

# Bremer County Assessor

## Sales Ratio Group Statistics

Study Name 2024 SALES RATIO ANALYSIS-TRIPOLI  
 Study Date 01/01/2024-12/31/2024  
 Table Basis Main Tables

PDFs 1  
 Time Adj. None  
 NUTC 0

### Group Tally

Number of sales in group = **17**

Deeds: 17; Contracts: 0; Other: 0

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

	Low Assd Value	Mean	High Assd Value	Total
Sale Price	40,000	123,576	215,000	2,100,800
Land Value	6,930	15,256	16,600	259,350
Improvement Value	19,920	105,234	204,520	1,788,980
Total Assd Value	26,850	120,490	221,120	2,048,330

Low PIN 07-03-152-001

High PIN07-03-361-007

### Statistical Measures

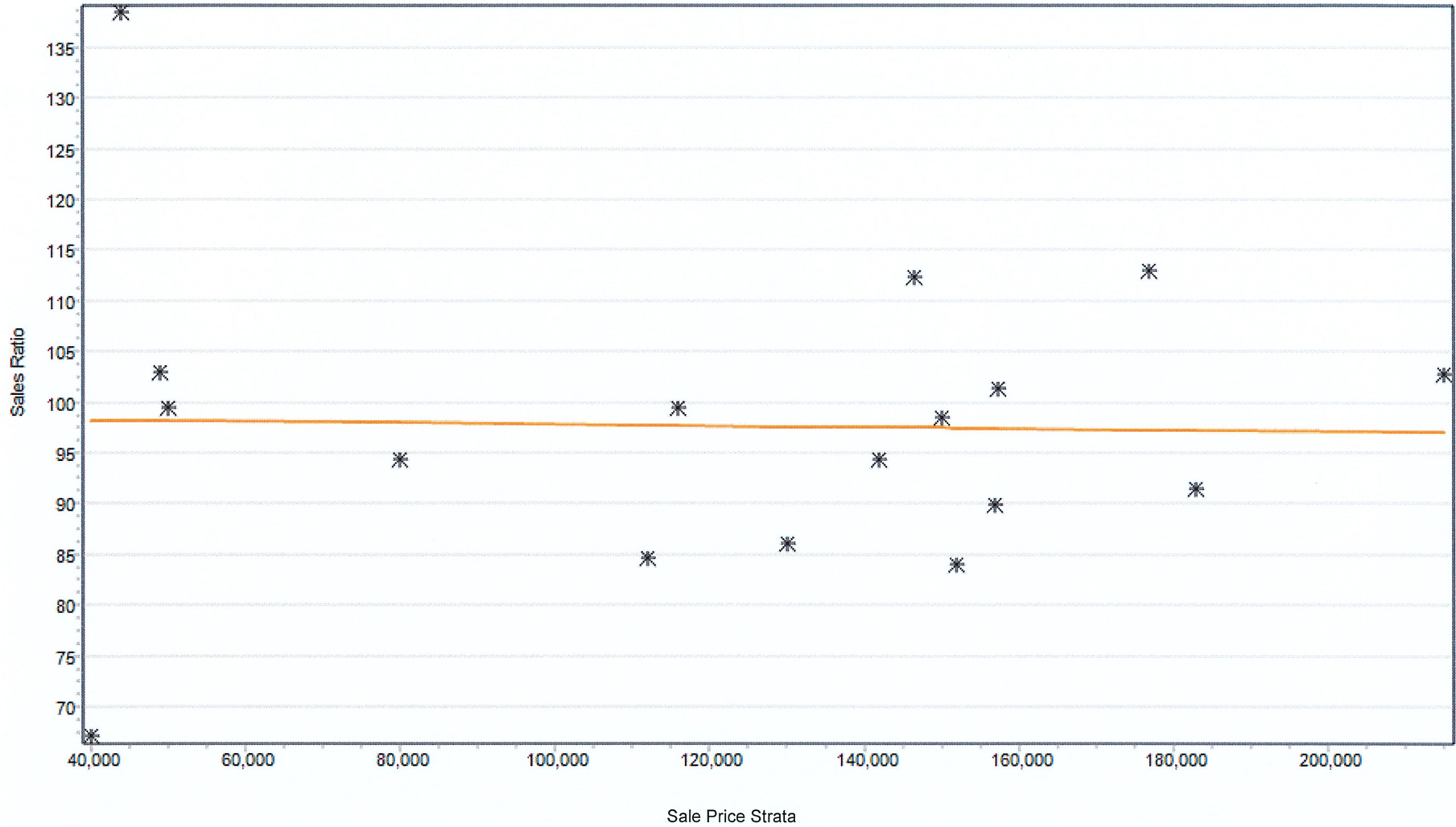
High Ratio	138.47
Low Ratio	67.12
Weighted Mean	97.50
Mean	97.66
Median	98.49
Coefficient of Dispersion - Median	10.64
Coefficient of Variance - Mean	15.65
Price Related Differential (PRD)	1.00
Price Related Bias (PRB)	0.015

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Sale Price Strata			
Weighted Mean	97.50	Coefficient of Dispersion - Median	10.64
Mean	97.66	Coefficient of Dispersion - Mean	10.78
Median	98.49	Coefficient of Variance - Mean	15.65
		Price Related Differential (PRD)	1.00

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## Sales Ratio Group Array

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

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Study Name 2024 SALES RATIO ANALYSIS-TRIPOLI PDFs 1  
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 Table Basis Main Tables NUTC 0

Sale #	PDF PIN	Map Area	Address	D/C	NUTC	Recording	VS	\$ - Land	\$ - Impr	\$ - Total	Sale Date	Sale Price	Ratio
^ 1	1 07-03-152-001	TRIPOLI-1	307 N MAIN ST	D	0	2024/0485	A	\$6,930	\$19,920	\$26,850	2/27/2024	\$40,000	67.12
^ 2	1 07-04-401-005	TRIPOLI-1	600 1ST AVE SW	D	0	2024/2098	A	\$18,430	\$109,200	\$127,630	8/2/2024	\$152,000	83.97
^ 3	1 07-09-231-001	TRIPOLI-1	105 7TH AVE SW	D	0	2024/2706	A	\$21,120	\$73,680	\$94,800	9/28/2024	\$112,000	84.64
^ 4	1 07-03-306-002	TRIPOLI-1	303 1ST ST SE	D	0	2024/2563	A	\$11,600	\$100,360	\$111,960	9/12/2024	\$130,000	86.12
^ 5	1 07-04-479-005	TRIPOLI-2	607 3RD ST SW	D	0	2024/2041	A	\$22,050	\$118,960	\$141,010	7/22/2024	\$157,000	89.82
^ 6	1 07-04-480-003	TRIPOLI-1	507 2ND ST SW	D	0	2024/1418	A	\$26,560	\$140,790	\$167,350	5/30/2024	\$183,000	91.45
^ 7	1 07-03-307-008	TRIPOLI-1	311 2ND ST SE	D	0	2024/2381	A	\$13,730	\$61,710	\$75,440	8/29/2024	\$80,000	94.30
^ 8	1 07-03-305-013	TRIPOLI-1	104 3RD AVE SE	D	0	2025/0083	A	\$12,000	\$122,000	\$134,000	12/31/2024	\$142,000	94.37
^ 9	1 07-10-109-008	TRIPOLI-2	909 2ND ST SE	D	0	2024/1914	A	\$21,830	\$125,900	\$147,730	7/15/2024	\$150,000	98.49 <Median
^ 10	1 07-03-354-007	TRIPOLI-1	406 4TH ST SE	D	0	2024/2460	A	\$13,200	\$102,160	\$115,360	9/5/2024	\$116,000	99.45
^ 11	1 07-04-430-014	TRIPOLI-1	106 1ST AVE SW	D	0	2024/1235	A	\$4,420	\$45,310	\$49,730	5/17/2024	\$50,000	99.46
*^ 12	1 07-04-437-002	TRIPOLI-1	206 3RD AVE SW	D	0	2024/2721	A	\$21,120	\$138,340	\$159,460	10/1/2024	\$157,400	101.31
^ 13	1 07-03-361-007	TRIPOLI-1	606 3RD ST SE	D	0	2024/3355	A	\$16,600	\$204,520	\$221,120	12/3/2024	\$215,000	102.85
^ 14	1 07-03-155-005	TRIPOLI-1	206 2ND ST NE	D	0	2024/0035	A	\$9,900	\$40,560	\$50,460	1/2/2024	\$49,000	102.98
^ 15	1 07-04-435-004	TRIPOLI-1	408 3RD AVE SW	D	0	2024/0774	A	\$13,460	\$151,170	\$164,630	3/29/2024	\$146,500	112.38
^ 16	1 07-03-352-004	TRIPOLI-1	200 4TH AVE SE	D	0	2024/2465	A	\$13,200	\$186,810	\$200,010	9/3/2024	\$177,000	113.00
^ 17	1 07-03-352-002	TRIPOLI-1	403 1ST ST SE	D	0	2024/0967	A	\$13,200	\$47,590	\$60,790	4/17/2024	\$43,900	138.47
								\$259,350	\$1,788,980	\$2,048,330			\$2,100,800

Building Residual \$1,841,450  
 Indicated Map Factor N/A

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