

2024 Elba Residential Acre Rate Used

03-002-009-70	10381 E GARFIELD RD	04/07/22	\$140,000	WD	03-ARM'S LENGTH	\$140,000
03-005-007-30	7741 E GARFIELD RD	06/06/23	\$404,000	WD	03-ARM'S LENGTH	\$404,000
03-010-005-10	7200 S WOODBRIDGE RD	06/12/23	\$205,000	WD	03-ARM'S LENGTH	\$205,000
03-017-008-01	8982 S RANSOM RD	04/03/23	\$159,900	WD	03-ARM'S LENGTH	\$159,900
03-018-008-20	8562 S MC CLELLAND RD	08/27/21	\$299,000	WD	03-ARM'S LENGTH	\$299,000
03-022-005-10	9163 S BARRY RD	12/10/21	\$95,000	WD	03-ARM'S LENGTH	\$95,000
03-026-006-10	10539 S WOODBRIDGE RD	08/05/22	\$215,000	WD	03-ARM'S LENGTH	\$215,000
03-029-004-10	7588 E GRENLUND RD	10/28/22	\$240,000	WD	03-ARM'S LENGTH	\$240,000
03-029-011-00	10701 S MC CLELLAND RD	03/31/22	\$240,000	WD	03-ARM'S LENGTH	\$240,000
03-030-003-00	10652 S MC CLELLAND RD	02/16/23	\$46,000	WD	03-ARM'S LENGTH	\$46,000
03-030-018-20	6652 E GRENLUND RD	10/22/21	\$100,000	WD	03-ARM'S LENGTH	\$100,000
03-034-010-00	11239 S BARRY RD	10/27/21	\$280,000	WD	03-ARM'S LENGTH	\$280,000
Totals:			\$2,423,900			\$2,423,900

2024 Elba Residential Acre Rate Not Used

03-020-008-01	9750 S RANSOM RD	12/09/22	\$35,000	WD	03-ARM'S LENGTH	\$35,000
03-026-001-10	10200 S MASON RD	05/19/23	\$70,000	WD	03-ARM'S LENGTH	\$70,000
03-028-016-10	10224 S RANSOM RD	01/20/23	\$74,000	WD	03-ARM'S LENGTH	\$74,000
03-010-004-00	7200 S WOODBRIDGE RD	04/07/23	\$399,000	WD	03-ARM'S LENGTH	\$399,000
03-010-005-00	7400 S WOODBRIDGE RD	04/07/23	\$399,000	WD	03-ARM'S LENGTH	\$399,000
03-012-003-10	E GARFIELD (11000) RD	04/15/21	\$0	LC	03-ARM'S LENGTH	\$0
03-013-012-03	E COUNTY LINE RD (8000)	07/14/22	\$335,000	WD	03-ARM'S LENGTH	\$335,000

2024 Elba Residential Acre Rate Used

\$60,600	43.29	\$121,053	\$100,871	\$81,924	0.0	0.0
\$129,800	32.13	\$256,800	\$185,200	\$38,000	0.0	0.0
\$46,700	22.78	\$93,122	\$187,878	\$76,000	0.0	0.0
\$64,100	40.09	\$126,147	\$44,734	\$10,981	0.0	0.0
\$114,700	38.36	\$226,920	\$110,913	\$38,833	660.0	660.0
\$29,600	31.16	\$57,576	\$48,924	\$11,500	0.0	0.0
\$40,000	18.60	\$87,096	\$143,027	\$15,123	0.0	0.0
\$71,800	29.92	\$156,139	\$98,511	\$14,650	0.0	0.0
\$75,900	31.63	\$141,261	\$113,389	\$14,650	0.0	0.0
\$21,600	46.96	\$49,964	\$10,736	\$14,700	0.0	0.0
\$32,400	32.40	\$64,673	\$47,827	\$12,500	180.0	247.0
\$97,600	34.86	\$177,222	\$126,878	\$24,100	0.0	0.0
\$784,800		\$1,557,973	\$1,218,888	\$352,961	840.0	
Sale. Ratio =>	32.38		Average			
Std. Dev. =>	8.02		per FF=>		\$1,451	

2024 Elba Residential acre Rate

15,100.00

2024 Elba Residential Acre Rate Not Used

\$32,400	92.57	\$75,716	(\$21,228)	\$19,488	0.0	0.0
\$37,900	54.14	\$107,191	(\$27,195)	\$9,996	0.0	0.0
\$42,300	57.16	\$97,278	(\$4,778)	\$18,500	0.0	0.0
\$131,200	32.88	\$261,872	\$365,342	\$228,214	0.0	0.0
\$131,200	32.88	\$261,872	\$365,342	\$228,214	0.0	0.0
\$57,000	#DIV/0!	\$114,000	\$0	\$114,000	0.0	0.0
\$100,600	30.03	\$203,920	\$307,543	\$176,463	0.0	0.0

2024 Elba Residential Acre Rate Used

26.00	26.00	#DIV/0!	\$3,880	\$0.09	0.00	4030 1103/142
10.00	10.00	#DIV/0!	\$18,520	\$0.43	0.00	4030 2023R-00727
20.00	20.00	#DIV/0!	\$9,394	\$0.22	0.00	4030
0.83	0.83	#DIV/0!	\$53,896	\$1.24	0.00	4030
10.00	10.00	\$168	\$11,091	\$0.25	660.00	4030 1088/40
1.00	1.00	#DIV/0!	\$48,924	\$1.12	0.00	4030 1095/1142
2.15	2.15	#DIV/0!	\$66,524	\$1.53	0.00	4030 1108/417
2.00	2.00	#DIV/0!	\$49,256	\$1.13	0.00	4030
2.00	2.00	#DIV/0!	\$56,695	\$1.30	0.00	4030 100/1243
1.00	1.00	#DIV/0!	\$10,736	\$0.25	0.00	4030 1115/1437
1.00	1.00	\$266	\$47,827	\$1.10	180.00	4030 1091/1181
5.00	5.00	#DIV/0!	\$25,376	\$0.58	0.00	4030 1106/449
80.98	80.98					
Average			Average			
per Net Acre=>	15,051.72		per SqFt=>	\$0.35		

2024 Elba Residential Acre Rate Not Used

2.26	2.26	#DIV/0!	(\$9,393)	(\$0.22)	0.00	4030 1113/1176
0.68	0.68	#DIV/0!	(\$39,993)	(\$0.92)	0.00	4030 2023R-00439
2.00	2.00	#DIV/0!	(\$2,389)	(\$0.05)	0.00	4030 1115/393
60.00	40.00	#DIV/0!	\$6,089	\$0.14	0.00	4030
60.00	20.00	#DIV/0!	\$6,089	\$0.14	0.00	4030
40.00	40.00	#DIV/0!	\$0	\$0.00	0.00	4030 1089/397
56.02	56.02	#DIV/0!	\$5,490	\$0.13	0.00	4030 1106/245

2024 Elba Residential Acre Rates

15,100 2024 Residential Acre Rate

4,200 2024 Over 10 Acre Residential Rate

1 Acre	15,100	15,100
1.5 Acre	15,100	22,650
2 Acre	15,100	30,200
2.5 Acre	15,100	37,750
3 Acre	15,100	45,300
4 Acre	15,100	60,400
5 Acre	15,100	75,500
7 Acre	15,100	105,700
10 Acre	15,100	151,000
15 Acre	4,200	63,000
20 Acre	4,200	84,000
25 Acre	4,200	105,000
30 Acre	4,200	126,000
40 Acre	4,200	168,000
50 Acre	4,200	210,000
100 Acre	4,200	420,000

Residential parcels over 10 acres are based on the Residential Large Acre Rate of \$4,200