	98.72	1.03	90,000	176,862	191,550	253,400
WAVERLY-8	1.000	5	1.68	94.93	3.18	94.35	1.00	400,000	471,250	475,500	550,500
RURAL-1	0.970	23	7.74	94.12	6.87	93.11	1.01	175,000	442,978	397,100	810,000
RURAL-2	0.950	8	2.69	97.73	5.87	98.88	1.00	138,000	242,625	223,250	463,000
RURAL-3	0.980	2	0.67	91.11	1.22	91.11	1.00	245,000	272,500	272,500	300,000
RURAL-4	0.980	5	1.68	101.93	8.73	106.96	1.03	115,000	263,580	275,000	405,000
RURAL-5	0.970	1	0.34	86.68		86.68	1.00	512,000	512,000	512,000	512,000

Bremer County Assessor

Sales Ratio Map Area Strata

Study Name 2025 BREMER COUNTY SALES RATIO ANALYSIS
 Study Date 01/01/2025-12/31/2025
 Options Main Tables, Adjusted Sale Amt.

PDFs 1-3
 Time Adj. None
 NUTC 0

Map Area Strata w/Factor	# of Sales	% of Total	Median Ratio	COD Median	Mean Ratio	P.R.D.	Low Sale	Mean Sale	Median Sale	High Sale	
RURAL-7	0.950	1	0.34	88.54		88.54	1.00	340,000	340,000	340,000	340,000
RURAL-8	0.950	2	0.67	116.51	20.09	116.51	1.07	250,000	360,000	360,000	470,000
DENVER -CONV / DPLX	0.750	1	0.34	106.02		106.02	1.00	204,000	204,000	204,000	204,000
READLYN -CONV	0.600	1	0.34	80.81		80.81	1.00	150,000	150,000	150,000	150,000
WAVERLY MR -CONV	0.850	1	0.34	111.58		111.58	1.00	205,000	205,000	205,000	205,000
WAVERLY - CENT OAK AUGUSTA I		1	0.34	86.81		86.81	1.00	385,000	385,000	385,000	385,000
WAVERLY - FAIRWAYS	1.080	1	0.34	95.90		95.90	1.00	440,000	440,000	440,000	440,000
WAVERLY - LEDGES I	1.180	2	0.67	93.39	2.19	93.39	1.00	135,000	157,625	157,625	180,250
WAVERLY - LEDGES II	1.180	3	1.01	99.80	1.20	100.43	1.00	135,000	151,667	150,000	170,000
WAVERLY - LEDGES IV	1.180	1	0.34	95.45		95.45	1.00	173,000	173,000	173,000	173,000
WAVERLY - PARK MEADOW CONDO		1	0.34	92.44		92.44	1.00	270,000	270,000	270,000	270,000
WAVERLY - SOUTHWICK/GOLF RJ		2	0.67	95.89	0.13	95.89	1.00	235,000	255,000	255,000	275,000
WAVERLY - WEST SIDE TER CONI		2	0.67	93.20	10.05	93.20	1.01	94,000	104,500	104,500	115,000
WAVERLY - WILLOW LAWN CONDO		1	0.34	89.01		89.01	1.00	260,000	260,000	260,000	260,000
WAVERLY - WOODRING EST CONDC		1	0.34	88.64		88.64	1.00	215,000	215,000	215,000	215,000
RURAL - HEARTLAND HILLS 0.92		1	0.34	95.07		95.07	1.00	165,000	165,000	165,000	165,000
DENVER -SCHUMACHER 3RD -SNGI		1	0.34	97.74		97.74	1.00	339,000	339,000	339,000	339,000
JANESVILLE - SANDS - SNGL DE		1	0.34	94.85		94.85	1.00	225,000	225,000	225,000	225,000
WAVERLY - 5 STHV, OMNI2 1.03		1	0.34	94.54		94.54	1.00	330,000	330,000	330,000	330,000
WAVERLY - 5 ROLLING HILLS 0.		3	1.01	91.47	2.48	92.69	1.00	299,000	338,333	307,000	409,000
WAVERLY - 6 HIGHPOINT 0.950		1	0.34	98.82		98.82	1.00	540,000	540,000	540,000	540,000
WAVERLY -3 STH IV 0.950		2	0.67	92.31	1.27	92.31	1.00	439,000	449,500	449,500	460,000
WAVERLY - SNGL DPLX 0.950		2	0.67	100.31	0.99	100.31	1.00	190,250	254,125	254,125	318,000
Strata Totals.....	297	100.00	96.22	9.14	99.04	1.03	20,000	245,917	220,000	675,000	

Bremer County Assessor

Sales Ratio Style Strata

Study Name 2025 BREMER COUNTY SALES RATIO ANALYSIS
 Study Date 01/01/2025-12/31/2025
 Options Main Tables, Adjusted Sale Amt.

PDFs 1-3
 Time Adj. None
 NUTC 0

<u>Building Style Strata</u>	<u># of Sales</u>	<u>% of Total</u>	<u>Median Ratio</u>	<u>COD Median</u>	<u>Mean Ratio</u>	<u>P.R.D.</u>	<u>Low Sale</u>	<u>Mean Sale</u>	<u>Median Sale</u>	<u>High Sale</u>
None	1	0.34	68.59		68.59	1.00	220,000	220,000	220,000	220,000
1 Story Frame	177	59.60	95.75	7.31	97.14	1.02	50,000	253,685	220,000	810,000
1 Story Brick	2	0.67	101.66	1.25	101.66	1.00	185,000	214,500	214,500	244,000
1 1/2 Story Frame	23	7.74	97.37	10.52	101.13	1.03	70,000	179,496	175,000	439,000
2 Story Frame	49	16.50	98.02	17.17	108.06	1.08	20,000	242,493	207,500	675,000
2 Story Brick	2	0.67	96.18	9.53	96.18	1.00	250,175	262,588	262,588	275,000
Split Foyer Frame	18	6.06	97.57	3.90	97.13	1.00	175,000	284,667	268,000	512,000
Split Level Frame	9	3.03	99.19	7.19	97.77	1.00	205,000	263,427	260,000	335,000
Mfd Home (Multi-Section)	1	0.34	116.89		116.89	1.00	70,000	70,000	70,000	70,000
1 Story Bermed	1	0.34	88.11		88.11	1.00	159,000	159,000	159,000	159,000
1 Story A-Frame	2	0.67	91.31	1.33	91.31	1.00	290,000	298,000	298,000	306,000
1 Story Log-Cedar	1	0.34	94.93		94.93	1.00	400,000	400,000	400,000	400,000
1 3/4 Story Frame	11	3.70	95.71	6.00	93.20	1.05	47,980	202,771	170,000	595,000
Strata Totals.....	297	100.00	96.22	9.14	99.04	1.03	20,000	245,917	220,000	675,000

Bremer County Assessor

Sales Ratio Year Built Strata

Study Name 2025 BREMER COUNTY SALES RATIO ANALYSIS
 Study Date 01/01/2025-12/31/2025
 Options Main Tables, Adjusted Sale Amt.

PDFs 1-3
 Time Adj. None
 NUTC 0

<u>Year Built Strata</u>	<u># of Sales</u>	<u>% of Total</u>	<u>Median Ratio</u>	<u>COD Median</u>	<u>Mean Ratio</u>	<u>P.R.D.</u>	<u>Low Sale</u>	<u>Mean Sale</u>	<u>Median Sale</u>	<u>High Sale</u>
Yard Item										
Vacant										
Other										
Strata Totals.....	297	100.00	96.22	9.14	99.04	1.03	20,000	245,917	220,000	675,000

Bremer County Assessor

Sales Ratio Condition Strata

Study Name 2025 BREMER COUNTY SALES RATIO ANALYSIS
 Study Date 01/01/2025-12/31/2025
 Options Main Tables, Adjusted Sale Amt.

PDFs 1-3
 Time Adj. None
 NUTC 0

Condition Strata	# of Sales	% of Total	Median Ratio	COD Median	Mean Ratio	P.R.D.	Low Sale	Mean Sale	Median Sale	High Sale
None	1	0.34	68.59		68.59	1.00	220,000	220,000	220,000	220,000
Excellent	11	3.70	97.37	31.44	123.30	1.19	69,900	233,264	200,000	512,000
Very Good	29	9.76	97.90	5.70	97.46	1.00	116,500	229,940	215,000	450,000
Good	59	19.87	95.26	8.81	97.82	1.01	95,000	218,315	210,000	550,500
Above Normal	78	26.26	94.94	7.18	96.28	1.01	66,000	231,774	220,000	491,250
Normal	96	32.32	96.39	7.50	97.53	1.02	70,000	312,872	297,000	810,000
Below Normal	14	4.71	100.70	6.80	103.59	1.00	65,000	133,821	130,000	220,000
Fair	6	2.02	96.04	12.13	102.47	1.03	45,000	103,747	79,750	255,000
Poor	3	1.01	166.31	12.05	151.29	1.08	20,000	30,833	22,500	50,000
Very Poor										
Observed										
Ag Building										
Ag Land										
Commercial / Industrial										
Exempt										
Other										
Vacant										
Yard Item										
Strata Totals.....	297	100.00	96.22	9.14	99.04	1.03	20,000	245,917	220,000	675,000

Bremer County Assessor

Sales Ratio Grade Strata

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 Options Main Tables, Adjusted Sale Amt.

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 Time Adj. None
 NUTC 0

Building Grade Strata	# of Sales	% of Total	Median Ratio	COD Median	Mean Ratio	P.R.D.	Low Sale	Mean Sale	Median Sale	High Sale
2+5	1	0.34	84.93		84.93	1.00	810,000	810,000	810,000	810,000
2	1	0.34	94.04		94.04	1.00	685,000	685,000	685,000	685,000
2-5	2	0.67	104.19	4.09	104.19	0.99	475,500	575,250	575,250	675,000
2-10	5	1.68	98.02	4.17	95.68	1.01	440,000	535,000	515,000	685,000
3+10	10	3.37	95.51	5.70	95.31	1.01	225,000	442,500	467,500	580,000
3+5	19	6.40	95.77	4.36	96.12	1.01	235,000	395,974	409,000	650,000
3	25	8.42	96.22	6.91	96.46	1.01	250,000	357,256	335,000	545,000
3-5	17	5.72	94.85	3.99	94.75	1.00	185,000	324,662	318,000	491,250
3-10	22	7.41	96.08	7.16	98.00	1.01	188,000	278,364	260,000	463,000
4+10	36	12.12	96.58	5.71	95.81	1.01	110,000	231,334	223,000	340,000
4+5	51	17.17	94.49	14.56	103.65	1.06	22,500	200,518	190,000	460,000
4	46	15.49	97.12	12.08	101.83	1.02	50,000	169,411	169,050	318,000
4-5	26	8.75	97.73	5.00	98.30	1.01	45,000	146,827	147,650	306,000
4-10	17	5.72	96.42	12.56	99.85	1.09	20,000	162,255	130,000	595,000
5+10	8	2.69	109.50	11.63	106.99	0.99	47,980	107,060	102,500	220,000
5+5	9	3.03	97.37	12.16	96.05	1.03	90,000	143,556	138,000	220,000
5	2	0.67	98.81	7.10	98.81	0.99	56,000	61,000	61,000	66,000
Strata Totals.....	297	100.00	96.22	9.14	99.04	1.03	20,000	245,917	220,000	675,000

Bremer County Assessor

Sales Ratio TLA or GBA Strata

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 Study Date 01/01/2025-12/31/2025
 Options Main Tables, Adjusted Sale Amt.

PDFs 1-3
 Time Adj. None
 NUTC 0

<u>TLA or GBA Strata</u>	<u># of Sales</u>	<u>% of Total</u>	<u>Median Ratio</u>	<u>COD Median</u>	<u>Mean Ratio</u>	<u>P.R.D.</u>	<u>Low Sale</u>	<u>Mean Sale</u>	<u>Median Sale</u>	<u>High Sale</u>
25,000 - 29,999										
30,000 - 34,999										
35,000 - 39,999										
40,000 - 44,999										
45,000 - 49,999										
50,000 - & UP										
Commercial										
Ag Land										
Ag Building										
Exempt										
Yard Item										
Vacant										
Other										
Strata Totals.....	297	100.00	96.22	9.14	99.04	1.03	20,000	245,917	220,000	675,000