

# Bremer County Assessor

## Sales Ratio Group Statistics

Study Name TRIPOLIRES PDFs 1-3  
 Study Date 01/01/2023-12/31/2023 Time Adj. None  
 Table Basis Main Tables NUTC 0

**Group Tally** Number of sales in group = **22** Deeds: 22; Contracts: 0; Other: 0

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

	Low Assd Value	Mean	High Assd Value	Total
Sale Price	15,000	113,275	230,000	2,492,050
Land Value	5,250	15,995	13,200	351,900
Improvement Value	11,000	93,933	210,100	2,066,530
<b>Total Assd Value</b>	<b>16,250</b>	<b>109,929</b>	<b>223,300</b>	<b>2,418,430</b>

Low PIN 07-03-153-002

High PIN 07-04-441-007

### Statistical Measures

High Ratio	111.04
Low Ratio	82.28
Weighted Mean	97.05
Mean	98.28
<b>Median</b>	<b>99.88</b>
<b>Coefficient of Dispersion - Median</b>	<b>6.74</b>
Coefficient of Variance - Mean	8.54
<b>Price Related Differential (PRD)</b>	<b>1.01</b>
Price Related Bias (PRB)	-0.035

# Bremer County Assessor

## Sales Ratio Group Array

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

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Study Name TRIPOLI RES

PDFs 1-3

Study Date 01/01/2023-12/31/2023

Time Adj. None

Table Basis Main Tables

NUTC 0

Sale #	PDF	PN	Map Area	Address	D/C	NUTC	Recording	VS	\$ - Land	\$ - Impr	\$ - Total	Sale Date	Sale Price	Ratio
1	1	07-10-104-002	TRIPOLI-2	903 1ST ST SE	D	0	2023/1895	A	\$24,750	\$98,670	\$123,420	7/5/2023	\$150,000	82.28
2	1	07-04-283-007	TRIPOLI-1	200 N MAIN ST	D	0	2023/2707	A	\$6,000	\$55,720	\$61,720	9/21/2023	\$74,500	82.85
3	1	07-03-362-004	TRIPOLI-1	405 5TH AVE SE	D	0	2023/2514	A	\$13,200	\$61,370	\$74,570	8/31/2023	\$85,000	87.73
4	1	07-03-376-003	TRIPOLI-1	407 4TH ST SE	D	0	2023/2335	A	\$15,200	\$94,700	\$109,900	8/3/2023	\$125,000	87.92
5	1	07-10-108-018	TRIPOLI-2	1106 2ND ST SE	D	0	2023/1424	A	\$22,780	\$133,420	\$156,200	5/25/2023	\$170,000	91.88
6	1	07-04-282-001	TRIPOLI-1	107 3RD AVE NW	D	0	2023/3463	A	\$15,840	\$88,000	\$103,840	11/22/2023	\$112,000	92.71
7	1	07-04-431-004	TRIPOLI-1	408 2ND AVE SW	D	0	2023/3585	A	\$12,940	\$95,990	\$108,930	12/1/2023	\$115,000	94.72
8	1	07-04-427-003	TRIPOLI-1	408 1ST AVE SW	D	0	2023/2509	A	\$12,940	\$96,260	\$109,200	9/1/2023	\$114,900	95.04
9	1	07-04-480-023	TRIPOLI-2	102 MAPLE DR	D	0	2023/3597	A	\$21,380	\$171,440	\$192,820	12/15/2023	\$202,000	95.46
10	1	07-04-441-007	TRIPOLI-1	408 1ST ST SW	D	0	2023/2332	A	\$13,200	\$210,100	\$223,300	8/16/2023	\$230,000	97.09
11	1	07-03-355-001	TRIPOLI-1	501 S MAIN ST	D	0	2023/1395	A	\$13,200	\$95,610	\$108,810	5/26/2023	\$109,500	99.37 <Median
12	1	07-03-363-004	TRIPOLI-1	715 S MAIN ST	D	0	2023/0146	A	\$13,200	\$122,230	\$135,430	1/11/2023	\$134,900	100.39 <Median
13	1	07-04-437-004	TRIPOLI-1	304 1ST ST SW	D	0	2023/2148	A	\$13,200	\$125,530	\$138,730	8/2/2023	\$138,000	100.53
14	1	07-03-360-002	TRIPOLI-1	603 1ST ST SE	D	0	2023/0405	A	\$16,600	\$52,090	\$68,690	2/15/2023	\$68,000	101.01
15	1	07-10-107-001	TRIPOLI-2	1101 S MAIN ST	D	0	2023/3441	A	\$19,000	\$102,290	\$121,290	11/22/2023	\$120,000	101.08
16	1	07-10-104-002	TRIPOLI-2	903 1ST ST SE	D	0	2023/0571	A	\$24,750	\$98,670	\$123,420	3/7/2023	\$119,000	103.71
17	1	07-03-157-003	TRIPOLI-1	105 N MAIN ST	D	0	2023/0233	A	\$9,900	\$67,790	\$77,690	1/25/2023	\$74,000	104.99
18	1	07-10-101-005	TRIPOLI-2	806 1ST ST SE	D	0	2023/2768	A	\$30,890	\$97,540	\$128,430	9/27/2023	\$121,500	105.70
19	1	07-03-352-002	TRIPOLI-1	403 1ST ST SE	D	0	2023/0105	A	\$13,200	\$30,550	\$43,750	1/12/2023	\$40,750	107.36
20	1	07-03-153-002	TRIPOLI-1	307 1ST ST NE	D	0	2023/1419	A	\$5,250	\$11,000	\$16,250	5/31/2023	\$15,000	108.33
21	1	07-10-105-003	TRIPOLI-2	1009 S MAIN ST	D	0	2023/1087	A	\$13,200	\$103,330	\$116,530	4/28/2023	\$105,000	110.98
22	1	07-09-232-004	TRIPOLI-1	908 S MAIN ST	D	0	2023/0535	A	\$21,280	\$54,230	\$75,510	3/2/2023	\$68,000	111.04

\$351,900 \$2,066,530 \$2,418,430 \$2,492,050

Building Residual \$2,140,150

Indicated Map Factor N/A

\* denotes sale is part of multiparcel sale