City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

ECF	#	Street	Parcel ID	Date	Price	2016 A/V	2016 Ratio	2017 A/V	2017 Ratio	Type	Cls	Yr Blt	Sq Ft	BsmSF	RecFin	LivFin	W/O	FBth	HBth	$/Sq Ft
01A	2088	Gulliver	88-20-01-112-007	10/07/15	173,000	74,370	42.99	76,400	44.16	Bungalow	CD	1949	937	744	450	0	0	1	1	184.63
01A	2036	Chancery	88-20-01-108-004	11/05/15	128,000	72,690	56.79	70,900	55.39	Bungalow	CD	1942	984	672	0	0	0	1	0	130.08
01A	2133	Jarman	88-20-01-103-007	07/02/15	310,000	148,960	48.05	148,550	47.92	Colonial	C	1951	2,216	0	0	0	0	2	1	139.89
01A	2139	Stirling	88-20-01-109-012	04/14/16	160,000	83,760	52.35	84,310	52.69	Ranch	C	1958	1,026	1,026	0	800	0	1	0	155.95
01A	2126	Jarman	88-20-01-105-017	07/26/16	151,800	94,910	62.52	80,760	53.20	Ranch	D	1976	1,110	0	0	0	0	1	0	136.76
01A	2161	Jarman	88-20-01-103-008	07/20/16	148,500	74,670	50.28	75,090	50.57	Ranch	CD	1940	1,334	0	0	0	0	1	0	111.32
6					1,071,300	549,360	51.28	536,010	50.03				7,607							140.83
	2				301,000					Bungalow			1,921							156.69
	1				310,000					Colonial			2,216							139.89
01A	3				460,300					Ranch			3,470							132.65
01B	6144	Smithfield	88-20-01-355-009	12/12/14	300,000	159,530	53.18	163,550	54.52	Colonial	C	1990	2,234	1,491	1,200	0	0	2	1	134.29
01B	6172	Smithfield	88-20-01-355-007	04/24/15	350,000	171,760	49.07	176,320	50.38	Colonial	C	1991	2,283	1,382	0	1,105	0	2	1	153.31
01B	6142	Silverstone	88-20-01-353-009	06/03/16	326,625	147,240	45.08	150,810	46.17	Colonial	C	1988	2,302	1,397	0	0	0	2	1	141.89
01B	6157	Smithfield	88-20-01-354-015	09/23/16	288,000	140,540	48.80	144,120	50.04	Colonial	C	1993	2,303	1,393	0	0	0	2	1	125.05
01B	6259	Smithfield	88-20-01-354-008	06/20/16	286,000	142,030	49.66	145,560	50.90	Colonial	C	1988	2,349	1,712	0	0	0	2	1	121.75
01B	6201	Brittany Tree	88-20-01-355-018	05/21/15	350,000	163,120	46.61	167,240	47.78	Colonial	C	1989	2,414	1,521	0	741	0	2	1	144.99
01B	2224	Normandy	88-20-01-352-006	08/17/16	304,000	152,970	50.32	156,700	51.55	Colonial	C	1987	2,494	1,521	0	0	0	3	0	121.89
01B	2208	Normandy	88-20-01-352-005	03/21/16	325,000	150,370	46.27	154,020	47.39	Colonial	C	1987	2,509	1,521	0	0	0	2	1	129.53
01B	6143	Smithfield	88-20-01-354-016	06/14/16	245,000	126,360	51.58	129,440	52.83	Ranch	C	1992	1,746	1,746	0	0	0	2	1	140.32
9					2,774,625	1,353,920	48.80	1,387,760	50.02				20,634							134.47
	8				2,529,625					Colonial			18,888							133.93
01B	1				245,000					Ranch			1,746							132.65
01C	2888	Ranieri	88-20-01-429-004	07/21/15	305,000	139,350	45.69	152,930	50.14	Colonial	C	1993	2,239	1,194	0	0	0	2	1	136.22
01C	2842	Ranieri	88-20-01-429-001	12/12/14	329,900	137,430	41.66	149,790	45.40	Colonial	C	1974	2,425	1,054	1,000	0	0	2	1	136.04
01C	2638	Ronald	88-20-01-403-001	05/22/15	320,000	165,390	51.68	177,400	55.44	Colonial	C	1976	2,460	1,369	1,200	0	0	3	1	130.08
01C	6136	Evanswood	88-20-01-476-059	01/15/16	480,000	228,560	47.62	239,370	49.87	Colonial	C	1995	3,355	2,566	1,075	0	0	2	2	143.07
01C	2637	Ronald	88-20-01-402-007	05/02/16	331,975	149,490	45.03	164,100	49.43	Ranch	C	1980	2,434	2,170	700	0	0	2	1	136.39
5					1,766,875	820,220	46.42	883,590	50.01				12,913							136.83
	4				1,434,900					Colonial			10,479							136.93
01C	1				331,975					Ranch			2,434							136.39
01E	6621	Ravenna	88-20-01-111-010	05/29/15	351,000	166,500	47.44	169,140	48.19	Colonial	C	1996	2,380	935	1,033	0	0	3	1	147.48
01E	2831	Chippewa	88-20-01-430-007	08/09/16	292,500	148,320	50.71	159,700	54.60	Ranch	C	1995	1,914	1,914	0	0	0	2	0	152.82
01E	6261	Seminole	88-20-01-477-004	09/09/16	325,000	141,740	43.61	155,310	47.79	Ranch	C	1993	2,012	2,012	0	0	0	2	1	161.53
3					968,500	456,560	47.14	484,150	49.99				6,306							153.58
	1				351,000					Colonial			2,380							147.48
01E	2				617,500					Ranch			3,926							157.28

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

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01F	6416	Southpointe	88-20-01-154-001	08/15/16	414,900	202,880	48.90	207,460	50.00	Colonial	BC	1995	3,067	1,722	1,266	0	0	2	1	135.28
1					414,900	202,880	48.90	207,460	50.00				3,067							135.28
01G	2950	Briarwood	88-20-01-481-016	01/29/16	346,500	188,830	54.50	188,430	54.38	Colonial	BC	1999	3,042	1,721	0	0	0	2	1	113.91
01G	2840	Briarwood	88-20-01-481-006	06/10/16	417,500	187,720	44.96	187,310	44.86	Colonial	BC	1999	3,074	1,721	0	0	0	2	1	135.82
01G	2911	Manorwood	88-20-01-479-016	03/30/15	361,000	189,360	52.45	188,910	52.33	Colonial	BC	1997	3,094	1,752	0	0	0	2	1	116.68
01G	2791	Briarwood	88-20-01-480-003	12/22/14	398,900	197,730	49.57	197,250	49.45	Colonial	BC	1998	3,149	1,817	0	0	0	2	1	126.68
4					1,523,900	763,640	50.11	761,900	50.00				12,359							123.30
01M	6135	Evanswood	88-20-01-451-035	07/29/16	527,500	49,110	9.31	263,890	50.03	Colonial	B	2015	3,446	1,832	0	0	0	3	1	153.08
01M	6194	Meadowlark	88-20-01-451-027	08/18/16	477,000	214,840	45.04	233,740	49.00	Colonial	B	2004	3,528	1,963	0	0	0	3	0	135.20
01M	2556	Songbird	88-20-01-451-038	05/06/16	530,000	110,790	20.90	269,530	50.85	Colonial	B	2015	3,576	1,820	0	0	0	4	0	148.21
3					1,534,500	374,740	24.42	767,160	49.99				10,550							145.45
01P	6067	Mayapple	88-20-01-356-004	05/08/15	453,000	209,890	46.33	233,440	51.53	Colonial	BC	2006	2,861	1,548	1,200	0	0	3	1	158.34
01P	6192	Mayapple	88-20-01-356-016	08/01/16	467,500	204,180	43.67	226,950	48.55	Colonial	BC	2006	3,079	1,654	0	0	0	2	1	151.84
2					920,500	414,070	44.98	460,390	50.02				5,940							154.97
02C	6180	Atkins	88-20-02-452-003	09/03/15	265,000	129,620	48.91	136,440	51.49	Colonial	C	1977	1,754	972	0	0	0	3	1	151.08
02C	6669	Emerald Lake	88-20-02-254-003	06/01/15	283,000	128,460	45.39	135,110	47.74	Colonial	C	1974	1,793	725	0	0	0	2	1	157.84
02C	6239	Walker	88-20-02-376-001	08/20/15	250,000	115,030	46.01	120,420	48.17	Colonial	C	1967	1,815	675	0	0	0	1	1	137.74
02C	6316	Walker	88-20-02-377-038	03/24/15	262,000	132,920	50.73	139,810	53.36	Colonial	C	1971	1,982	980	0	490	0	2	1	132.19
02C	6153	Sandshores	88-20-02-377-024	09/24/15	253,000	122,570	48.45	128,530	50.80	Colonial	C	1966	2,006	750	0	0	0	2	1	126.12
02C	6176	Atkins	88-20-02-451-006	09/19/16	323,138	145,480	45.02	153,740	47.58	Colonial	C	1986	2,052	1,297	0	0	0	2	1	157.47
02C	6382	Walker	88-20-02-378-038	08/10/15	299,000	147,200	49.23	153,910	51.47	Colonial	C	1970	2,078	725	400	0	0	2	1	143.89
02C	6323	Walker	88-20-02-326-020	03/27/15	305,850	145,090	47.44	152,860	49.98	Colonial	C	1971	2,371	725	725	0	0	2	1	129.00
8					2,240,988	1,066,370	47.58	1,120,820	50.01				15,851							141.38
02D	1081	Hartwig	88-20-02-102-006	01/18/16	145,000	77,410	53.39	79,980	55.16	Colonial	CD	1921	1,152	696	0	0	0	1	0	125.87
02D	1120	Hartwig	88-20-02-103-010	09/17/15	259,900	125,710	48.37	130,300	50.13	Colonial	C	1994	1,587	632	500	0	0	1	1	163.77
02D	1390	Cambria	88-20-02-130-003	08/26/16	248,000	104,990	42.33	110,630	44.61	Ranch	C	1942	2,112	0	0	0	0	2	0	117.42
02D	1415	Cambria	88-20-02-128-012	08/21/15	250,000	129,310	51.72	130,850	52.34	Ranch	C	1978	2,165	0	0	0	0	2	1	115.47
4					902,900	437,420	48.45	451,760	50.03				7,016							128.69
	2				404,900					Colonial			2,739							147.83
02D	2				498,000					Ranch			4,277							116.44

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

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02E	1171	Congress	88-20-02-301-028	02/10/16	330,000	156,790	47.51	162,700	49.30	Colonial	C	1991	2,002	1,541	1,024	0	0	3	1	164.84
02E	6740	Redford	88-20-02-203-044	09/04/15	340,000	157,590	46.35	163,610	48.12	Colonial	C	1994	2,141	1,540	0	0	0	2	1	158.80
02E	1051	Congress	88-20-02-301-018	05/04/16	312,500	154,350	49.39	160,120	51.24	Colonial	C	1990	2,340	1,302	0	0	0	2	1	133.55
02E	1257	Hartwig	88-20-02-129-019	05/31/16	330,000	154,490	46.82	170,180	51.57	Colonial	C	2004	2,346	1,123	900	0	0	3	1	140.66
02E	6729	Eckerman	88-20-02-103-026	04/14/15	345,000	165,830	48.07	172,440	49.98	Colonial	C	2003	2,404	1,107	0	1,008	0	3	1	143.51
5					1,657,500	789,050	47.60	829,050	50.02				11,233							147.56
02L	6325	Emerald Lake	88-20-02-378-042	09/21/15	290,000	156,540	53.98	158,550	54.67	Colonial	C	1968	2,006	750	0	0	0	2	1	144.57
02L	6497	John R	88-20-02-277-010	07/29/15	393,250	177,110	45.04	190,510	48.45	Colonial	C	1974	2,298	1,200	850	0	1	3	1	171.13
02L	1707	Three Lakes	88-20-02-277-016	10/15/15	295,000	146,070	49.52	147,880	50.13	Ranch	C	1970	1,468	1,208	0	0	1	2	1	200.95
02L	1561	Pebble Point	88-20-02-402-011	05/13/16	277,500	142,850	51.48	144,520	52.08	Ranch	C	1968	1,536	1,250	0	0	1	1	1	180.66
02L	6311	Emerald Lake	88-20-02-378-043	09/14/16	330,000	146,460	44.38	156,610	47.46	Ranch	C	1968	1,696	1,234	1,000	0	0	2	1	194.58
02L	6253	Atkins	88-20-02-426-022	07/29/15	325,000	156,220	48.07	158,490	48.77	Ranch	C	1978	1,704	1,676	0	0	0	2	1	190.73
02L	1706	Three Lakes	88-20-02-426-007	10/24/14	332,900	161,390	48.48	165,230	49.63	Ranch	C	1977	1,731	1,107	0	0	0	2	0	192.32
02L	6500	Emerald Lake	88-20-02-253-034	10/10/14	325,000	177,240	54.54	179,900	55.35	Ranch	C	1972	1,906	1,906	700	0	1	2	0	170.51
02L	6221	Sandy Point	88-20-02-378-062	02/25/15	364,500	180,970	49.65	183,720	50.40	Ranch	C	1967	2,226	1,327	1,000	0	1	3	1	163.75
02L	6221	Sandy Point	88-20-02-378-062	08/20/15	382,000	180,970	47.37	183,720	48.09	Ranch	C	1967	2,226	1,327	1,000	0	1	3	1	171.61
02L	6222	Emerald Lake	88-20-02-402-024	08/02/16	335,000	153,820	45.92	155,760	46.50	T-Quad	C	1968	2,098	648	0	0	0	1	2	159.68
11					3,650,150	1,779,640	48.76	1,824,890	49.99				20,895							174.69
	2				683,250					Colonial			4,304							158.75
	8				2,631,900					Ranch			14,493							181.60
02L	1				335,000					T-Quad			2,098							159.68
02M	1185	Cambria	88-20-02-107-005	08/12/15	434,900	217,730	50.06	217,920	50.11	Colonial	BC	2008	3,042	1,985	0	0	0	2	1	142.97
02M	1241	Cambria	88-20-02-107-001	07/02/15	470,000	234,720	49.94	235,050	50.01	Colonial	BC	2015	3,392	1,705	0	0	0	3	1	138.56
2					904,900	452,450	50.00	452,970	50.06				6,434							140.64
02R	1742	Three Lakes	88-20-02-278-009	08/30/16	275,000	125,960	45.80	132,870	48.32	Ranch	C	1974	1,404	1,064	0	0	0	2	0	195.87
02R	6039	Walker	88-20-02-376-013	10/21/14	222,500	112,110	50.39	119,060	53.51	Ranch	C	1967	1,485	1,485	1,114	0	0	1	1	149.83
02R	6805	Emerald Shores	88-20-02-227-014	10/29/15	267,000	128,030	47.95	136,810	51.24	Ranch	C	1977	1,693	1,677	0	0	0	2	1	157.71
02R	6940	Northpoint	88-20-02-226-011	06/23/15	270,000	128,440	47.57	137,260	50.84	Ranch	C	1977	1,696	1,675	0	0	0	2	1	159.20
02R	6721	Emerald Lake	88-20-02-254-005	04/07/16	265,000	122,600	46.26	130,730	49.33	Ranch	C	1973	1,800	1,506	0	0	0	2	0	147.22
02R	6279	Sandshores	88-20-02-377-015	09/01/15	258,500	115,100	44.53	122,330	47.32	T-Quad	C	1967	1,992	696	0	0	1	2	1	129.77
6					1,558,000	732,240	47.00	779,060	50.00				10,070							154.72
	5				1,299,500					Ranch			8,078							160.87
02R	1				258,500					T-Quad			1,992							129.77

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

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03A	667	Lovell	88-20-03-226-039	03/15/16	275,000	113,320	41.21	137,130	49.87	Colonial	C	1987	2,134	1,252	0	0	0	3	1	128.87
03A	6735	Montclair	88-20-03-127-029	03/17/15	170,000	85,330	50.19	90,980	53.52	Colonial	C	1948	2,164	0	0	0	0	2	0	78.56
03A	6600	Norton	88-20-03-252-002	01/09/15	180,000	84,550	46.97	90,140	50.08	Ranch	C	1990	1,246	0	0	0	0	1	1	144.46
03A	783	Hannah	88-20-03-252-027	09/26/16	244,000	94,870	38.88	110,570	45.32	Ranch	C	1993	1,585	1,585	1,200	0	0	3	0	153.94
03A	531	South Blvd	88-20-03-127-050	01/28/16	349,900	172,630	49.34	180,560	51.60	Ranch	C	2013	2,759	1,739	0	0	0	3	0	126.82
5					1,218,900	550,700	45.18	609,380	49.99				9,888							123.27
	2				445,000					Colonial			4,298							103.54
03A	3				773,900					Ranch			5,590							138.44
03C	158	Telford	88-20-03-351-014	06/30/15	440,000	216,780	49.27	216,810	49.28	Colonial	BC	1990	2,540	1,615	1,200	0	0	3	0	173.23
03C	31	Telford	88-20-03-301-053	09/03/15	385,000	195,720	50.84	195,830	50.86	Colonial	BC	1993	3,360	1,792	0	0	0	3	1	114.58
2					825,000	412,500	50.00	412,640	50.02				5,900							139.83
03D	807	Lovell	88-20-03-226-047	05/27/16	396,000	187,980	47.47	185,780	46.91	Colonial	BC	2015	3,187	1,553	0	0	0	2	1	124.25
03D	826	Marengo	88-20-03-279-031	10/05/15	172,000	92,830	53.97	91,480	53.19	Ranch	C	1956	948	924	0	0	0	1	0	181.43
03D	985	Deetta	88-20-03-277-020	09/19/16	196,700	105,000	53.38	101,410	51.56	Ranch	C	1961	1,776	0	0	0	0	2	0	110.75
03D	852	Deetta	88-20-03-278-004	10/09/15	175,000	93,620	53.50	91,330	52.19	Ranch	CD	1955	1,824	960	0	0	0	2	0	95.94
4					939,700	479,430	51.02	470,000	50.02				7,735							121.49
	1				396,000					Colonial			3,187							124.25
03D	3				543,700					Ranch			4,548							119.55
03E	6530	Livernois	88-20-03-152-003	05/22/15	375,000	168,440	44.92	193,820	51.69	Colonial	BC	2014	3,023	1,479	0	0	0	2	1	124.05
03E	472	Hurst	88-20-03-178-012	04/24/15	169,900	90,020	52.98	94,150	55.41	Ranch	C	1955	1,192	1,192	0	0	0	1	0	142.53
03E	6390	Livernois	88-20-03-301-049	08/19/16	148,000	77,740	52.53	81,030	54.75	Ranch	C	1954	1,202	0	0	0	0	1	0	123.13
03E	154	Lesdale	88-20-03-152-009	12/11/14	179,500	92,210	51.37	96,610	53.82	Ranch	C	1958	1,254	1,254	300	0	0	1	1	143.14
03E	316	Booth	88-20-03-326-003	08/09/16	205,000	96,780	47.21	101,660	49.59	Ranch	C	1957	1,380	1,380	690	0	0	1	1	148.55
03E	60	Hurst	88-20-03-153-004	11/17/14	180,000	88,770	49.32	96,670	53.71	Ranch	C	1955	1,392	0	0	0	0	1	0	129.31
03E	665	Ottawa	88-20-03-401-011	08/25/15	230,000	112,720	49.01	115,850	50.37	Ranch	C	1963	1,465	1,465	0	0	0	1	1	157.00
03E	167	Booth	88-20-03-153-018	09/15/16	219,350	99,550	45.38	104,900	47.82	Ranch	C	1965	1,466	1,250	0	0	0	1	1	149.62
03E	317	Lesdale	88-20-03-176-016	06/02/15	230,000	110,190	47.91	115,680	50.30	Ranch	C	1959	1,618	1,008	250	0	0	2	0	142.15
03E	130	Lesdale	88-20-03-152-008	05/17/16	242,500	98,910	40.79	116,620	48.09	Ranch	C	1959	1,684	1,260	1,000	0	0	1	1	144.00
03E	387	Ottawa	88-20-03-302-026	12/22/15	255,000	103,920	40.75	119,270	46.77	Ranch	C	1960	1,795	1,627	880	0	0	1	1	142.06
03E	239	Booth	88-20-03-153-021	12/30/14	189,000	97,880	51.79	102,950	54.47	Ranch	C	1959	1,850	0	0	0	0	2	0	102.16
03E	66	Lovell	88-20-03-151-005	07/01/16	229,900	94,050	40.91	107,350	46.69	Ranch	C	1956	1,866	0	0	0	0	1	1	123.20
03E	144	Booth	88-20-03-302-001	11/27/15	242,000	105,690	43.67	111,690	46.15	Ranch	C	1958	1,968	1,352	0	0	0	1	2	122.97
03E	184	Ottawa	88-20-03-301-009	12/07/15	217,000	102,240	47.12	107,820	49.69	Ranch	C	1955	1,984	598	300	0	0	1	2	109.38
03E	420	Booth	88-20-03-326-007	05/03/16	230,000	100,980	43.90	105,210	45.74	Ranch	C	1956	2,034	0	0	0	0	2	0	113.08
16					3,542,150	1,640,090	46.30	1,771,280	50.01				27,173							130.36
	1				375,000					Colonial			3,023							124.05
03E	15				3,167,150					Ranch			24,150							131.14

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

ECF	#	Street	Parcel ID	Date	Price	2016 A/V	2016 Ratio	2017 A/V	2017 Ratio	Type	Cls	Yr Blt	Sq Ft	BsmSF	RecFin	LivFin	W/O	FBth	HBth	$/Sq Ft
03K	825	Amberwood	88-20-03-228-006	02/23/15	349,900	183,430	52.42	184,290	52.67	Colonial	BC	2014	2,751	1,389	0	0	0	2	1	127.19
03K	788	Amberwood	88-20-03-228-009	10/23/15	436,000	196,690	45.11	197,660	45.33	Colonial	BC	2015	2,844	1,784	0	0	0	3	1	153.31
03K	6960	Norway	88-20-03-228-002	03/16/15	385,000	192,250	49.94	204,870	53.21	Colonial	BC	2014	3,191	1,556	0	0	0	3	1	120.65
03K	6928	Norway	88-20-03-228-004	10/24/14	381,600	190,800	50.00	205,930	53.96	Colonial	BC	2014	3,233	1,561	0	0	0	3	1	118.03
03K	6976	Norway	88-20-03-228-001	09/23/15	425,000	194,800	45.84	195,750	46.06	Colonial	BC	2015	3,458	1,708	0	0	0	3	1	122.90
5					1,977,500	957,970	48.44	988,500	49.99				15,477							127.77
04A	6146	Blackwall	88-20-04-477-003	09/12/16	240,000	114,910	47.88	120,230	50.10	Ranch	C	1978	1,350	1,350	0	0	0	1	1	177.78
04A	387	Troyvally	88-20-04-404-033	08/14/15	315,000	148,120	47.02	157,240	49.92	Ranch	C	1991	2,242	0	0	0	0	2	0	140.50
2					555,000	263,030	47.39	277,470	49.99				3,592							154.51
04B	914	Keaton	88-20-04-153-018	12/22/15	305,000	157,500	51.64	165,540	54.28	Colonial	C	1986	2,215	900	0	0	0	2	1	137.70
04B	6704	Granger	88-20-04-177-003	02/10/15	312,000	158,630	50.84	159,130	51.00	Colonial	C	1979	2,547	995	0	0	0	2	1	122.50
04B	889	Bridge Park	88-20-04-153-007	05/19/15	340,000	170,000	50.00	180,600	53.12	Colonial	C	1978	2,563	995	800	0	0	2	1	132.66
04B	553	Bridge Park	88-20-04-178-021	08/03/16	360,000	158,580	44.05	167,450	46.51	Colonial	C	1979	2,563	995	0	0	0	2	1	140.46
04B	845	Selby	88-20-04-152-011	07/29/16	321,000	158,410	49.35	158,880	49.50	Colonial	C	1978	2,635	1,039	0	0	0	2	1	121.82
04B	809	Bridge Park	88-20-04-154-002	04/16/15	345,000	175,180	50.78	175,920	50.99	Colonial	C	1985	2,684	1,443	0	0	0	2	1	128.54
04B	781	Keaton	88-20-04-155-003	05/10/16	352,500	173,350	49.18	174,090	49.39	Colonial	C	1985	2,743	1,045	0	0	0	2	1	128.51
04B	839	Wesley	88-20-04-303-010	03/24/16	369,900	172,770	46.71	173,480	46.90	Colonial	C	1984	2,779	1,031	0	0	0	2	1	133.11
04B	748	Keaton	88-20-04-154-010	03/24/15	330,000	167,930	50.89	168,630	51.10	Colonial	C	1985	2,832	1,076	0	0	0	2	1	116.53
04B	569	Bridge Park	88-20-04-178-020	08/26/16	387,000	167,050	43.17	176,660	45.65	Colonial	C	1979	2,843	1,126	0	0	0	2	1	136.12
04B	6705	Granger	88-20-04-176-013	04/29/15	354,900	175,780	49.53	176,500	49.73	Colonial	C	1984	2,876	1,074	0	0	0	2	1	123.40
04B	6721	Granger	88-20-04-176-012	02/03/16	329,000	176,270	53.58	176,850	53.75	Colonial	C	1979	2,886	1,126	750	0	0	3	0	114.00
04B	888	Wesley	88-20-04-302-007	11/09/15	310,000	153,440	49.50	153,890	49.64	T-Quad	C	1978	2,441	821	0	0	0	3	1	127.00
13					4,416,300	2,164,890	49.02	2,207,620	49.99				34,607							127.61
	12				4,106,300					Colonial			32,166							127.66
04B	1				310,000					T-Quad			2,441							127.00
04C	6777	Serenity	88-20-04-130-010	12/11/15	284,000	133,480	47.00	138,490	48.76	Colonial	C	1987	2,204	1,246	0	0	0	2	1	128.86
04C	6800	Houghten	88-20-04-203-019	07/18/16	290,000	129,540	44.67	134,270	46.30	Colonial	C	1985	2,204	943	0	0	0	2	1	131.58
04C	6866	Serenity	88-20-04-128-003	06/18/15	252,000	132,800	52.70	137,750	54.66	Colonial	C	1986	2,347	793	0	0	0	2	1	107.37
04C	6785	Serenity	88-20-04-130-006	03/10/15	278,000	136,540	49.12	141,710	50.97	Colonial	C	1985	2,370	1,348	0	0	0	2	1	117.30
04C	6850	Serenity	88-20-04-128-005	10/21/14	235,000	120,990	51.49	125,190	53.27	Ranch	C	1986	1,572	1,557	0	0	0	2	0	149.49
04C	6778	Serenity	88-20-04-206-011	06/27/16	336,000	131,190	39.04	160,380	47.73	Ranch	C	1987	1,916	1,879	1,600	0	0	2	1	175.37
6					1,675,000	784,540	46.84	837,790	50.02				12,613							132.80
	4				1,104,000					Colonial			9,125							120.99
04C	2				571,000					Ranch			3,488							163.70

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

ECF	#	Street	Parcel ID	Date	Price	2016 A/V	2016 Ratio	2017 A/V	2017 Ratio	Type	Cls	Yr Blt	Sq Ft	BsmSF	RecFin	LivFin	W/O	FBth	HBth	$/Sq Ft
04F	860	Jordan	88-20-04-305-021	06/01/16	331,000	167,230	50.52	178,560	53.95	Colonial	C	1990	2,582	1,414	0	0	0	2	1	128.20
04F	821	Jordan	88-20-04-353-017	08/30/16	325,000	148,440	45.67	157,870	48.58	Ranch	C	1990	1,816	1,778	0	0	0	2	1	178.96
04F	853	Jordan	88-20-04-353-015	07/18/16	360,000	161,050	44.74	171,760	47.71	Ranch	C	1990	2,204	2,171	0	0	0	2	1	163.34
3					1,016,000	476,720	46.92	508,190	50.02				6,602							153.89
	1				331,000					Colonial			2,582							128.20
04F	2				685,000					Ranch			4,020							170.40
04G	670	Andrew	88-20-04-131-008	08/05/16	375,000	186,190	49.65	191,230	50.99	Colonial	C	1992	2,749	1,551	780	0	0	2	1	136.41
04G	6882	Jasmine	88-20-04-132-014	12/17/15	410,000	215,740	52.62	222,010	54.15	Colonial	C	1995	2,798	2,099	1,800	0	0	3	1	146.53
04G	6904	Granger	88-20-04-126-023	12/04/15	489,900	206,800	42.21	226,050	46.14	Colonial	C	1995	3,283	2,404	0	1,600	0	3	3	149.22
04G	6813	Jasmine	88-20-04-134-008	06/10/15	432,000	197,850	45.80	203,400	47.08	Colonial	C	1994	3,292	1,959	1,500	0	0	2	1	131.23
04G	6870	Jasmine	88-20-04-132-015	07/13/15	485,000	245,860	50.69	253,350	52.24	Colonial	B	1996	3,313	2,106	0	0	0	2	1	146.39
04G	6868	Granger	88-20-04-126-026	10/27/15	340,000	164,810	48.47	169,020	49.71	Ranch	C	1991	2,106	2,047	900	0	1	3	1	161.44
04G	6988	Granger	88-20-04-126-016	11/03/14	322,000	170,700	53.01	175,370	54.46	Ranch	C	1992	2,132	2,132	0	1,600	1	3	0	151.03
04G	633	Oakland	88-20-04-130-013	08/22/16	348,000	156,740	45.04	160,640	46.16	Ranch	C	1991	2,184	2,152	0	0	0	3	0	159.34
8					3,201,900	1,544,690	48.24	1,601,070	50.00				21,857							146.49
	5				2,191,900					Colonial			15,435							142.01
04G	3				1,010,000					Ranch			6,422							157.27
04H	6579	Vernmoor	88-20-04-256-005	07/20/16	262,000	125,400	47.86	126,540	48.30	Colonial	C	1966	1,913	687	300	0	0	2	1	136.96
04H	6828	Vernmoor	88-20-04-204-007	05/19/16	280,000	141,210	50.43	143,150	51.13	Ranch	C	1966	2,207	1,823	0	0	0	2	1	126.87
04H	6255	Elmoor	88-20-04-378-012	03/22/16	257,000	118,580	46.14	126,980	49.41	T-Quad	C	1965	1,971	675	0	0	0	1	1	130.39
04H	6666	Houghten	88-20-04-252-004	06/30/16	260,000	139,350	53.60	140,660	54.10	T-Quad	C	1970	2,272	700	0	0	0	2	0	114.44
04H	6458	Herbmoor	88-20-04-328-002	10/15/15	267,000	125,340	46.94	126,630	47.43	Tri-Level	C	1962	1,781	0	0	0	0	2	1	149.92
04H	6888	Vernmoor	88-20-04-204-002	10/21/15	259,000	123,280	47.60	124,490	48.07	Tri-Level	C	1970	1,859	0	0	0	0	2	0	139.32
04H	6484	Elmoor	88-20-04-329-001	08/15/16	230,000	117,280	50.99	119,570	51.99	Tri-Level	C	1961	2,138	0	0	0	0	2	0	107.58
7					1,815,000	890,440	49.06	908,020	50.03				14,141							128.35
	1				262,000					Colonial			1,913							136.96
	1				280,000					Ranch			2,207							126.87
	2				517,000					T-Quad			4,243							121.85
04H	3				756,000					Tri-Level			5,778							130.84
04J		In Support																		
04K	314	Belle Meade	88-20-04-451-040	04/29/16	560,000	191,430	34.18	280,060	50.01	Colonial	B	1997	3,156	1,681	500	0	0	3	1	177.44
1					560,000	191,430	34.18	280,060	50.01				3,156							177.44

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

ECF	#	Street	Parcel ID	Date	Price	2016 A/V	2016 Ratio	2017 A/V	2017 Ratio	Type	Cls	Yr Blt	Sq Ft	BsmSF	RecFin	LivFin	W/O	FBth	HBth	$/Sq Ft
04M	26	Pine Creek	88-20-03-301-069	11/17/14	458,000	229,000	50.00	248,670	54.29	Colonial	B	1998	3,534	1,772	0	1,440	1	4	1	129.60
04M	75	Pine Creek	88-20-03-301-080	11/16/15	706,530	305,600	43.25	333,820	47.25	Colonial	B	2015	3,842	2,045	0	0	0	3	1	183.90
2					1,164,530	534,600	45.91	582,490	50.02				7,376							157.88
04P	6828	Merrick	88-20-04-100-068	07/13/16	555,000	217,900	39.26	277,570	50.01	Colonial	BC	2011	4,221	2,112	0	0	0	4	1	131.49
1					555,000	217,900	39.26	277,570	50.01				4,221							131.49
05B	1081	Barton Way	88-20-05-478-010	08/10/16	349,900	164,180	46.92	169,740	48.51	Colonial	C	1986	2,016	731	0	0	0	2	1	173.56
05B	1133	Barton Way	88-20-05-478-006	07/20/15	385,000	176,400	45.82	182,580	47.42	Colonial	C	1986	2,326	732	384	0	0	2	1	165.52
05B	6338	Denton	88-20-05-427-012	02/19/16	323,000	160,690	49.75	166,320	51.49	Colonial	C	1985	2,393	1,028	0	0	0	2	1	134.98
05B	6235	Ledwin	88-20-05-451-007	07/22/15	438,000	194,270	44.35	201,550	46.02	Colonial	C	1983	2,504	1,021	0	0	0	2	1	174.92
05B	6350	Denton	88-20-05-427-010	12/22/14	340,000	164,210	48.30	170,030	50.01	Colonial	C	1985	2,528	1,437	0	0	0	2	1	134.49
05B	1056	Falcon	88-20-05-428-018	09/25/15	439,000	214,390	48.84	222,510	50.69	Colonial	C	1986	2,570	1,928	0	950	0	3	1	170.82
05B	6440	Elsey	88-20-05-404-005	03/09/15	410,000	214,900	52.41	223,290	54.46	Colonial	C	1983	2,640	705	0	1,200	0	2	1	155.30
05B	1305	Kinlock	88-20-05-452-001	10/16/15	390,000	186,100	47.72	192,710	49.41	Colonial	C	1984	2,719	711	0	0	0	2	1	143.44
05B	1168	Falcon	88-20-05-478-015	05/09/16	331,000	161,200	48.70	166,600	50.33	Ranch	C	1986	1,707	1,696	0	0	0	2	0	193.91
05B	6291	Ledwin	88-20-05-451-005	08/28/15	333,000	164,650	49.44	170,150	51.10	Ranch	C	1983	1,766	1,700	0	0	0	3	0	188.56
05B	6421	Elsey	88-20-05-429-002	08/24/15	302,000	158,930	52.63	164,170	54.36	Ranch	C	1984	1,776	1,710	600	0	0	2	0	170.05
05B	6500	Denton	88-20-05-402-005	12/22/15	370,000	196,840	53.20	194,800	52.65	Ranch	C	1983	1,897	1,573	1,900	0	0	2	0	195.04
05B	1151	Barton Way	88-20-05-478-005	08/19/16	355,000	168,960	47.59	174,790	49.24	Ranch	C	1986	2,080	1,701	0	0	0	2	0	170.67
05B	1425	Falcon	88-20-05-454-006	07/15/15	349,000	163,670	46.90	169,440	48.55	Ranch	C	1984	2,171	1,849	350	0	0	2	1	160.76
05B	6336	Elsey	88-20-05-428-033	06/30/16	385,000	0	0.00	183,540	47.67	Ranch	C	1985	2,239	1,874	0	0	0	2	1	171.95
15					5,499,900	2,489,390	45.26	2,752,220	50.04				33,332							165.00
	8				3,074,900					Colonial			19,696							156.12
05B	7				2,425,000					Ranch			13,636							177.84
05C	6801	Forest Park	88-20-05-128-008	09/03/15	339,000	159,010	46.91	158,240	46.68	Colonial	C	1984	2,127	1,094	880	0	0	3	1	159.38
05C	6721	Mountain	88-20-05-127-004	04/30/15	328,000	172,150	52.48	162,750	49.62	Colonial	C	1985	2,363	1,731	0	0	0	2	1	138.81
05C	1601	Elm	88-20-05-128-005	02/29/16	305,000	173,790	56.98	171,610	56.27	Colonial	C	1984	2,423	1,182	1,057	0	0	2	1	125.88
05C	6926	Mountain	88-20-05-126-008	11/13/15	308,000	168,790	54.80	159,240	51.70	Colonial	C	1986	2,475	1,359	0	0	0	2	1	124.44
05C	6612	Forest Park	88-20-05-176-003	03/18/16	343,900	183,730	53.43	178,510	51.91	Colonial	C	1987	2,672	1,166	694	0	0	2	1	128.71
05C	1707	White Birch	88-20-05-151-026	07/17/15	440,000	203,590	46.27	200,960	45.67	Colonial	C	1987	2,725	893	0	900	0	2	2	161.47
05C	1664	White Birch	88-20-05-151-020	09/13/16	370,000	193,680	52.35	182,600	49.35	Colonial	C	1987	2,876	1,693	0	0	0	2	1	128.65
05C	1671	Apple	88-20-05-151-019	12/01/15	370,000	184,470	49.86	188,410	50.92	Ranch	C	1989	2,323	2,309	2,100	0	0	3	0	159.28
8					2,803,900	1,439,210	51.33	1,402,320	50.01				19,984							140.31
	7				2,433,900					Colonial			17,661							137.81
05C	1				370,000					Ranch			2,323							159.28

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

ECF	#	Street	Parcel ID	Date	Price	2016 A/V	2016 Ratio	2017 A/V	2017 Ratio	Type	Cls	Yr Blt	Sq Ft	BsmSF	RecFin	LivFin	W/O	FBth	HBth	$/Sq Ft
05D	1443	Almond	88-20-05-203-002	03/30/16	370,000	191,900	51.86	205,500	55.54	Colonial	BC	1991	2,394	1,748	1,300	0	0	3	1	154.55
05D	1275	Country	88-20-05-281-003	09/30/15	438,800	200,700	45.74	200,570	45.71	Colonial	BC	1989	2,635	1,506	650	0	0	2	2	166.53
05D	6466	Basswood	88-20-05-402-016	04/29/15	399,900	198,890	49.73	198,740	49.70	Colonial	BC	1989	2,654	2,006	0	0	0	2	1	150.68
05D	6497	Basswood	88-20-05-402-026	06/17/16	422,000	198,490	47.04	223,230	52.90	Colonial	BC	1990	2,798	1,464	1,000	0	0	2	2	150.82
05D	6434	Basswood	88-20-05-402-018	03/17/15	450,000	200,150	44.48	200,040	44.45	Colonial	BC	1990	2,803	1,647	0	0	0	2	1	160.54
05D	6593	Pineway	88-20-05-203-019	08/22/16	367,500	205,060	55.80	204,950	55.77	Colonial	BC	1990	3,061	1,665	0	0	0	2	1	120.06
05D	6619	Pineway	88-20-05-203-021	07/08/15	448,000	219,490	48.99	219,360	48.96	Colonial	BC	1990	3,203	1,819	452	0	0	2	1	139.87
05D	6584	Hill Top	88-20-05-279-008	10/24/14	523,500	246,520	47.09	247,010	47.18	Colonial	BC	2013	3,488	1,808	0	0	0	2	1	150.09
05D	6630	Aurora	88-20-05-203-012	07/27/15	375,000	199,060	53.08	198,930	53.05	Ranch	BC	1989	2,239	1,899	1,700	0	0	2	1	167.49
9					3,794,700	1,860,260	49.02	1,898,330	50.03				25,275							150.14
	8				3,419,700					Colonial			23,036							148.45
05D	1				375,000					Ranch			2,239							167.49
05E	6568	Crabapple	88-20-05-180-001	10/02/15	380,000	192,560	50.67	199,320	52.45	Colonial	BC	1993	2,742	1,902	0	0	0	2	1	138.58
05E	6547	Tamarack	88-20-05-151-043	04/15/16	405,000	188,400	46.52	195,000	48.15	Colonial	BC	1995	2,757	1,606	0	0	0	2	1	146.90
05E	6617	Crabapple	88-20-05-129-046	12/04/15	430,000	189,970	44.18	196,580	45.72	Colonial	BC	1992	2,789	1,677	1,100	0	0	2	1	154.18
05E	6499	Tamarack	88-20-05-181-002	09/28/16	450,000	213,990	47.55	221,860	49.30	Colonial	BC	1995	2,894	1,683	0	1,100	1	3	1	155.49
05E	6523	Tamarack	88-20-05-153-004	10/30/15	410,000	206,130	50.28	213,590	52.10	Colonial	B	1994	3,239	1,866	0	0	0	2	1	126.58
05E	6553	Crabapple	88-20-05-179-003	11/25/15	430,000	211,220	49.12	218,810	50.89	Colonial	BC	1990	3,423	2,291	0	0	0	2	1	125.62
05E	1565	Redbud	88-20-05-177-003	12/29/14	330,000	173,620	52.61	173,150	52.47	Ranch	BC	1989	2,182	2,112	0	0	0	2	1	151.24
7					2,835,000	1,375,890	48.53	1,418,310	50.03				20,026							141.57
	6				2,505,000					Colonial			17,844							140.38
05E	1				330,000					Ranch			2,182							151.24
05F	6049	Country Ridge	88-20-05-354-007	07/31/15	404,000	211,350	52.31	209,500	51.86	Colonial	BC	1993	2,971	1,709	1,600	0	0	2	1	135.98
05F	6169	Country Ridge	88-20-05-351-006	09/19/16	410,000	198,620	48.44	214,140	52.23	Colonial	BC	1990	3,208	1,797	0	0	0	2	1	127.81
05F	6195	Carriage Tr	88-20-05-353-006	05/20/15	489,000	229,900	47.01	227,840	46.59	Colonial	BC	1991	3,241	1,689	0	0	0	2	1	150.88
05F	6184	Carriage Tr	88-20-05-353-002	06/01/16	480,000	242,760	50.58	240,540	50.11	Colonial	BC	1991	3,400	1,917	0	0	0	2	1	141.18
4					1,783,000	882,630	49.50	892,020	50.03				12,820							139.08
05J	6943	Elm Park	88-20-05-101-020	04/20/15	635,000	329,300	51.86	329,240	51.85	Colonial	B	2001	3,457	2,225	1,500	0	0	4	1	183.69
05J	1827	Buckthorn	88-20-05-153-026	07/31/15	700,000	338,200	48.31	338,270	48.32	Colonial	B	1999	4,164	2,288	0	0	0	3	2	168.11
2					1,335,000	667,500	50.00	667,510	50.00				7,621							175.17
05M	6277	Country Ridge	88-20-05-301-047	12/12/14	572,000	286,370	50.06	288,260	50.40	Colonial	B	2005	3,166	1,615	0	1,250	0	3	2	180.67
05M	1868	New Castle	88-20-05-301-068	12/05/14	690,000	340,520	49.35	342,850	49.69	Colonial	B	2005	3,565	1,955	0	1,500	0	4	1	193.55
05M	1740	Fireside	88-20-05-301-035	11/21/14	650,000	324,800	49.97	327,000	50.31	Colonial	B	2005	3,573	1,955	1,200	0	0	4	1	181.92
05M	1814	New Castle	88-20-05-301-065	06/06/16	725,000	342,530	47.25	358,610	49.46	Colonial	B	2005	3,717	2,015	1,300	0	0	3	2	195.05
05M	1874	Wyngate	88-20-05-301-010	07/02/15	805,000	366,200	45.49	368,740	45.81	Colonial	B	2005	3,752	2,038	0	1,900	0	4	2	214.55
05M	6313	Country Ridge	88-20-05-301-049	06/16/15	610,000	312,510	51.23	340,460	55.81	Colonial	B	2005	3,834	2,559	2,000	0	0	3	2	159.10
6					4,052,000	1,972,930	48.69	2,025,920	50.00				21,607							187.53

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

ECF	#	Street	Parcel ID	Date	Price	2016 A/V	2016 Ratio	2017 A/V	2017 Ratio	Type	Cls	Yr Blt	Sq Ft	BsmSF	RecFin	LivFin	W/O	FBth	HBth	$/Sq Ft
06A	6953	Clock Gate	88-20-06-127-014	12/09/15	247,253	132,810	53.71	129,960	52.56	Colonial	C	1963	1,988	837	0	0	0	2	1	124.37
06A	6814	Limerick	88-20-06-102-009	04/09/15	267,000	135,470	50.74	132,520	49.63	Colonial	C	1968	2,156	725	240	0	0	2	1	123.84
06A	6751	Limerick	88-20-06-103-004	06/05/15	283,000	146,270	51.69	143,040	50.54	Colonial	C	1967	2,240	700	280	0	0	2	1	126.34
06A	6997	Beach	88-20-06-127-010	12/18/15	229,000	122,970	53.70	120,280	52.52	Colonial	C	1968	2,296	700	0	0	0	2	1	99.74
06A	2808	Donegal	88-20-06-101-015	02/18/16	274,200	143,910	52.48	140,580	51.27	Colonial	C	1966	2,310	1,324	0	0	0	2	1	118.70
06A	6768	Limerick	88-20-06-102-012	09/15/16	298,900	152,740	51.10	149,160	49.90	Colonial	C	1968	2,433	1,068	0	0	0	2	1	122.85
06A	2757	Limerick	88-20-06-151-008	06/22/15	314,900	156,430	49.68	152,710	48.49	T-Quad	C	1968	2,701	700	500	0	0	2	1	116.59
06A	6916	Dublin Fair	88-20-06-127-004	10/15/14	262,000	140,720	53.71	139,190	53.13	Tri-Level	C	1960	2,706	0	0	0	0	2	1	96.82
06A	2509	Limerick	88-20-06-177-007	07/28/16	368,900	150,130	40.70	166,000	45.00	Tri-Level	C	1964	2,785	0	0	0	0	2	1	132.46
9					2,545,153	1,281,450	50.35	1,273,440	50.03				21,615							117.75
	6				1,599,353					Colonial			13,423							119.15
	1				314,900					T-Quad			2,701							116.59
06A	2				630,900					Tri-Level			5,491							114.90
06B	6743	Johnathon	88-20-06-226-015	04/08/16	403,800	169,680	42.02	193,390	47.89	Colonial	BC	1979	2,774	1,146	0	0	0	2	1	145.57
06B	2079	Mcintosh	88-20-06-226-035	05/22/15	350,000	167,670	47.91	171,470	48.99	Colonial	BC	1979	2,796	1,123	436	0	0	2	1	125.18
06B	2125	Pippin	88-20-06-227-018	08/30/16	412,000	181,970	44.17	200,850	48.75	Colonial	BC	1981	2,921	1,617	0	1,200	1	3	1	141.05
06B	2078	Russet	88-20-06-227-026	04/30/15	360,000	192,730	53.54	197,170	54.77	Colonial	BC	1985	3,243	1,369	1,000	0	0	2	1	111.01
4					1,525,800	712,050	46.67	762,880	50.00				11,734							130.03
06C	6500	Red Oak	88-20-06-253-002	09/21/15	496,000	222,860	44.93	235,700	47.52	Colonial	BC	1978	2,917	1,460	1,300	0	0	3	1	170.04
06C	6463	Shagbark	88-20-06-277-011	01/05/15	520,000	238,500	45.87	252,790	48.61	Colonial	BC	1979	3,321	1,836	0	0	0	2	2	156.58
06C	6467	Tanglewood	88-20-06-278-007	06/01/16	550,000	214,730	39.04	268,010	48.73	Colonial	BC	1979	3,436	1,320	900	0	0	2	2	160.07
06C	2043	Red Maple	88-20-06-426-020	05/27/15	510,000	265,720	52.10	281,900	55.27	Colonial	B	1984	3,498	2,039	0	0	0	2	1	145.80
4					2,076,000	941,810	45.37	1,038,400	50.02				13,172							157.61
06D	2320	Square Lake	88-20-06-453-007	09/28/16	220,000	98,120	44.60	109,200	49.64	Ranch	C	1955	1,683	0	0	0	0	1	1	130.72
06D	2475	Charnwood	88-20-06-452-001	12/21/15	285,000	121,630	42.68	136,260	47.81	Ranch	C	1956	1,708	0	0	0	0	1	1	166.86
06D	6068	Glyndebourne	88-20-06-453-003	10/16/15	300,000	126,080	42.03	142,420	47.47	Ranch	C	1955	2,098	0	0	0	0	1	1	142.99
06D	2974	Bretby	88-20-06-301-003	09/26/16	300,000	122,850	40.95	139,720	46.57	Ranch	C	1954	2,383	0	0	0	0	2	1	125.89
06D	2160	Dalesford	88-20-06-427-008	10/22/15	338,000	143,210	42.37	162,750	48.15	Ranch	C	1955	2,421	0	0	0	0	1	1	139.61
06D	6114	Glyndebourne	88-20-06-453-002	10/09/15	525,000	168,950	32.18	254,240	48.43	Ranch	C	1955	2,949	0	0	0	0	3	0	178.03
06D	2959	Tewksbury	88-20-06-152-001	06/17/16	575,000	293,000	50.96	313,280	54.48	Ranch	BC	2007	3,085	2,813	0	0	0	2	1	186.39
06D	2915	Charnwood	88-20-06-351-003	10/17/14	335,000	173,380	51.76	182,030	54.34	Ranch	C	1954	3,373	0	0	0	0	2	1	99.32
8					2,878,000	1,247,220	43.34	1,439,900	50.03				19,700							146.09
06F	2532	Manchester	88-20-06-352-019	06/16/15	775,000	355,440	45.86	387,740	50.03	Colonial	B	1989	3,505	1,948	1,850	0	0	3	1	221.11
1					775,000	355,440	45.86	387,740	50.03				3,505							221.11

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

ECF	#	Street	Parcel ID	Date	Price	2016 A/V	2016 Ratio	2017 A/V	2017 Ratio	Type	Cls	Yr Blt	Sq Ft	BsmSF	RecFin	LivFin	W/O	FBth	HBth	$/Sq Ft
06L	2557	Lake Charnwood	88-20-06-176-010	05/18/15	380,000	186,620	49.11	190,060	50.02	T-Quad	C	1961	2,638	1,044	870	0	0	3	1	144.05
1					380,000	186,620	49.11	190,060	50.02				2,638							144.05
07A	5820	Sussex	88-20-07-102-020	09/21/15	427,500	213,750	50.00	213,850	50.02	Ranch	C	1974	2,643	892	0	0	0	2	1	161.75
1					427,500	213,750	50.00	213,850	50.02				2,643							161.75
07B	2643	Fox Chase	88-20-07-302-009	09/09/16	442,500	163,080	36.85	214,980	48.58	Colonial	B	1972	2,420	1,156	1,000	0	0	3	1	182.85
07B	2625	Fox Chase	88-20-07-327-001	07/08/16	431,500	186,460	43.21	218,520	50.64	Colonial	B	1972	2,729	1,511	1,150	0	0	3	1	158.12
07B	2618	Devonwood	88-20-07-178-013	02/19/16	495,000	237,860	48.05	264,740	53.48	Colonial	B	1972	2,899	1,607	700	0	0	2	1	170.75
07B	5651	Andover	88-20-07-126-012	07/11/16	494,000	183,750	37.20	233,750	47.32	Colonial	B	1968	2,937	1,526	300	0	0	2	2	168.20
07B	5595	Hunters Gate	88-20-07-176-014	05/26/16	500,000	172,050	34.41	233,600	46.72	Colonial	BC	1969	2,978	1,248	0	650	0	2	1	167.90
07B	2655	Fox Chase	88-20-07-302-007	08/12/16	500,000	201,110	40.22	254,340	50.87	Colonial	B	1971	2,997	1,548	0	0	0	2	1	166.83
07B	2559	Fox Chase	88-20-07-179-001	02/26/16	406,950	175,870	43.22	208,380	51.21	Colonial	B	1971	3,045	1,398	0	0	0	2	1	133.65
07B	2648	Fox Chase	88-20-07-302-001	11/30/15	470,000	209,460	44.57	231,040	49.16	Colonial	B	1972	3,088	1,603	900	0	0	2	2	152.20
07B	2604	Fox Chase	88-20-07-326-008	08/12/16	437,500	208,050	47.55	233,170	53.30	Colonial	B	1973	3,092	1,411	380	0	0	3	1	141.49
07B	2591	Devonwood	88-20-07-180-001	03/11/16	420,000	154,840	36.87	204,360	48.66	Ranch	B	1973	2,073	1,230	0	0	0	2	1	202.60
07B	5600	Hunters Gate	88-20-07-177-008	05/18/16	425,000	170,830	40.20	222,750	52.41	Ranch	B	1969	2,260	2,260	1,800	0	0	3	1	188.05
07B	2579	Haverford	88-20-07-129-010	09/09/16	365,000	160,230	43.90	175,200	48.00	T-Quad	BC	1971	2,974	768	0	0	0	3	0	122.73
12					5,387,450	2,223,590	41.27	2,694,830	50.02				33,492							160.86
	9				4,177,450					Colonial			26,185							159.54
	2				845,000					Ranch			4,333							195.02
07B	1				365,000					T-Quad			2,974							122.73

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

ECF	#	Street	Parcel ID	Date	Price	2016 A/V	2016 Ratio	2017 A/V	2017 Ratio	Type	Cls	Yr Blt	Sq Ft	BsmSF	RecFin	LivFin	W/O	FBth	HBth	$/Sq Ft
07C	2326	Valleyview	88-20-07-402-016	06/30/16	456,000	171,000	37.50	203,250	44.57	Colonial	BC	1974	2,303	1,317	0	1,100	0	3	1	198.00
07C	2445	Valleyview	88-20-07-403-006	08/08/16	337,000	169,990	50.44	173,610	51.52	Colonial	BC	1974	2,303	1,317	600	0	0	2	1	146.33
07C	5340	Corbin	88-20-08-303-009	08/11/15	395,000	195,990	49.62	195,570	49.51	Colonial	BC	1983	2,422	1,304	0	0	0	2	1	163.09
07C	2373	Valleyview	88-20-07-403-012	07/18/16	385,000	176,050	45.73	196,480	51.03	Colonial	BC	1974	2,426	1,502	0	0	0	2	1	158.70
07C	5378	Windy	88-20-07-402-004	07/27/15	386,500	193,000	49.94	192,120	49.71	Colonial	BC	1974	2,711	1,461	0	0	0	2	1	142.57
07C	5396	Ridge	88-20-07-402-013	05/12/16	342,420	182,770	53.38	182,080	53.17	Colonial	BC	1974	2,737	1,461	0	0	0	2	1	125.11
07C	5402	Ridge	88-20-07-402-014	03/24/16	360,000	190,240	52.84	189,560	52.66	Colonial	BC	1975	2,737	1,461	0	0	0	2	1	131.53
07C	5261	Collington	88-20-07-403-023	07/23/15	432,000	208,760	48.32	208,300	48.22	Colonial	BC	1983	2,792	1,387	0	0	0	2	1	154.73
07C	5363	Clearview	88-20-07-403-017	09/28/15	422,000	199,270	47.22	198,690	47.08	Colonial	BC	1979	2,801	1,131	0	0	0	2	1	150.66
07C	5279	Collington	88-20-07-403-022	08/21/15	395,000	216,750	54.87	216,190	54.73	Colonial	BC	1980	2,838	2,259	0	0	0	2	1	139.18
07C	2382	Valleyview	88-20-07-402-038	11/03/14	370,000	196,590	53.13	195,910	52.95	Colonial	BC	1976	2,976	1,232	0	0	0	2	1	124.33
07C	2462	Ridge	88-20-07-401-003	06/24/16	446,000	222,880	49.97	223,190	50.04	Colonial	BC	1975	2,991	1,232	616	0	0	2	1	149.11
07C	2469	Valleyview	88-20-07-403-004	05/11/16	420,000	195,410	46.53	194,700	46.36	Colonial	BC	1975	3,004	1,232	0	0	0	2	1	139.81
07C	2440	Ridge	88-20-07-401-004	11/05/15	460,000	199,940	43.47	207,590	45.13	Colonial	BC	1976	3,016	1,232	1,000	0	0	2	1	152.52
07C	5166	Cherokee	88-20-07-451-010	08/14/15	455,000	215,560	47.38	215,000	47.25	Colonial	BC	1981	3,060	1,519	0	0	0	2	1	148.69
07C	2179	Cameo	88-20-07-476-004	03/11/16	367,500	208,890	56.84	216,430	58.89	Colonial	BC	1978	3,202	1,109	1,100	0	0	2	1	114.77
07C	5139	Collington	88-20-07-451-025	10/22/14	440,000	237,020	53.87	236,380	53.72	Colonial	BC	1981	3,246	1,916	1,600	0	0	3	1	135.55
07C	5300	Capri	88-20-07-427-020	04/29/16	425,000	219,260	51.59	218,520	51.42	Colonial	BC	1977	3,254	1,365	0	0	0	2	2	130.61
07C	5224	Cameron Ct	88-20-07-479-010	08/17/16	370,000	208,870	56.45	208,170	56.26	Colonial	BC	1977	3,306	1,164	0	0	0	2	1	111.92
07C	5576	Cheltenham	88-20-08-157-003	02/24/16	325,000	176,500	54.31	176,170	54.21	Ranch	BC	1985	2,244	2,121	500	0	0	2	0	144.83
07C	5515	Cheltenham	88-20-08-156-005	07/24/15	395,000	183,010	46.33	182,620	46.23	Ranch	BC	1983	2,253	2,113	0	0	0	2	0	175.32
07C	5043	Cardinal Ct	88-20-07-477-023	09/02/16	410,000	181,300	44.22	204,400	49.85	Ranch	BC	1987	2,256	2,256	0	1,900	0	2	1	181.74
07C	5207	Cardinal	88-20-07-477-004	05/08/15	406,500	199,910	49.18	199,560	49.09	Ranch	BC	1986	2,278	2,272	0	580	0	3	1	178.45
07C	5373	Corbin	88-20-08-302-009	11/23/15	410,000	191,520	46.71	191,160	46.62	Ranch	BC	1985	2,354	2,336	0	0	0	2	1	174.17
07C	2337	Claymont	88-20-07-454-009	03/06/15	362,000	169,470	46.81	169,020	46.69	Ranch	BC	1980	2,396	2,015	0	0	0	2	1	151.09
07C	5153	Cardinal	88-20-07-477-007	05/07/15	416,000	201,510	48.44	201,080	48.34	Ranch	BC	1986	2,448	2,448	0	0	0	2	1	169.93
26					10,388,920	5,111,460	49.20	5,195,750	50.01				70,354							147.67
	19				7,664,420					Colonial			54,125							141.61
07C	7				2,724,500					Ranch			16,229							167.88
07D	2672	Homewood	88-20-07-327-017	07/31/15	409,900	200,850	49.00	200,050	48.80	Colonial	BC	1977	2,990	1,235	0	0	0	2	1	137.09
07D	2880	Homewood	88-20-07-303-005	06/21/16	400,000	202,930	50.73	202,080	50.52	Colonial	BC	1976	2,995	1,233	0	0	0	2	1	133.56
07D	2923	Homewood	88-20-07-304-002	02/27/15	440,000	224,100	50.93	223,120	50.71	Colonial	BC	1976	3,311	1,316	575	0	0	2	1	132.89
3					1,249,900	627,880	50.23	625,250	50.02				9,296							134.46
07E	5025	Longview	88-20-07-353-012	05/28/15	460,000	193,810	42.13	204,090	44.37	Colonial	BC	1978	2,717	1,858	0	0	0	3	1	169.30
07E	5097	Longview	88-20-07-376-016	07/27/16	530,000	240,760	45.43	255,010	48.12	Colonial	BC	1979	3,034	1,237	1,450	0	0	3	1	174.69
07E	2690	Creek Bend	88-20-07-377-018	06/01/15	465,500	253,920	54.55	269,140	57.82	Colonial	BC	1979	3,202	1,518	0	1,500	0	3	2	145.38
3					1,455,500	688,490	47.30	728,240	50.03				8,953							162.57

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

ECF	#	Street	Parcel ID	Date	Price	2016 A/V	2016 Ratio	2017 A/V	2017 Ratio	Type	Cls	Yr Blt	Sq Ft	BsmSF	RecFin	LivFin	W/O	FBth	HBth	$/Sq Ft
07G	2369	Oak Ridge	88-20-07-253-007	08/30/16	535,000	306,100	57.21	286,790	53.61	Colonial	B	1989	3,527	1,809	0	0	0	3	2	151.69
07G	5813	Springbrook	88-20-07-227-004	02/20/15	691,000	343,790	49.75	343,010	49.64	Colonial	B	1992	3,610	2,018	1,600	0	0	4	1	191.41
07G	2326	Tall Oaks	88-20-07-277-001	08/07/15	759,000	341,220	44.96	340,630	44.88	Colonial	B	1989	3,625	2,053	0	0	0	2	1	209.38
07G	2465	Oak Ridge	88-20-07-251-016	05/07/15	595,000	307,220	51.63	306,450	51.50	Colonial	B	1988	3,698	1,655	0	0	0	3	1	160.90
07G	2154	Tall Oaks	88-20-07-278-014	11/30/15	870,000	350,120	40.24	380,840	43.77	Colonial	B	1993	3,771	2,086	0	1,668	1	4	2	230.71
07G	2387	Tall Oaks	88-20-07-252-005	06/29/15	829,000	394,260	47.56	393,570	47.48	Colonial	B	1989	3,782	2,219	0	1,700	1	4	2	219.20
07G	5595	Woodfield	88-20-07-280-006	05/03/16	665,000	325,780	48.99	350,560	52.72	Colonial	B	1990	3,858	2,127	1,600	0	1	4	1	172.37
07G	2378	Oak Ridge	88-20-07-252-018	01/15/16	739,000	342,880	46.40	369,210	49.96	Colonial	B	1989	3,864	2,674	2,150	0	1	4	2	191.25
07G	2196	Hidden Forest	88-20-07-227-007	11/19/14	737,000	376,590	51.10	375,830	50.99	Colonial	B	1994	4,016	2,196	0	1,757	0	2	2	183.52
07G	5846	Clearview	88-20-07-278-017	12/16/15	774,500	358,020	46.23	383,960	49.58	Colonial	B	1995	4,066	2,229	1,900	0	0	4	2	190.48
07G	5470	Springbrook	88-20-07-426-020	05/14/15	865,000	423,080	48.91	422,080	48.80	Colonial	B	1994	4,148	2,374	0	1,600	0	5	1	208.53
07G	5486	Springbrook	88-20-07-426-022	08/08/16	758,000	429,910	56.72	416,930	55.00	Colonial	B	1991	4,239	3,009	2,400	0	1	4	1	178.82
07G	2376	Tall Oaks	88-20-07-251-009	07/16/15	771,000	380,830	49.39	379,770	49.26	Colonial	B	1989	4,357	2,227	0	1,200	1	3	2	176.96
07G	2086	Haverford	88-20-07-226-009	03/24/16	670,000	353,920	52.82	353,110	52.70	Colonial	B	1992	4,440	2,471	1,370	0	0	3	2	150.90
07G	1827	Connolly	88-20-07-226-021	05/20/16	797,500	369,030	46.27	393,370	49.33	Colonial	B	1991	4,482	2,412	1,900	0	0	4	2	177.93
07G	5507	Woodfield	88-20-07-280-010	09/25/15	835,000	452,850	54.23	451,630	54.09	Colonial	B	1991	5,247	2,749	0	2,400	0	4	2	159.14
07G	2382	Oak Ridge	88-20-07-252-017	06/24/15	1,255,000	619,910	49.40	626,360	49.91	Colonial	A	1989	5,819	3,039	0	2,400	1	4	3	215.67
17					13,146,000	6,475,510	49.26	6,574,100	50.01				70,549							186.34
07K	5236	Vineyards Ct	88-20-07-351-039	07/14/15	892,500	444,130	49.76	465,590	52.17	Colonial	A	1997	4,216	2,497	0	2,162	1	4	2	211.69
07K	2884	Vineyards	88-20-07-304-011	01/19/16	700,000	443,380	63.34	372,860	53.27	Colonial	A	1995	4,437	3,211	2,290	0	1	3	3	157.76
07K	2949	Vineyards	88-20-07-351-037	08/01/16	1,100,000	485,460	44.13	508,450	46.22	Colonial	A	1997	4,560	2,549	0	1,800	0	4	2	241.23
3					2,692,500	1,372,970	50.99	1,346,900	50.02				13,213							203.78
07M	2975	Squire Ct	88-20-07-151-050	06/30/15	500,000	270,400	54.08	266,020	53.20	Colonial	B	2006	2,933	1,604	0	0	1	2	1	170.47
07M	2930	Squire Ct	88-20-07-151-047	05/13/16	841,000	313,610	37.29	386,320	45.94	Colonial	B	2015	3,978	1,955	0	0	0	4	2	211.41
07M	2952	Squire Ct	88-20-07-151-046	03/11/16	869,000	376,240	43.30	392,740	45.19	Colonial	B	2014	4,476	2,001	0	0	0	3	2	194.15
07M	2813	Rabben	88-20-07-153-023	09/28/16	879,000	489,260	55.66	483,450	55.00	Colonial	B	2012	5,314	3,393	0	0	1	4	1	165.41
07M	5766	Adams	88-20-07-151-042	12/31/15	595,000	301,190	50.62	313,710	52.72	Ranch	B	2007	3,791	3,162	0	0	0	3	2	156.95
5					3,684,000	1,750,700	47.52	1,842,240	50.01				20,492							179.78
	4				3,089,000					Colonial			16,701							184.96
07M	1				595,000					Ranch			3,791							156.95

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

ECF	#	Street	Parcel ID	Date	Price	2016 A/V	2016 Ratio	2017 A/V	2017 Ratio	Type	Cls	Yr Blt	Sq Ft	BsmSF	RecFin	LivFin	W/O	FBth	HBth	$/Sq Ft
08A	5933	Faircastle	88-20-08-101-018	03/23/16	264,900	101,020	38.14	123,150	46.49	Colonial	C	1977	1,560	650	550	0	0	2	1	169.81
08A	5868	Faircastle	88-20-08-103-003	08/01/16	250,000	119,910	47.96	123,720	49.49	Colonial	C	1977	1,560	650	0	0	0	1	1	160.26
08A	1802	Farmbrook	88-20-08-105-002	06/22/16	252,500	108,000	42.77	120,690	47.80	Colonial	C	1978	1,560	650	500	0	0	1	1	161.86
08A	5826	Faircastle	88-20-08-103-006	07/13/16	243,000	108,950	44.84	115,790	47.65	Colonial	C	1977	1,610	650	500	0	0	1	1	150.93
08A	5878	Firwood	88-20-08-131-001	09/30/15	265,000	132,250	49.91	136,540	51.52	Colonial	C	1975	1,844	700	572	0	0	2	1	143.71
08A	5850	Firwood	88-20-08-131-003	07/27/15	249,900	127,320	50.95	131,230	52.51	Colonial	C	1975	1,936	672	400	0	0	2	1	129.08
08A	5124	Bayside	88-20-08-352-004	10/29/14	229,000	110,730	48.35	113,820	49.70	Colonial	C	1972	1,958	0	0	0	0	2	1	116.96
08A	1832	Fleetwood	88-20-08-102-008	04/06/15	270,000	141,180	52.29	146,040	54.09	Colonial	C	1978	2,050	906	0	0	0	2	1	131.71
08A	5784	Faircastle	88-20-08-103-009	10/02/15	293,000	147,630	50.39	152,750	52.13	Colonial	C	1978	2,050	906	0	500	0	2	1	142.93
08A	5770	Faircastle	88-20-08-103-010	04/29/15	307,500	154,890	50.37	160,430	52.17	Colonial	C	1978	2,050	906	0	750	0	2	1	150.00
08A	1923	Farmbrook	88-20-08-103-021	11/25/15	319,900	127,330	39.80	151,910	47.49	Colonial	C	1977	2,050	906	650	0	0	2	1	156.05
08A	1713	Fleetwood	88-20-08-126-004	01/20/15	260,000	134,940	51.90	139,700	53.73	Colonial	C	1978	2,050	906	0	500	0	2	1	126.83
08A	1864	Freemont	88-20-08-153-006	10/14/15	282,000	128,470	45.56	132,510	46.99	Colonial	C	1978	2,050	906	0	0	0	2	1	137.56
08A	5726	Firwood	88-20-08-177-005	10/20/15	320,000	146,200	45.69	151,180	47.24	Colonial	C	1977	2,050	906	0	725	0	2	1	156.10
08A	5684	Firwood	88-20-08-177-008	11/25/14	271,000	136,420	50.34	140,810	51.96	Colonial	C	1977	2,050	906	0	700	0	2	1	132.20
08A	1618	Fleetwood	88-20-08-128-008	09/02/16	315,000	134,820	42.80	139,380	44.25	Colonial	C	1978	2,066	906	400	0	0	2	1	152.47
08A	1770	Farmbrook	88-20-08-128-003	03/20/15	291,550	143,870	49.35	148,870	51.06	Colonial	C	1978	2,098	906	500	0	0	2	1	138.97
08A	1857	Fordham	88-20-08-104-007	09/28/16	312,500	145,490	46.56	150,540	48.17	Colonial	C	1977	2,160	910	0	0	0	2	1	144.68
08A	1786	Farmbrook	88-20-08-128-001	11/19/15	282,000	130,660	46.33	145,690	51.66	Colonial	C	1978	2,178	906	475	0	0	2	1	129.48
08A	5768	Firwood	88-20-08-177-002	08/05/15	314,000	153,800	48.98	159,160	50.69	Colonial	C	1973	2,377	1,209	0	400	0	2	1	132.10
08A	5741	Faircastle	88-20-08-101-004	03/19/15	302,500	151,250	50.00	166,610	55.08	Colonial	C	1978	2,440	780	0	870	0	2	1	123.98
08A	5796	Firwood	88-20-08-131-007	05/13/16	274,500	137,160	49.97	141,610	51.59	Colonial	C	1978	2,440	780	0	0	0	2	1	112.50
08A	1889	Freemont	88-20-08-152-002	02/26/16	305,000	124,280	40.75	145,970	47.86	Ranch	C	1974	2,072	1,064	350	0	0	2	0	147.20
23					6,474,750	3,046,570	47.05	3,238,100	50.01				46,259							139.97
	22				6,169,750					Colonial			44,187							139.63
08A	1				305,000					Ranch			2,072							147.20
08E	5527	Whitfield	88-20-08-252-005	06/17/16	490,000	220,950	45.09	237,340	48.44	Colonial	BC	1990	2,488	1,831	1,200	0	0	3	1	196.95
08E	1634	Heatherwood	88-20-08-180-003	06/26/15	462,000	229,780	49.74	229,830	49.75	Colonial	BC	1989	2,612	1,497	1,000	0	0	2	1	176.88
08E	1645	Heatherwood	88-20-08-178-010	07/07/15	530,000	248,930	46.97	249,150	47.01	Colonial	BC	1989	2,844	1,695	0	1,152	0	3	1	186.36
08E	5512	Whitfield	88-20-08-251-005	03/11/15	495,000	248,150	50.13	248,380	50.18	Colonial	BC	1989	2,868	1,635	0	1,200	0	3	1	172.59
08E	1669	Heatherwood	88-20-08-178-007	07/17/15	558,000	267,170	47.88	267,510	47.94	Colonial	BC	1991	3,025	1,773	0	1,400	0	3	1	184.46
08E	5511	Whitfield	88-20-08-252-001	02/29/16	475,000	247,390	52.08	260,700	54.88	Colonial	BC	1989	3,029	1,813	1,200	0	0	2	1	156.82
08E	1510	Heatherwood	88-20-08-401-002	03/26/15	458,000	240,830	52.58	241,020	52.62	Colonial	BC	1988	3,290	1,850	0	0	0	2	1	139.21
7					3,468,000	1,703,200	49.11	1,733,930	50.00				20,156							172.06

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

ECF	#	Street	Parcel ID	Date	Price	2016 A/V	2016 Ratio	2017 A/V	2017 Ratio	Type	Cls	Yr Blt	Sq Ft	BsmSF	RecFin	LivFin	W/O	FBth	HBth	$/Sq Ft
09A	5660	Houghten	88-20-09-252-003	06/15/16	189,000	86,070	45.54	92,110	48.74	Ranch	C	1953	1,105	0	0	0	0	1	1	171.04
09A	270	Mckinley	88-20-09-255-011	11/19/14	193,000	92,710	48.04	93,480	48.44	Ranch	C	1962	1,360	960	0	0	0	1	1	141.91
09A	5631	Houghten	88-20-09-251-004	12/08/15	162,500	88,850	54.68	90,290	55.56	Ranch	C	1956	1,512	0	0	0	0	1	0	107.47
09A	71	Habrand	88-20-09-277-010	04/22/16	200,000	89,750	44.88	96,860	48.43	Ranch	C	1955	1,576	0	0	0	0	1	0	126.90
09A	251	Habrand	88-20-09-277-001	10/08/15	185,000	95,210	51.46	96,940	52.40	Ranch	C	1954	1,584	0	0	0	0	2	0	116.79
09A	5600	Houghten	88-20-09-252-006	08/30/16	232,000	96,600	41.64	107,990	46.55	Ranch	C	1953	1,728	0	0	0	0	1	1	134.26
09A	5699	Houghten	88-20-09-251-001	08/10/16	185,000	98,910	53.46	100,800	54.49	Ranch	C	1955	1,752	0	0	0	0	1	0	105.59
09A	11	Habrand	88-20-09-277-021	02/23/15	190,000	91,570	48.19	92,520	48.69	Tri-Level	C	1961	1,709	0	0	0	0	1	1	111.18
09A	5540	Houghten	88-20-09-254-004	07/20/16	210,000	102,010	48.58	102,970	49.03	Tri-Level	C	1962	1,805	0	0	0	0	1	1	116.34
9					1,746,500	841,680	48.19	873,960	50.04				14,131							123.59
	7				1,346,500					Ranch			10,617							126.82
09A	2				400,000					Tri-Level			3,514							113.83
09D	5993	Niles	88-20-09-227-016	11/17/14	369,000	166,250	45.05	174,880	47.39	Colonial	C	2014	2,870	1,239	0	0	0	2	1	128.57
09D	263	Mckinley	88-20-09-404-015	02/25/16	204,200	111,840	54.77	111,810	54.76	T-Quad	C	1972	1,694	500	0	0	0	2	0	120.54
2					573,200	278,090	48.52	286,690	50.02				4,564							125.59
09E	271	Habrand	88-20-09-255-009	01/05/16	435,000	248,880	57.21	217,500	50.00	Colonial	C	2006	2,876	1,264	1,000	0	0	2	2	151.25
1					435,000	248,880	57.21	217,500	50.00				2,876							151.25
10A	6089	Montclair	88-20-03-376-022	10/09/14	165,000	87,160	52.82	87,620	53.10	Bungalow	CD	1936	1,292	476	0	0	0	1	0	127.71
10A	5874	Livernois	88-20-10-101-031	03/04/16	160,000	79,440	49.65	79,880	49.93	Bungalow	CD	1946	1,332	888	0	0	0	1	0	120.12
10A	100	Cutting	88-20-10-101-055	09/04/15	200,000	107,100	53.55	107,110	53.56	Ranch	C	1985	1,446	1,446	0	0	0	2	1	138.31
10A	95	Cutting	88-20-10-101-050	04/15/15	172,000	76,710	44.60	76,470	44.46	Ranch	CD	1954	1,560	0	0	0	0	1	0	110.26
10A	835	Square Lake	88-20-03-451-026	11/26/14	245,000	120,040	49.00	119,950	48.96	Ranch	C	1951	1,599	1,269	0	0	0	3	0	153.22
5					942,000	470,450	49.94	471,030	50.00				7,229							130.31
	2				325,000					Bungalow			2,624							123.86
10A	3				617,000					Ranch			4,605							133.98
10B	5587	Whitehaven	88-20-10-177-021	05/31/16	345,000	144,110	41.77	159,780	46.31	Colonial	C	1978	2,340	1,024	550	0	0	2	1	147.44
10B	5533	Folkstone	88-20-10-178-029	12/05/14	341,500	151,880	44.47	157,630	46.16	Colonial	C	1978	2,462	1,050	0	0	0	2	2	138.71
10B	348	Tara	88-20-10-127-004	06/12/15	315,250	144,700	45.90	149,920	47.56	Colonial	C	1978	2,463	1,043	0	0	0	2	1	127.99
10B	5612	Martell	88-20-10-178-011	06/30/16	335,000	154,730	46.19	160,560	47.93	Colonial	C	1979	2,601	1,079	700	0	0	2	2	128.80
10B	5638	Glasgow	88-20-10-126-043	07/15/15	259,000	132,760	51.26	137,270	53.00	Ranch	C	1978	1,868	1,868	0	0	0	2	1	138.65
10B	455	Tara	88-20-10-126-026	12/12/14	255,000	137,210	53.81	141,990	55.68	Ranch	C	1978	1,938	1,920	0	0	0	2	2	131.58
10B	5597	Folkstone	88-20-10-178-025	02/26/16	291,000	140,570	48.31	145,650	50.05	Ranch	C	1978	1,974	1,606	0	0	0	2	1	147.42
10B	5565	Folkstone	88-20-10-178-027	06/18/15	339,000	167,330	49.36	174,110	51.36	Ranch	C	1977	2,278	1,704	1,365	0	0	2	1	148.81
10B	5688	Glasgow	88-20-10-126-040	07/22/15	285,000	151,420	53.13	157,030	55.10	Ranch	C	1978	2,427	2,409	0	0	0	2	1	117.43
9					2,765,750	1,324,710	47.90	1,383,940	50.04				20,351							135.90
	4				1,336,750					Colonial			9,866							135.49
10B	5				1,429,000					Ranch			10,485							136.29

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

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10C	5062	Shrewsbury	88-20-10-380-014	08/26/16	258,000	126,180	48.91	127,840	49.55	Colonial	C	1974	1,774	725	0	0	0	1	1	145.43
10C	5427	Folkstone	88-20-10-326-002	06/24/16	262,000	127,310	48.59	128,980	49.23	Colonial	C	1973	1,828	742	0	0	0	2	1	143.33
10C	333	Folkstone	88-20-10-377-018	06/30/15	330,000	142,170	43.08	159,590	48.36	Colonial	C	1972	2,146	756	225	0	0	3	0	153.77
10C	5416	Falmouth	88-20-10-329-002	06/27/16	325,000	139,540	42.94	151,260	46.54	Colonial	C	1973	2,256	1,173	1,100	0	0	2	1	144.06
10C	5363	Winchester	88-20-10-306-023	05/04/15	317,500	151,270	47.64	153,590	48.37	Colonial	C	1976	2,340	1,024	600	0	0	2	1	135.68
10C	5160	Hertford	88-20-10-353-005	07/12/16	325,000	148,490	45.69	158,950	48.91	Colonial	C	1975	2,428	1,177	0	0	0	2	1	133.86
10C	51	Hampshire	88-20-10-305-015	12/30/15	301,500	156,190	51.80	158,690	52.63	Colonial	C	1978	2,548	1,024	0	0	0	2	1	118.33
10C	5207	Falmouth	88-20-10-377-013	08/24/16	260,000	121,620	46.78	122,990	47.30	Ranch	C	1972	1,632	945	0	0	0	1	1	159.31
10C	5388	Folkstone	88-20-10-327-001	10/16/14	272,000	137,820	50.67	139,770	51.39	Ranch	C	1974	1,762	1,417	700	0	0	3	0	154.37
10C	5531	Winchester	88-20-10-305-006	10/23/14	260,000	137,480	52.88	139,490	53.65	Ranch	C	1977	1,792	1,498	0	0	0	2	1	145.09
10C	138	Hampshire	88-20-10-306-004	05/27/15	250,500	135,320	54.02	137,260	54.79	Ranch	C	1976	1,808	1,558	0	0	0	2	1	138.55
10C	121	Hampshire	88-20-10-305-019	06/25/15	272,000	139,000	51.10	141,000	51.84	Ranch	C	1975	1,829	1,395	0	0	0	2	1	148.72
10C	5475	Hertford	88-20-10-302-013	03/04/16	260,000	131,990	50.77	133,760	51.45	Ranch	C	1973	1,834	1,834	0	0	0	1	1	141.77
10C	5068	Falmouth	88-20-10-379-011	10/19/15	250,000	134,850	53.94	136,700	54.68	Ranch	C	1973	1,892	1,556	300	0	0	2	1	132.14
10C	5454	Winchester	88-20-10-302-006	12/08/14	290,000	131,260	45.26	133,030	45.87	Ranch	C	1973	1,936	1,819	0	0	0	1	1	149.79
10C	121	Nottingham	88-20-10-152-014	03/21/16	295,000	132,030	44.76	145,170	49.21	T-Quad	C	1978	2,239	789	600	0	0	2	1	131.76
10C	5479	Berwyck	88-20-10-304-002	07/10/15	279,200	135,340	48.47	137,310	49.18	T-Quad	C	1977	2,385	736	0	0	0	3	1	117.06
17					4,807,700	2,327,860	48.42	2,405,380	50.03				34,429							139.64
	7				2,119,000					Colonial			15,320							138.32
	8				2,114,500					Ranch			14,485							145.98
10C	2				574,200					T-Quad			4,624							124.18
10D	623	Creston	88-20-10-476-055	11/12/15	165,000	100,200	60.73	91,430	55.41	Bungalow	C	1924	1,284	624	0	0	0	1	1	128.50
10D	575	Trinway	88-20-10-402-011	07/25/16	285,000	119,440	41.91	125,170	43.92	Bungalow	C	1948	1,660	576	0	0	0	1	1	171.69
10D	682	Sylvanwood	88-20-10-427-005	08/11/16	300,000	178,220	59.41	149,850	49.95	Colonial	C	1952	2,137	551	0	0	0	2	1	140.38
10D	870	Sylvanwood	88-20-10-427-071	06/01/16	175,000	107,670	61.53	96,370	55.07	Ranch	C	1947	1,305	832	0	0	0	2	0	134.10
4					925,000	505,530	54.65	462,820	50.03				6,386							144.85
	2				450,000					Bungalow			2,944							152.85
	1				300,000					Colonial			2,137							140.38
10D	1				175,000					Ranch			1,305							134.10
10E	5123	Somerton	88-20-10-453-003	09/29/16	450,000	215,540	47.90	212,930	47.32	Colonial	BC	2003	2,930	1,674	0	0	0	2	1	153.58
10E	5071	Shady Creek	88-20-10-380-032	06/15/15	380,000	204,870	53.91	202,160	53.20	Ranch	BC	1991	2,354	2,331	0	0	0	2	1	161.43
2					830,000	420,410	50.65	415,090	50.01				5,284							157.08

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

ECF	#	Street	Parcel ID	Date	Price	2016 A/V	2016 Ratio	2017 A/V	2017 Ratio	Type	Cls	Yr Blt	Sq Ft	BsmSF	RecFin	LivFin	W/O	FBth	HBth	$/Sq Ft
10F	5882	Houghten	88-20-09-202-008	07/27/15	371,000	196,830	53.05	191,230	51.54	Bungalow	C	2005	3,699	1,680	0	0	0	2	2	100.30
10F	92	Cutting	88-20-10-101-056	10/29/14	367,000	177,540	48.38	185,540	50.56	Colonial	C	2004	2,370	1,183	885	0	0	3	1	154.85
10F	982	Trinway	88-20-10-476-065	07/29/16	370,000	174,050	47.04	183,200	49.51	Colonial	BC	2005	2,659	1,525	0	0	0	2	1	139.15
10F	696	Creston	88-20-10-477-047	12/02/14	385,000	183,460	47.65	192,390	49.97	Colonial	C	2001	2,961	1,381	0	0	0	2	1	130.02
10F	674	Sylvanwood	88-20-10-427-004	11/12/14	454,200	226,500	49.87	239,040	52.63	Colonial	BC	2014	3,141	1,680	0	0	0	2	1	144.60
10F	5740	Houghten	88-20-09-202-015	07/28/16	589,513	68,260	11.58	286,480	48.60	Colonial	BC	2016	3,481	1,773	0	0	0	4	0	169.35
10F	319	Cotswold	88-20-10-127-054	08/15/16	600,000	264,540	44.09	278,750	46.46	Colonial	BC	2013	3,565	1,816	0	0	0	4	0	168.30
10F	5521	Houghten	88-20-09-251-011	01/14/15	553,250	273,870	49.50	288,730	52.19	Colonial	BC	2014	3,615	1,834	0	0	0	4	0	153.04
10F	5026	Somerton	88-20-10-477-051	08/31/16	715,000	94,160	13.17	359,140	50.23	Colonial	B	2016	4,004	1,882	0	0	0	4	1	178.57
9					4,404,963	1,659,210	37.67	2,204,500	50.05				29,495							149.35
	1				371,000					Bungalow			3,699							100.30
10F	8				4,033,963					Colonial			25,796							156.38
11A	5027	Carnaby	88-20-11-377-013	07/16/15	239,000	107,410	44.94	112,630	47.13	Colonial	C	1970	1,590	650	600	0	0	1	1	150.31
11A	5312	Abington	88-20-11-327-009	05/18/16	242,500	107,710	44.42	112,930	46.57	Colonial	C	1969	1,778	700	0	0	0	1	1	136.39
11A	5268	Abington	88-20-11-327-013	04/08/15	282,500	131,220	46.45	138,430	49.00	Colonial	C	1969	1,834	702	0	600	0	1	1	154.03
11A	5268	Abington	88-20-11-327-013	03/09/16	302,000	131,220	43.45	138,430	45.84	Colonial	C	1969	1,834	702	0	600	0	1	1	164.67
11A	5304	Abington	88-20-11-327-010	01/15/16	251,000	105,420	42.00	115,690	46.09	Colonial	C	1968	1,945	686	550	0	0	1	1	129.05
11A	1460	Lila	88-20-11-380-008	05/18/16	280,000	126,760	45.27	141,410	50.50	Colonial	C	1977	1,981	744	0	0	0	2	1	141.34
11A	1111	Ashley	88-20-11-352-008	07/19/16	267,000	115,300	43.18	121,120	45.36	Colonial	C	1969	2,051	832	275	0	0	1	1	130.18
11A	1198	Ashley	88-20-11-353-005	07/31/15	255,000	121,130	47.50	127,420	49.97	Colonial	C	1969	2,200	896	500	0	0	2	1	115.91
11A	5044	Prentis	88-20-11-453-011	02/23/15	270,000	132,710	49.15	139,850	51.80	Colonial	C	1974	2,264	1,024	500	0	0	2	1	119.26
11A	5160	Babbit	88-20-11-378-004	07/15/16	250,000	122,570	49.03	128,940	51.58	Colonial	C	1968	2,331	1,290	0	0	0	2	1	107.25
11A	5067	Tyler	88-20-11-379-012	11/03/14	280,000	137,890	49.25	145,760	52.06	Colonial	C	1977	2,337	886	0	0	0	2	1	119.81
11A	5280	Hale	88-20-11-328-020	07/27/15	302,750	151,090	49.91	159,940	52.83	Colonial	C	1974	2,791	1,024	0	660	0	3	1	108.47
11A	5286	Church Hill	88-20-11-326-008	08/08/16	235,000	106,320	45.24	118,160	50.28	Ranch	C	1969	1,622	1,349	0	0	0	1	1	144.88
11A	5077	Babbit	88-20-11-376-018	05/09/16	230,000	110,300	47.96	120,910	52.57	Ranch	C	1971	1,708	1,422	500	0	0	1	1	134.66
11A	5371	Church Hill	88-20-11-302-002	07/13/16	230,000	110,280	47.95	115,710	50.31	Ranch	C	1969	1,727	1,441	0	0	0	1	1	133.18
11A	1185	Mayberry	88-20-11-353-018	12/04/14	242,500	122,720	50.61	129,400	53.36	Ranch	C	1969	1,727	1,441	0	0	0	1	1	140.42
11A	5134	Abington	88-20-11-376-010	05/06/16	260,000	113,940	43.82	119,660	46.02	Ranch	C	1969	1,776	1,134	700	0	0	2	1	146.40
11A	5033	Prentis	88-20-11-452-012	09/26/16	248,000	124,490	50.20	131,190	52.90	Ranch	C	1974	1,794	1,547	400	0	0	2	1	138.24
11A	5192	Abington	88-20-11-376-004	03/04/16	290,000	119,670	41.27	140,480	48.44	Ranch	C	1969	2,081	1,628	950	0	0	2	1	139.36
11A	5382	Abington	88-20-11-327-001	07/28/15	305,000	153,550	50.34	162,730	53.35	Ranch	C	1968	2,310	1,785	1,800	0	0	2	1	132.03
11A	5084	Tyler	88-20-11-380-021	02/01/16	290,000	140,010	48.28	148,050	51.05	T-Quad	C	1977	2,225	763	680	0	0	2	0	130.34
11A	5291	Hale	88-20-11-328-010	01/04/16	260,500	130,360	50.04	137,560	52.81	T-Quad	C	1975	2,260	766	0	0	0	1	1	115.27
11A	5267	Hale	88-20-11-328-012	10/07/14	270,000	131,610	48.74	138,910	51.45	T-Quad	C	1975	2,260	766	0	0	0	1	1	119.47
11A	5121	Hale	88-20-11-378-022	07/19/16	268,500	127,360	47.43	134,290	50.01	T-Quad	C	1974	2,260	766	0	0	0	1	1	118.81
11A	5118	Hale	88-20-11-379-006	10/16/15	275,000	127,850	46.49	134,810	49.02	T-Quad	C	1974	2,260	766	0	0	0	1	1	121.68
25					6,626,250	3,108,890	46.92	3,314,410	50.02				50,946							130.06
	12				3,221,750					Colonial			24,936							129.20
	8				2,040,500					Ranch			14,745							138.39
11A	5				1,364,000					T-Quad			11,265							121.08

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

ECF	#	Street	Parcel ID	Date	Price	2016 A/V	2016 Ratio	2017 A/V	2017 Ratio	Type	Cls	Yr Blt	Sq Ft	BsmSF	RecFin	LivFin	W/O	FBth	HBth	$/Sq Ft
11B	1930	Stoney Cove	88-20-11-427-018	01/06/15	243,500	136,590	56.09	141,640	58.17	Colonial	C	1976	2,313	1,362	0	0	0	2	1	105.27
11B	1948	Stoney Cove	88-20-11-427-021	08/13/15	309,000	133,050	43.06	137,970	44.65	Colonial	C	1978	2,465	1,041	0	0	0	2	1	125.35
11B	1846	Wilmet	88-20-11-480-006	03/31/16	327,500	130,060	39.71	156,350	47.74	Colonial	C	1978	2,465	1,041	800	0	0	3	1	132.86
11B	5165	Westmoreland	88-20-11-476-009	09/23/16	329,900	145,710	44.17	163,090	49.44	Colonial	C	1978	2,468	1,041	0	600	0	2	1	133.67
11B	5369	Greendale	88-20-11-477-018	02/11/16	280,000	146,940	52.48	161,710	57.75	Colonial	C	1978	2,489	1,092	200	0	0	2	1	112.49
11B	5350	Westmoreland	88-20-11-477-001	03/27/15	330,000	158,370	47.99	164,770	49.93	Colonial	C	1977	2,558	966	1,100	0	0	2	1	129.01
11B	5305	Greendale	88-20-11-477-022	01/29/15	270,000	148,000	54.81	153,720	56.93	Colonial	C	1978	2,564	968	350	0	0	2	2	105.30
11B	5289	Greendale	88-20-11-477-023	10/09/14	330,000	146,050	44.26	151,660	45.96	Colonial	C	1978	2,572	969	0	0	0	2	1	128.30
11B	5437	Westmoreland	88-20-11-427-034	08/24/16	347,000	147,320	42.46	152,960	44.08	Colonial	C	1977	2,661	1,033	0	0	0	2	1	130.40
9					2,766,900	1,292,090	46.70	1,383,870	50.02				22,555							122.67
11D	5149	Allison	88-20-11-453-020	01/14/16	289,000	137,780	47.67	137,430	47.55	Colonial	C	1985	2,076	1,113	572	0	0	2	1	139.21
11D	5126	Allison	88-20-11-454-010	01/08/15	282,000	153,030	54.27	148,140	52.53	Colonial	C	1986	2,455	1,356	0	0	0	2	1	114.87
2					571,000	290,810	50.93	285,570	50.01				4,531							126.02
11E	5622	Casper	88-20-11-176-024	06/12/15	251,000	123,420	49.17	130,750	52.09	Colonial	C	1976	1,648	650	0	650	0	2	1	152.31
11E	5594	Casper	88-20-11-176-026	10/17/14	229,000	111,810	48.83	118,110	51.58	Colonial	C	1976	1,715	664	0	0	0	1	1	133.53
11E	1139	Snead	88-20-11-151-014	07/06/16	248,500	111,390	44.82	117,550	47.30	Colonial	C	1976	1,720	953	450	0	0	1	1	144.48
11E	1263	Trevino	88-20-11-178-010	04/15/15	255,000	123,590	48.47	130,960	51.36	Colonial	C	1977	1,984	708	0	0	0	2	1	128.53
11E	1209	Trevino	88-20-11-155-012	07/28/16	285,000	115,610	40.56	122,170	42.87	Colonial	C	1977	1,989	704	0	0	0	2	1	143.29
11E	5462	Littler	88-20-11-181-017	04/24/15	255,000	116,350	45.63	122,950	48.22	Colonial	C	1976	2,097	830	0	0	0	2	1	121.60
11E	1208	Player	88-20-11-153-006	08/03/16	220,000	103,890	47.22	109,410	49.73	Ranch	C	1977	1,422	1,422	0	0	0	1	1	154.71
11E	1160	Player	88-20-11-153-002	06/29/15	235,000	113,840	48.44	120,220	51.16	Ranch	C	1976	1,748	1,748	0	0	0	2	0	134.44
11E	1150	Nicklaus	88-20-11-157-007	06/26/15	247,000	124,930	50.58	134,240	54.35	Ranch	C	1977	2,058	1,550	0	0	0	2	1	120.02
11E	1312	Trevino	88-20-11-181-003	04/06/16	250,000	118,200	47.28	131,680	52.67	T-Quad	C	1980	1,890	600	0	0	0	2	0	132.28
10					2,475,500	1,163,030	46.98	1,238,040	50.01				18,271							135.49
	6				1,523,500					Colonial			11,153							136.60
	3				702,000					Ranch			5,228							134.28
11E	1				250,000					T-Quad			1,890							132.28
11FA	5625	John R	88-20-11-226-020	07/30/15	287,500	135,590	47.16	145,330	50.55	Colonial	C	1916	3,087	1,118	0	0	0	3	0	93.13
11FA	1915	Abbotsford	88-20-11-226-014	05/12/16	214,500	92,850	43.29	105,670	49.26	Tri-Level	C	1963	1,350	0	0	0	0	1	1	158.89
2					502,000	228,440	45.51	251,000	50.00				4,437							113.14
11FB	5796	Hilmore	88-20-11-176-042	12/10/15	225,000	107,520	47.79	126,550	56.24	Colonial	C	1979	2,193	1,106	0	0	0	2	1	102.60
11FB	5980	Hilmore	88-20-11-126-018	02/26/16	455,000	209,740	46.10	233,940	51.42	Colonial	BC	2014	3,211	1,610	0	0	0	2	1	141.70
11FB	5790	Willow Grove	88-20-11-201-019	09/06/16	377,000	133,150	35.32	168,110	44.59	Ranch	C	1987	2,148	0	0	0	0	2	1	175.51
3					1,057,000	450,410	42.61	528,600	50.01				7,552							139.96
	2				680,000					Colonial			5,404							125.83
11FB	1				377,000					Ranch			2,148							175.51

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

ECF	#	Street	Parcel ID	Date	Price	2016 A/V	2016 Ratio	2017 A/V	2017 Ratio	Type	Cls	Yr Blt	Sq Ft	BsmSF	RecFin	LivFin	W/O	FBth	HBth	$/Sq Ft
11H	1906	Oak Forest	88-20-11-227-006	12/24/14	437,545	233,430	53.35	233,480	53.36	Colonial	BC	2014	2,809	1,528	0	0	0	2	1	155.77
11H	1836	Oak Forest	88-20-11-227-011	04/08/15	450,230	230,650	51.23	230,710	51.24	Colonial	BC	2014	2,891	1,525	0	0	0	2	1	155.74
11H	1849	Oak Forest	88-20-11-227-027	07/28/15	442,075	230,610	52.17	230,660	52.18	Colonial	BC	2014	2,909	1,529	0	0	0	2	1	151.97
11H	1892	Oak Forest	88-20-11-227-007	05/22/15	443,800	234,400	52.82	234,450	52.83	Colonial	BC	2014	2,929	1,533	0	0	0	3	0	151.52
11H	1779	Oak Forest	88-20-11-227-024	09/11/15	493,133	236,980	48.06	237,050	48.07	Colonial	BC	2015	2,958	1,508	0	0	0	2	1	166.71
11H	1808	Oak Forest	88-20-11-227-013	10/02/15	460,700	234,030	50.80	235,820	51.19	Colonial	BC	2015	2,974	1,508	0	0	0	2	1	154.91
11H	1751	Oak Forest	88-20-11-227-022	09/25/15	502,500	233,770	46.52	233,820	46.53	Colonial	BC	2014	2,992	1,513	0	0	0	2	1	167.95
11H	1850	Oak Forest	88-20-11-227-010	04/28/15	497,072	236,890	47.66	236,950	47.67	Colonial	BC	2014	3,005	1,540	0	0	0	2	1	165.41
11H	1766	Oak Forest	88-20-11-227-016	09/08/15	472,067	242,980	51.47	243,030	51.48	Colonial	BC	2014	3,096	1,578	0	0	0	2	1	152.48
11H	1835	Oak Forest	88-20-11-227-026	07/07/15	476,547	245,230	51.46	245,290	51.47	Colonial	BC	2014	3,154	1,752	0	0	0	2	1	151.09
11H	1947	Oak Forest	88-20-11-227-030	01/06/16	472,850	245,660	51.95	247,800	52.41	Colonial	BC	2015	3,189	1,606	0	0	0	2	1	148.28
11H	1723	Oak Forest	88-20-11-227-020	02/27/15	534,710	254,980	47.69	255,040	47.70	Colonial	BC	2014	3,277	1,698	0	0	0	3	1	163.17
11H	1794	Oak Forest	88-20-11-227-014	10/30/14	523,213	258,800	49.46	258,840	49.47	Colonial	BC	2013	3,389	1,735	0	0	0	4	0	154.39
11H	1738	Oak Forest	88-20-11-227-018	08/14/15	535,385	273,500	51.08	272,100	50.82	Colonial	BC	2014	3,441	1,790	0	0	0	4	0	155.59
11H	1724	Oak Forest	88-20-11-227-019	02/19/16	477,900	90,700	18.98	255,500	53.46	Colonial	BC	2015	3,475	1,623	0	0	0	2	1	137.53
11H	1752	Oak Forest	88-20-11-227-017	03/16/16	489,718	98,110	20.03	239,990	49.01	Colonial	BC	2015	4,161	1,557	0	0	0	2	1	117.69
11H	1962	Oak Forest	88-20-11-227-002	11/03/15	431,408	211,460	49.02	211,530	49.03	Ranch	BC	2015	2,199	2,199	0	0	0	2	1	196.18
11H	1737	Oak Forest	88-20-11-227-021	07/24/15	450,789	210,760	46.75	213,510	47.36	Ranch	BC	2014	2,400	2,400	0	0	0	2	1	187.83
11H	1948	Oak Forest	88-20-11-227-003	04/15/15	418,700	209,350	50.00	214,930	51.33	Ranch	BC	2014	2,411	2,400	0	0	0	2	1	173.66
11H	1920	Oak Forest	88-20-11-227-005	12/02/15	488,044	218,290	44.73	218,360	44.74	Ranch	BC	2015	2,411	2,400	0	0	0	2	1	202.42
11H	1933	Oak Forest	88-20-11-227-029	08/28/15	425,850	214,880	50.46	214,930	50.47	Ranch	BC	2014	2,411	2,400	0	0	0	2	1	176.63
21					9,924,236	4,645,460	46.81	4,963,790	50.02				62,481							158.84
	16				7,709,445					Colonial			50,649							152.21
11H	5				2,214,791					Ranch			11,832							187.19
11J	1051	Doral	88-20-11-105-001	12/10/14	404,692	203,720	50.34	203,280	50.23	Colonial	BC	2014	2,769	1,370	0	0	0	2	1	146.15
11J	1051	Doral	88-20-11-105-001	05/14/15	428,000	203,720	47.60	203,280	47.50	Colonial	BC	2014	2,769	1,370	0	0	0	2	1	154.57
11J	1026	Doral	88-20-11-105-006	10/17/14	435,000	224,630	51.64	224,130	51.52	Colonial	BC	2014	3,148	1,679	0	0	0	3	0	138.18
11J	1018	Doral	88-20-11-105-007	10/03/14	460,700	227,180	49.31	226,670	49.20	Colonial	BC	2014	3,171	1,679	0	0	0	2	1	145.29
11J	1042	Doral	88-20-11-105-004	10/22/14	455,500	235,260	51.65	234,730	51.53	Colonial	BC	2014	3,423	1,754	0	0	0	4	0	133.07
5					2,183,892	1,094,510	50.12	1,092,090	50.01				15,280							142.92
12A	2552	Bonito	88-20-12-204-002	05/19/16	195,000	104,790	53.74	106,930	54.84	Bi-Level	C	1974	1,772	0	0	0	0	2	1	110.05
12A	2015	Laurel	88-20-12-152-034	11/30/15	274,000	139,030	50.74	142,360	51.96	Bungalow	C	1975	2,299	1,891	300	0	0	2	1	119.18
12A	5825	Bingham	88-20-12-180-005	02/26/15	239,000	119,620	50.05	122,400	51.21	Colonial	C	1975	1,648	650	450	0	0	1	1	145.02
12A	5993	Slate	88-20-12-126-001	01/16/15	210,500	107,300	50.97	109,730	52.13	Colonial	C	1977	1,656	938	0	0	0	1	1	127.11
12A	5908	Cliffside	88-20-12-129-010	04/24/15	215,000	110,000	51.16	114,370	53.20	Colonial	C	1974	1,755	725	0	0	0	1	1	122.51
12A	2933	English	88-20-12-428-006	03/20/15	239,000	122,790	51.38	125,710	52.60	Colonial	C	1973	1,755	725	0	0	0	1	1	136.18
12A	5713	Marble	88-20-12-205-027	03/31/15	240,000	119,370	49.74	121,870	50.78	Colonial	C	1973	1,774	725	0	0	0	2	1	135.29
12A	5616	Patterson	88-20-12-253-026	02/05/16	240,000	121,920	50.80	124,760	51.98	Colonial	C	1974	1,774	650	325	0	0	1	1	135.29
12A	5530	Shale	88-20-12-281-013	09/19/16	230,000	117,900	51.26	120,510	52.40	Colonial	C	1975	1,806	756	300	0	0	2	1	127.35
12A	2829	English	88-20-12-427-007	06/06/16	260,000	120,800	46.46	123,510	47.50	Colonial	C	1974	1,812	700	200	0	0	1	1	143.49

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

ECF	#	Street	Parcel ID	Date	Price	2016 A/V	2016 Ratio	2017 A/V	2017 Ratio	Type	Cls	Yr Blt	Sq Ft	BsmSF	RecFin	LivFin	W/O	FBth	HBth	$/Sq Ft
12A	5772	Larkins	88-20-12-252-016	10/16/15	230,000	114,710	49.87	117,180	50.95	Colonial	C	1974	1,840	660	0	0	0	2	1	125.00
12A	5796	Limestone	88-20-12-205-006	06/01/15	220,000	115,700	52.59	118,220	53.74	Colonial	C	1974	1,874	650	300	0	0	1	1	117.40
12A	5361	Patterson	88-20-12-404-014	07/31/15	244,500	114,370	46.78	116,790	47.77	Colonial	C	1972	1,930	810	0	0	0	1	1	126.68
12A	2869	English	88-20-12-428-002	05/18/16	244,900	116,880	47.73	124,470	50.82	Colonial	C	1973	1,930	810	800	0	0	2	1	126.89
12A	5175	Dayton	88-20-12-453-019	08/04/16	253,000	115,910	45.81	118,780	46.95	Colonial	C	1971	1,930	810	300	0	0	2	0	131.09
12A	2048	Highbury	88-20-12-154-006	09/25/15	253,000	134,690	53.24	138,050	54.57	Colonial	C	1977	2,002	663	780	0	0	3	1	126.37
12A	2140	Michele	88-20-12-159-001	07/11/16	270,000	126,230	46.75	131,790	48.81	Colonial	C	1976	2,024	1,141	400	0	0	2	1	133.40
12A	5770	Marble	88-20-12-253-005	06/28/16	269,500	123,940	45.99	126,780	47.04	Colonial	C	1976	2,024	923	300	0	0	2	1	133.15
12A	5917	Marble	88-20-12-202-031	03/23/15	245,000	126,040	51.44	128,900	52.61	Colonial	C	1974	2,025	848	848	0	0	2	1	120.99
12A	2188	Michele	88-20-12-182-004	05/11/16	253,000	123,920	48.98	126,730	50.09	Colonial	C	1975	2,026	700	300	0	0	2	1	124.88
12A	2313	Highbury	88-20-12-180-034	11/24/15	280,000	123,960	44.27	130,020	46.44	Colonial	C	1975	2,083	700	500	0	0	2	1	134.42
12A	2030	Laurel	88-20-12-157-004	07/08/15	290,000	143,760	49.57	147,520	50.87	Colonial	C	1975	2,097	845	600	0	0	2	2	138.29
12A	5176	Blair	88-20-12-453-006	08/31/16	293,500	124,760	42.51	127,500	43.44	Colonial	C	1971	2,105	840	840	0	0	3	1	139.43
12A	5939	Cliffside	88-20-12-127-037	06/14/16	279,900	121,460	43.39	124,140	44.35	Colonial	C	1973	2,136	624	0	0	0	2	1	131.04
12A	5909	Diamond	88-20-12-201-010	04/29/15	255,000	129,440	50.76	133,620	52.40	Colonial	C	1974	2,140	675	0	0	0	2	1	119.16
12A	5763	Cliffside	88-20-12-177-002	10/22/15	266,500	130,540	48.98	133,630	50.14	Colonial	C	1977	2,167	838	500	0	0	2	1	122.98
12A	5801	Rosebrook	88-20-12-178-022	08/31/15	294,800	143,500	48.68	146,730	49.77	Colonial	C	1977	2,176	838	0	0	0	2	1	135.48
12A	2740	Coral	88-20-12-253-014	06/03/15	290,000	122,670	42.30	128,220	44.21	Colonial	C	1973	2,210	782	0	300	0	2	1	131.22
12A	5171	Renshaw	88-20-12-477-006	05/20/16	297,000	136,330	45.90	139,650	47.02	Colonial	C	1978	2,267	1,069	0	0	0	2	1	131.01
12A	2887	Shirley	88-20-12-278-018	07/18/16	315,000	129,600	41.14	132,590	42.09	Colonial	C	1974	2,282	1,180	150	0	0	2	1	138.04
12A	2685	Willard	88-20-12-402-005	11/30/15	285,000	128,050	44.93	133,510	46.85	Colonial	C	1972	2,286	810	810	0	0	1	1	124.67
12A	2059	Jeffrey	88-20-12-154-023	07/30/15	295,000	142,880	48.43	146,450	49.64	Colonial	C	1979	2,306	1,011	0	525	0	2	2	127.93
12A	2637	Willard	88-20-12-402-002	03/20/15	280,000	146,810	52.43	150,470	53.74	Colonial	C	1972	2,350	810	884	0	0	3	1	119.15
12A	5854	Marble	88-20-12-203-010	03/23/16	275,000	136,610	49.68	139,880	50.87	Colonial	C	1976	2,368	1,335	0	0	0	2	1	116.13
12A	5118	Renshaw	88-20-12-479-020	10/07/15	303,000	143,930	47.50	147,500	48.68	Colonial	C	1978	2,377	1,135	750	0	0	2	1	127.47
12A	5559	Aster	88-20-12-157-019	05/24/16	273,000	133,970	49.07	140,460	51.45	Colonial	C	1976	2,403	1,053	500	0	0	2	1	113.61
12A	5974	Diamond	88-20-12-202-034	02/20/15	276,000	123,500	44.75	126,420	45.80	Colonial	C	1974	2,463	1,023	550	0	0	2	1	112.06
12A	2072	Highbury	88-20-12-154-009	06/06/16	296,000	139,900	47.26	146,000	49.32	Colonial	C	1977	2,483	1,438	400	0	0	2	1	119.21
12A	2715	Knight	88-20-12-406-009	11/07/14	279,000	130,990	46.95	133,990	48.03	Colonial	C	1973	2,521	782	0	0	0	2	1	110.67
12A	5790	Bingham	88-20-12-179-016	06/10/15	278,500	142,940	51.32	146,440	52.58	Colonial	C	1976	2,559	1,079	600	0	0	2	1	108.83
12A	5866	Marble	88-20-12-203-009	05/06/15	281,000	139,510	49.65	142,880	50.85	Colonial	C	1976	2,621	908	0	0	0	2	1	107.21
12A	5814	Bingham	88-20-12-179-014	07/30/15	237,000	120,430	50.81	123,150	51.96	Ranch	C	1976	1,561	1,248	1,200	0	0	1	1	151.83
12A	5442	English	88-20-12-404-001	08/21/15	220,000	112,690	51.22	115,080	52.31	Ranch	C	1973	1,599	1,323	0	0	0	2	0	137.59
12A	5967	Endicott	88-20-12-101-003	08/26/16	247,000	120,870	48.94	123,800	50.12	Ranch	C	1986	1,657	1,294	0	0	0	2	0	149.06
12A	2122	Topaz	88-20-12-103-003	09/28/15	255,000	123,080	48.27	125,840	49.35	Ranch	C	1974	1,721	1,406	500	0	0	2	0	148.17
12A	5928	Cliffside	88-20-12-129-007	01/21/16	235,000	115,330	49.08	117,800	50.13	Ranch	C	1973	1,721	1,406	0	0	0	1	1	136.55
12A	2139	Adrienne	88-20-12-156-016	05/27/15	262,000	135,230	51.61	138,670	52.93	Ranch	C	1975	1,721	1,406	0	0	0	1	1	152.24
12A	5211	Dayton	88-20-12-453-016	01/29/16	260,000	118,430	45.55	134,580	51.76	Ranch	C	1972	1,721	1,406	1,400	0	0	2	1	151.07
12A	2290	Topaz	88-20-12-128-005	07/10/15	240,000	115,240	48.02	117,710	49.05	Ranch	C	1973	1,727	1,406	0	0	0	2	0	138.97
12A	5835	Larkins	88-20-12-179-004	09/22/16	251,000	123,650	49.26	126,430	50.37	Ranch	C	1974	1,821	1,566	500	0	0	2	0	137.84
12A	2099	Jeffrey	88-20-12-154-028	11/14/14	245,000	120,850	49.33	123,540	50.42	Ranch	C	1974	1,840	1,525	0	0	0	2	0	133.15
12A	5186	Fedora	88-20-12-476-024	09/07/16	261,000	133,370	51.10	136,580	52.33	Ranch	C	1978	1,852	1,563	0	0	0	2	1	140.93
12A	5082	Fedora	88-20-12-476-030	03/12/15	243,000	129,170	53.16	132,220	54.41	Ranch	C	1977	1,852	1,563	0	0	0	2	1	131.21
12A	5878	Marble	88-20-12-203-008	08/18/15	266,750	127,320	47.73	130,270	48.84	Ranch	C	1976	1,883	1,883	0	0	0	2	1	141.66
12A	2138	Jeffrey	88-20-12-156-007	12/18/15	300,100	120,160	40.04	138,650	46.20	Ranch	C	1974	1,901	1,406	0	0	0	2	0	157.86

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

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12A	2304	Highbury	88-20-12-183-008	05/18/16	260,000	122,190	47.00	129,750	49.90	Ranch	C	1974	1,901	1,406	700	0	0	2	1	136.77
12A	5243	Dayton	88-20-12-453-014	02/11/16	262,000	119,240	45.51	121,810	46.49	Ranch	C	1972	1,901	1,406	0	0	0	1	1	137.82
12A	5761	Bingham	88-20-12-180-011	03/20/15	249,500	132,350	53.05	135,580	54.34	Ranch	C	1975	1,902	1,422	422	0	0	1	1	131.18
12A	2400	Highbury	88-20-12-254-028	12/11/15	282,450	125,450	44.41	135,700	48.04	Ranch	C	1976	1,914	1,400	0	0	0	2	1	147.57
12A	2735	Coral	88-20-12-253-013	08/07/15	290,000	142,710	49.21	146,380	50.48	Ranch	C	1973	1,934	1,406	0	628	0	2	1	149.95
12A	2271	Highbury	88-20-12-180-029	05/27/16	250,000	129,460	51.78	132,440	52.98	Ranch	C	1974	1,941	1,642	500	0	0	2	1	128.80
12A	2112	Highbury	88-20-12-154-014	09/25/15	250,000	123,510	49.40	126,290	50.52	Ranch	C	1974	1,946	1,406	0	0	0	2	1	128.47
12A	2949	Shirley	88-20-12-278-010	06/15/15	240,000	125,900	52.46	128,720	53.63	Ranch	C	1973	1,955	1,675	0	0	0	2	1	122.76
12A	5208	Renshaw	88-20-12-479-001	06/27/16	295,000	134,890	45.73	150,050	50.86	Ranch	C	1977	2,049	1,685	1,780	0	0	2	1	143.97
12A	2704	Pearl	88-20-12-204-009	04/25/16	230,000	115,940	50.41	118,520	51.53	T-Quad	C	1977	1,808	632	0	0	0	2	0	127.21
12A	5957	Slate	88-20-12-126-004	08/11/16	235,000	111,930	47.63	114,320	48.65	T-Quad	C	1974	1,832	544	0	0	0	2	0	128.28
12A	2680	Pearl	88-20-12-204-007	11/17/14	246,150	117,270	47.64	119,900	48.71	T-Quad	C	1977	1,832	632	0	0	0	1	1	134.36
12A	2680	Pearl	88-20-12-204-007	02/19/16	239,000	117,270	49.07	119,900	50.17	T-Quad	C	1977	1,832	632	0	0	0	1	1	130.46
12A	2923	Quartz	88-20-12-279-013	04/01/15	210,000	107,930	51.40	110,160	52.46	T-Quad	C	1973	1,832	544	0	0	0	2	0	114.63
12A	5844	Patterson	88-20-12-251-016	06/15/16	232,300	114,560	49.32	117,010	50.37	T-Quad	C	1973	1,983	473	0	0	0	2	1	117.15
12A	5778	Bingham	88-20-12-179-017	07/01/15	263,000	128,170	48.73	131,180	49.88	T-Quad	C	1977	2,173	615	0	0	0	2	1	121.03
12A	5114	Fedora	88-20-12-476-028	04/23/15	284,000	150,320	52.93	154,380	54.36	T-Quad	C	1978	2,455	975	0	0	0	1	1	115.68
12A	2579	Coral	88-20-12-204-025	11/19/14	206,000	97,200	47.18	99,090	48.10	Tri-Level	C	1974	1,453	0	0	0	0	1	1	141.78
12A	2615	Coral	88-20-12-204-028	08/14/15	195,000	95,620	49.04	97,460	49.98	Tri-Level	C	1974	1,453	0	0	0	0	1	1	134.21
12A	2806	Quartz	88-20-12-280-003	09/23/16	204,000	97,400	47.75	99,270	48.66	Tri-Level	C	1973	1,453	0	0	0	0	1	1	140.40
75					19,254,850	9,336,150	48.49	9,629,690	50.01				148,182							129.94
	1				195,000					Bi-Level			1,772							110.05
	1				274,000					Bungalow			2,299							119.18
	39				10,339,600					Colonial			81,985							126.12
	23				5,901,800					Ranch			42,020							140.45
	8				1,939,450					T-Quad			15,747							123.16
12A	3				605,000					Tri-Level			4,359							138.79
12B	2061	Mayflower	88-20-12-302-003	11/14/14	436,000	219,930	50.44	217,460	49.88	Colonial	BC	2013	2,935	1,537	0	0	0	3	0	148.55
12B	2125	Mayflower	88-20-12-302-007	11/14/14	429,590	226,940	52.83	224,380	52.23	Colonial	BC	2014	3,051	1,587	0	0	0	3	0	140.80
12B	2125	Mayflower	88-20-12-302-007	05/18/16	470,000	226,940	48.29	224,380	47.74	Colonial	BC	2014	3,051	1,587	0	0	0	3	0	154.05
12B	2205	Mayflower	88-20-12-302-012	10/07/14	471,845	236,380	50.10	248,020	52.56	Colonial	BC	2014	3,051	1,587	1,100	0	0	4	0	154.65
12B	2221	Mayflower	88-20-12-302-013	10/23/14	456,450	229,750	50.33	227,150	49.76	Colonial	BC	2014	3,051	1,587	0	0	0	3	0	149.61
12B	2029	Mayflower	88-20-12-302-001	03/30/15	484,900	230,920	47.62	230,320	47.50	Colonial	BC	2013	3,052	1,588	0	0	0	3	1	158.88
12B	2173	Mayflower	88-20-12-302-010	12/11/14	461,500	235,120	50.95	232,460	50.37	Colonial	BC	2014	3,052	1,588	0	0	0	3	0	151.21
12B	2189	Mayflower	88-20-12-302-011	12/12/14	452,900	230,830	50.97	228,220	50.39	Colonial	BC	2014	3,052	1,588	0	0	0	3	0	148.39
12B	2237	Mayflower	88-20-12-302-014	12/29/14	454,900	242,210	53.24	239,450	52.64	Colonial	BC	2014	3,052	1,588	1,200	0	0	3	0	149.05
12B	2253	Mayflower	88-20-12-302-015	01/30/15	460,750	229,030	49.71	226,450	49.15	Colonial	BC	2014	3,052	1,588	0	0	0	3	0	150.97
12B	2269	Mayflower	88-20-12-302-016	03/03/15	469,900	229,030	48.74	226,450	48.19	Colonial	BC	2014	3,052	1,588	0	0	0	3	0	153.96
11					5,048,735	2,537,080	50.25	2,524,740	50.01				33,451							150.93

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

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12C	2073	Bridle Path	88-20-12-303-002	07/19/16	493,750	53,480	10.83	243,690	49.35	Colonial	BC	2015	2,749	1,422	0	0	0	2	1	179.61
12C	2071	Chaps	88-20-12-303-025	07/22/16	483,565	53,600	11.08	254,510	52.63	Colonial	BC	2015	2,751	1,423	857	0	0	3	1	175.78
12C	2105	Bridle Path	88-20-12-303-004	02/12/16	490,000	226,500	46.22	237,200	48.41	Colonial	BC	2015	2,757	1,422	0	0	0	2	1	177.73
12C	2052	Bridle Path	88-20-12-303-021	09/21/15	451,580	226,500	50.16	235,050	52.05	Colonial	BC	2015	2,757	1,422	0	0	0	2	1	163.79
12C	2038	Chaps	88-20-12-303-044	08/30/16	472,000	53,600	11.36	237,090	50.23	Colonial	BC	2015	2,758	1,422	0	0	0	2	1	171.14
12C	2121	Bridle Path	88-20-12-303-005	02/09/16	500,575	258,490	51.64	269,210	53.78	Colonial	BC	2015	3,252	1,758	0	0	0	2	1	153.93
12C	2070	Chaps	88-20-12-303-042	08/17/16	542,490	56,460	10.41	270,970	49.95	Colonial	BC	2015	3,252	1,758	0	0	0	3	1	166.82
12C	2169	Bridle Path	88-20-12-303-008	12/22/15	504,700	256,050	50.73	266,000	52.70	Colonial	BC	2015	3,257	1,758	0	0	0	2	1	154.96
12C	2185	Bridle Path	88-20-12-303-009	09/14/15	520,011	256,950	49.41	266,940	51.33	Colonial	BC	2015	3,257	1,758	0	0	0	3	0	159.66
12C	2180	Bridle Path	88-20-12-303-013	11/24/15	503,695	252,500	50.13	265,800	52.77	Colonial	BC	2015	3,257	1,758	0	0	0	3	0	154.65
12C	5356	Rexdale	88-20-12-303-011	12/14/15	522,835	259,560	49.64	269,670	51.58	Colonial	BC	2015	3,259	1,758	0	0	0	3	1	160.43
12C	2116	Bridle Path	88-20-12-303-017	11/06/15	492,120	256,770	52.18	266,750	54.20	Colonial	BC	2015	3,259	1,758	0	0	0	3	0	151.00
12C	2118	Chaps	88-20-12-303-039	09/21/16	547,165	41,500	7.58	268,360	49.05	Colonial	BC	2016	3,259	1,758	0	0	0	2	1	167.89
12C	2055	Chaps	88-20-12-303-024	09/30/16	564,120	56,460	10.01	268,620	47.62	Colonial	BC	2015	3,264	1,758	0	0	0	3	0	172.83
12C	2100	Bridle Path	88-20-12-303-018	09/30/15	518,710	257,330	49.61	267,340	51.54	Colonial	BC	2015	3,268	1,758	0	0	0	3	0	158.72
12C	2102	Chaps	88-20-12-303-040	06/15/16	542,920	56,460	10.40	266,450	49.08	Colonial	BC	2015	3,268	1,758	0	0	0	3	0	166.13
12C	2054	Chaps	88-20-12-303-043	06/28/16	535,250	56,460	10.55	267,700	50.01	Colonial	BC	2015	3,268	1,758	0	0	0	2	1	163.79
12C	2132	Bridle Path	88-20-12-303-016	10/07/15	551,976	257,400	46.63	267,410	48.45	Colonial	BC	2015	3,270	1,758	0	0	0	3	0	168.80
12C	2134	Chaps	88-20-12-303-038	08/03/16	552,941	56,460	10.21	269,490	48.74	Colonial	BC	0	3,270	1,758	0	0	0	3	0	169.10
12C	2153	Bridle Path	88-20-12-303-007	01/15/16	485,000	254,740	52.52	264,630	54.56	Colonial	BC	2015	3,279	1,758	0	0	0	2	1	147.91
12C	2084	Bridle Path	88-20-12-303-019	10/16/15	536,320	260,800	48.63	270,960	50.52	Colonial	BC	2015	3,344	1,795	0	0	0	3	0	160.38
12C	2164	Bridle Path	88-20-12-303-014	10/16/15	543,605	259,340	47.71	269,440	49.57	Colonial	BC	2015	3,372	1,758	0	0	0	2	1	161.21
12C	2148	Bridle Path	88-20-12-303-015	11/10/15	527,985	263,030	49.82	273,300	51.76	Colonial	BC	2015	3,372	1,758	0	0	0	3	1	156.58
12C	2137	Bridle Path	88-20-12-303-006	11/02/15	555,950	261,450	47.03	271,650	48.86	Colonial	BC	2015	3,380	1,758	0	0	0	3	1	164.48
12C	5340	Rexdale	88-20-12-303-012	12/02/15	590,000	261,300	44.29	271,490	46.02	Colonial	BC	2015	3,383	1,758	0	0	0	3	1	174.40
12C	2068	Bridle Path	88-20-12-303-020	12/29/15	550,370	263,110	47.81	273,380	49.67	Colonial	BC	2015	3,383	1,758	0	0	0	3	0	162.69
12C	2166	Chaps	88-20-12-303-036	07/08/16	566,910	56,460	9.96	279,680	49.33	Colonial	BC	2015	3,383	1,758	0	0	0	3	1	167.58
12C	2182	Chaps	88-20-12-303-035	05/18/16	570,830	56,460	9.89	277,250	48.57	Colonial	BC	2015	3,394	1,758	0	0	0	4	0	168.19
12C	2086	Chaps	88-20-12-303-041	09/02/16	576,860	41,500	7.19	278,070	48.20	Colonial	BC	2016	3,394	1,758	0	0	0	3	1	169.96
12C	5324	Rexdale	88-20-12-303-033	06/10/16	619,855	56,460	9.11	274,630	44.31	Colonial	BC	2015	3,396	1,758	0	0	0	3	0	182.53
12C	2135	Chaps	88-20-12-303-029	09/27/16	594,685	41,500	6.98	294,310	49.49	Colonial	BC	2016	3,728	1,859	0	0	0	4	0	159.52
31					16,508,773	5,068,680	30.70	8,257,040	50.02				100,240							164.69

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

ECF	#	Street	Parcel ID	Date	Price	2016 A/V	2016 Ratio	2017 A/V	2017 Ratio	Type	Cls	Yr Blt	Sq Ft	BsmSF	RecFin	LivFin	W/O	FBth	HBth	$/Sq Ft
12D	5324	Crowfoot	88-20-12-329-012	06/16/16	338,000	155,650	46.05	162,890	48.19	Colonial	C	1990	2,086	1,590	400	0	0	2	1	162.03
12D	2358	Saffron	88-20-12-378-018	09/25/15	278,000	136,780	49.20	143,100	51.47	Colonial	C	1991	2,086	1,590	0	0	0	2	1	133.27
12D	5321	Standish	88-20-12-331-006	07/31/15	319,000	150,710	47.24	157,660	49.42	Colonial	C	1991	2,188	1,249	0	0	0	2	1	145.80
12D	5190	Spring Meadows	88-20-12-451-004	08/21/15	340,000	153,740	45.22	160,710	47.27	Colonial	C	1988	2,352	952	0	0	0	2	1	144.56
12D	2361	Duke	88-20-12-403-022	06/23/16	368,000	153,790	41.79	160,890	43.72	Colonial	C	1989	2,364	952	0	0	0	2	1	155.67
12D	5140	Julian	88-20-12-452-016	05/22/15	330,000	156,050	47.29	163,290	49.48	Colonial	C	1989	2,419	980	500	0	0	2	1	136.42
12D	5143	Saffron	88-20-12-376-012	09/13/16	380,000	170,030	44.74	178,190	46.89	Colonial	C	1990	2,450	1,763	0	0	0	2	1	155.10
12D	2351	Saffron	88-20-12-378-013	12/20/14	350,000	158,010	45.15	165,360	47.25	Colonial	C	1988	2,454	1,414	0	0	0	2	1	142.62
12D	2262	Tucker	88-20-12-379-003	05/27/16	385,000	160,700	41.74	183,730	47.72	Colonial	C	1991	2,458	1,381	600	0	0	2	1	156.63
12D	5323	Fedora	88-20-12-429-021	07/27/15	330,000	157,060	47.59	164,410	49.82	Colonial	C	1991	2,507	939	0	0	0	2	1	131.63
12D	5164	Crowfoot	88-20-12-378-004	04/21/16	356,000	160,670	45.13	177,510	49.86	Colonial	C	1989	2,513	1,442	1,200	0	0	2	1	141.66
12D	2235	Custer	88-20-12-379-006	09/01/16	355,000	161,740	45.56	169,410	47.72	Colonial	C	1992	2,515	1,318	0	0	0	2	1	141.15
12D	2345	Duke	88-20-12-403-020	08/28/15	335,000	167,110	49.88	175,030	52.25	Colonial	C	1988	2,523	1,053	0	900	0	2	2	132.78
12D	5355	Cloister	88-20-12-326-020	12/18/15	345,000	163,330	47.34	176,840	51.26	Colonial	C	1989	2,528	1,457	1,200	0	0	2	1	136.47
12D	5253	Crowfoot	88-20-12-377-014	12/05/14	349,283	160,810	46.04	168,380	48.21	Colonial	C	1990	2,528	1,457	0	0	0	2	1	138.17
12D	2311	Sweet	88-20-12-330-002	07/29/16	395,000	169,030	42.79	185,970	47.08	Colonial	C	1992	2,584	1,501	950	0	0	2	2	152.86
12D	2358	Cloister	88-20-12-327-025	11/16/15	369,000	173,150	46.92	196,990	53.38	Colonial	C	1989	2,699	1,541	1,200	0	0	2	1	136.72
12D	2373	Palmetto	88-20-12-327-005	10/29/15	284,000	142,000	50.00	161,310	56.80	Ranch	C	1989	1,754	1,754	1,200	0	0	2	0	161.92
12D	5255	Standish	88-20-12-332-004	03/26/15	278,000	144,000	51.80	150,540	54.15	Ranch	C	1992	1,754	1,754	0	0	0	2	0	158.49
12D	5254	Crowfoot	88-20-12-328-004	07/20/15	287,500	146,460	50.94	153,100	53.25	Ranch	C	1989	1,816	1,816	0	0	0	2	0	158.31
12D	5282	Crowfoot	88-20-12-328-002	10/17/14	265,000	141,520	53.40	147,870	55.80	Ranch	C	1990	1,821	1,821	0	0	0	2	1	145.52
12D	5159	Spring Meadows	88-20-12-455-003	10/28/14	285,000	150,620	52.85	157,520	55.27	Ranch	C	1989	1,935	1,935	0	0	0	2	1	147.29
22					7,321,783	3,432,960	46.89	3,660,700	50.00				50,334							145.46
	17				5,922,283					Colonial			41,254							143.56
12D	5				1,399,500					Ranch			9,080							154.13
12EB	2153	Long Lake	88-20-12-376-046	09/24/15	165,000	78,650	47.67	81,450	49.36	Bungalow	C	1940	1,504	713	0	0	0	1	1	109.71
12EB	41251	Dequindre	88-20-12-476-074	08/28/15	160,000	78,140	48.84	81,050	50.66	Ranch	C	1961	1,227	1,227	0	0	0	1	1	130.40
2					325,000	156,790	48.24	162,500	50.00				2,731							119.00
12H	2780	Santia	88-20-12-427-013	01/06/16	370,000	172,170	46.53	177,780	48.05	Colonial	BC	1997	2,426	1,258	1,075	0	0	2	1	152.51
12H	5306	Windmill	88-20-12-430-010	05/05/16	330,000	148,580	45.02	153,140	46.41	Colonial	C	1995	2,731	1,509	0	0	0	2	1	120.83
12H	5457	Shale	88-20-12-427-025	03/20/15	381,000	190,500	50.00	196,910	51.68	Colonial	BC	1997	2,812	1,635	1,150	0	0	3	1	135.49
12H	2709	Santia	88-20-12-427-019	10/07/15	392,500	200,000	50.96	209,120	53.28	Colonial	BC	1997	2,943	1,712	1,400	0	0	2	2	133.37
4					1,473,500	711,250	48.27	736,950	50.01				10,912							135.03
12J	2126	Square Lake	88-20-12-100-083	06/27/16	320,000	152,100	47.53	164,110	51.28	Colonial	BC	1998	2,558	1,469	0	0	0	2	1	125.10
12J	2246	Oakwood	88-20-12-100-074	04/18/16	412,000	175,220	42.53	201,810	48.98	Colonial	BC	1998	2,657	1,882	1,100	0	0	3	1	155.06
2					732,000	327,320	44.72	365,920	49.99				5,215							140.36

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

ECF	#	Street	Parcel ID	Date	Price	2016 A/V	2016 Ratio	2017 A/V	2017 Ratio	Type	Cls	Yr Blt	Sq Ft	BsmSF	RecFin	LivFin	W/O	FBth	HBth	$/Sq Ft
12K	5841	Ruby	88-20-12-226-001	01/15/15	345,000	172,500	50.00	185,010	53.63	Colonial	C	1992	2,549	1,888	944	0	0	3	1	135.35
12K	5820	Ruby	88-20-12-226-010	08/18/16	389,000	167,700	43.11	179,800	46.22	Colonial	C	1994	2,881	1,647	0	0	0	3	0	135.02
12K	5270	Windmill	88-20-12-476-066	08/23/16	460,000	215,240	46.79	232,180	50.47	Colonial	BC	2004	3,274	1,880	1,530	0	0	2	1	140.50
3					1,194,000	555,440	46.52	596,990	50.00				8,704							137.18
12M	5825	Colleen	88-20-12-228-015	04/29/16	430,000	222,870	51.83	214,960	49.99	Colonial	BC	2004	3,089	1,711	0	0	0	3	0	139.20
1					430,000	222,870	51.83	214,960	49.99				3,089							139.20
13A	2294	London	88-20-13-181-001	05/21/15	216,000	105,340	48.77	109,350	50.63	Bungalow	C	1971	1,988	0	0	0	0	3	0	108.65
13A	2364	London	88-20-13-181-007	07/07/15	223,000	102,680	46.04	106,530	47.77	Bungalow	C	1971	1,988	0	0	0	0	3	0	112.17
13A	4714	Butler	88-20-13-207-012	12/22/14	210,000	103,240	49.16	107,120	51.01	Bungalow	C	1971	1,988	0	0	0	0	2	1	105.63
13A	4799	Bramford	88-20-13-128-044	04/22/16	220,000	96,440	43.84	110,460	50.21	Colonial	C	1972	1,680	0	0	0	0	2	0	130.95
13A	4994	Stoddard	88-20-13-127-001	07/06/16	225,000	103,850	46.16	108,190	48.08	Colonial	C	1979	1,703	697	0	0	0	1	1	132.12
13A	4731	Bramford	88-20-13-177-011	08/05/16	230,150	105,470	45.83	109,480	47.57	Colonial	C	1971	1,768	725	0	0	0	2	1	130.18
13A	4918	Danbury	88-20-13-205-002	07/09/15	195,000	97,500	50.00	102,190	52.41	Colonial	C	1970	1,768	0	0	0	0	2	1	110.29
13A	2391	Avery	88-20-13-127-011	12/23/14	200,000	105,760	52.88	109,840	54.92	Colonial	C	1973	1,792	896	0	0	0	1	1	111.61
13A	2685	Windsor	88-20-13-208-030	08/23/16	190,000	98,220	51.69	101,750	53.55	Colonial	C	1969	1,826	0	0	0	0	2	1	104.05
13A	2680	Windsor	88-20-13-251-011	12/12/14	205,000	108,010	52.69	112,220	54.74	Colonial	C	1969	2,116	0	0	0	0	2	1	96.88
13A	2435	Timmer	88-20-13-128-042	01/26/16	236,000	112,400	47.63	116,610	49.41	Colonial	C	1972	2,161	0	0	0	0	2	1	109.21
13A	4933	Carol	88-20-13-205-007	09/16/16	233,500	114,870	49.19	119,500	51.18	Colonial	C	1972	2,161	772	0	0	0	2	1	108.05
13A	2715	Renshaw	88-20-13-251-030	10/30/14	221,350	105,080	47.47	109,030	49.26	Colonial	C	1969	2,161	0	0	0	0	2	1	102.43
13A	2739	Renshaw	88-20-13-251-032	09/23/15	232,500	110,580	47.56	114,880	49.41	Colonial	C	1969	2,161	0	0	0	0	2	1	107.59
13A	2465	Waltham	88-20-13-178-015	08/31/16	234,000	106,980	45.72	111,100	47.48	Colonial	C	1971	2,171	0	0	0	0	2	1	107.78
13A	2744	Windsor	88-20-13-226-008	06/06/16	228,000	103,440	45.37	107,290	47.06	Colonial	C	1969	2,171	0	0	0	0	2	1	105.02
13A	2758	Renshaw	88-20-13-278-002	11/24/15	230,000	105,560	45.90	109,530	47.62	Colonial	C	1969	2,171	0	0	0	0	2	1	105.94
13A	4995	Stoddard	88-20-13-126-001	07/23/15	282,000	124,560	44.17	130,180	46.16	Colonial	C	1971	2,346	1,023	1,000	0	0	3	1	120.20
13A	2674	Renshaw	88-20-13-252-014	05/13/16	299,000	120,710	40.37	134,970	45.14	Colonial	C	1969	2,681	0	0	0	0	2	1	111.53
13A	2321	Terova	88-20-13-177-013	07/22/15	309,950	139,510	45.01	145,630	46.98	Colonial	C	1972	2,726	0	0	0	0	1	1	113.70
13A	2688	Kenwyck	88-20-13-208-008	08/12/16	215,000	101,900	47.40	105,680	49.15	Ranch	C	1970	1,507	1,507	0	0	0	2	0	142.67
13A	2663	Windsor	88-20-13-208-028	07/25/16	180,000	93,180	51.77	95,310	52.95	Ranch	C	1969	1,507	0	0	0	0	2	0	119.44
13A	2928	Hill	88-20-13-279-015	04/24/15	182,000	92,790	50.98	95,980	52.74	Ranch	C	1969	1,507	0	0	0	0	2	0	120.77
13A	4954	Foxcroft	88-20-13-127-027	06/04/15	237,500	118,400	49.85	123,340	51.93	Ranch	C	1975	1,685	1,685	0	0	0	2	0	140.95
13A	2378	Waltham	88-20-13-179-012	04/07/15	250,000	125,510	50.20	131,020	52.41	Ranch	C	1971	1,699	1,507	800	0	0	2	0	147.15
13A	4812	Foxcroft	88-20-13-128-031	09/18/15	245,000	118,320	48.29	123,180	50.28	Ranch	C	1972	1,791	1,384	1,100	0	0	2	0	136.80
13A	2449	Timmer	88-20-13-128-043	06/23/16	222,000	112,430	50.64	116,910	52.66	Ranch	C	1972	1,807	1,400	0	0	0	2	0	122.86
13A	2359	Terova	88-20-13-177-016	04/27/15	244,000	115,630	47.39	120,310	49.31	Ranch	C	1972	1,807	1,400	600	0	0	2	0	135.03
13A	2671	Windsor	88-20-13-208-029	12/19/14	200,000	99,470	49.74	103,070	51.54	Ranch	C	1969	1,807	0	0	0	0	2	0	110.68
13A	4971	Butler	88-20-13-201-003	09/28/15	229,500	118,670	51.71	123,630	53.87	Ranch	C	1971	2,161	0	0	0	0	2	0	106.20
30					6,825,450	3,266,500	47.86	3,414,280	50.02				58,805							116.07
	3				649,000					Bungalow			5,964							108.82
	17	12 Slab $108.59	5 Bsmnt $119.82		3,971,450					Colonial			35,563							111.67
13A	10	4 Slab $113.36	6 Bsmnt $137.29		2,205,000					Ranch			17,278							127.62

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

ECF	#	Street	Parcel ID	Date	Price	2016 A/V	2016 Ratio	2017 A/V	2017 Ratio	Type	Cls	Yr Blt	Sq Ft	BsmSF	RecFin	LivFin	W/O	FBth	HBth	$/Sq Ft
13B	2211	Hillcrescent	88-20-13-302-031	10/31/14	221,000	105,090	47.55	110,710	50.10	Colonial	C	1969	1,665	700	0	0	0	1	1	132.73
13B	4234	Marywood	88-20-13-304-013	08/05/16	263,000	115,010	43.73	121,190	46.08	Colonial	C	1971	1,669	650	300	0	0	1	1	157.58
13B	4415	Lancashire	88-20-13-301-009	10/19/15	215,000	99,950	46.49	105,560	49.10	Colonial	C	1972	1,683	650	0	0	0	1	1	127.75
13B	2325	Forest Trail	88-20-13-329-020	08/31/15	229,900	112,430	48.90	118,750	51.65	Colonial	C	1971	1,703	700	500	0	0	1	1	135.00
13B	4066	Washington Cr	88-20-13-352-007	11/14/14	237,000	112,610	47.51	118,920	50.18	Colonial	C	1970	1,755	725	0	0	0	2	1	135.04
13B	2350	Cumberland	88-20-13-328-006	02/20/15	227,500	108,960	47.89	114,940	50.52	Colonial	C	1970	1,759	700	0	0	0	1	1	129.33
13B	2343	Hillcrescent	88-20-13-328-014	07/22/16	245,700	109,100	44.40	126,240	51.38	Colonial	C	1969	1,786	575	575	0	0	1	1	137.57
13B	2300	Hillcrescent	88-20-13-329-006	09/10/15	241,900	117,620	48.62	124,370	51.41	Colonial	C	1970	1,834	756	350	0	0	2	1	131.90
13B	4294	Greensboro	88-20-13-333-005	03/31/16	252,750	116,330	46.03	123,000	48.66	Colonial	C	1971	1,840	775	0	0	0	2	1	137.36
13B	4051	Greensboro	88-20-13-379-023	05/13/15	240,000	119,980	49.99	127,010	52.92	Colonial	C	1972	1,840	775	0	0	0	2	1	130.43
13B	4071	Gatesford Cir	88-20-13-376-022	10/24/14	230,000	116,950	50.85	123,650	53.76	Colonial	C	1970	1,871	784	0	0	0	2	1	122.93
13B	4108	Greensboro	88-20-13-380-003	09/02/15	250,000	118,210	47.28	125,050	50.02	Colonial	C	1971	1,876	784	0	0	0	2	1	133.26
13B	4108	Greensboro	88-20-13-380-003	09/21/15	250,000	118,210	47.28	125,050	50.02	Colonial	C	1971	1,876	784	0	0	0	2	1	133.26
13B	4122	Gatesford Cir	88-20-13-377-010	09/02/16	289,250	119,540	41.33	126,410	43.70	Colonial	C	1968	1,988	1,048	200	0	0	2	1	145.50
13B	4246	Marywood	88-20-13-304-012	11/18/14	257,500	123,900	48.12	131,150	50.93	Colonial	C	1968	2,058	1,077	700	0	0	2	1	125.12
13B	4246	Marywood	88-20-13-304-012	06/11/16	285,000	123,900	43.47	131,150	46.02	Colonial	C	1968	2,058	1,077	700	0	0	2	1	138.48
13B	2157	Cumberland	88-20-13-301-002	08/19/16	275,000	130,140	47.32	137,520	50.01	Colonial	C	1969	2,385	1,015	0	0	0	2	1	115.30
13B	4267	Greensboro	88-20-13-332-015	07/17/15	285,000	124,190	43.58	131,400	46.11	Colonial	C	1966	2,409	810	350	0	0	2	1	118.31
13B	4069	Middlebury	88-20-13-378-011	09/29/16	285,000	122,060	42.83	129,110	45.30	Colonial	C	1967	2,409	810	0	0	0	2	1	118.31
13B	4163	Washington Cr	88-20-13-305-024	08/31/16	315,000	130,080	41.30	158,150	50.21	Colonial	C	1969	2,421	970	320	0	0	2	1	130.11
13B	4202	Washington Cr	88-20-13-330-010	09/01/16	325,000	135,850	41.80	164,350	50.57	Colonial	C	1969	2,470	1,015	648	0	0	2	1	131.58
13B	4075	Washington Cr	88-20-13-351-014	03/04/16	221,900	109,500	49.35	115,540	52.07	Ranch	C	1970	1,479	725	500	0	0	1	2	150.03
13B	4286	Cambridge Cr	88-20-13-331-002	09/10/15	227,000	113,720	50.10	120,040	52.88	Ranch	C	1967	1,489	1,480	0	1,100	0	1	1	152.45
13B	2381	Newbedford	88-20-13-332-022	06/13/16	227,600	107,500	47.23	113,360	49.81	Ranch	C	1970	1,506	1,242	0	0	0	1	1	151.13
13B	2230	Cumberland	88-20-13-302-016	09/09/16	210,000	110,660	52.70	116,770	55.60	T-Quad	C	1969	1,922	496	0	0	0	1	1	109.26
13B	2184	Cumberland	88-20-13-302-010	06/05/15	235,000	116,090	49.40	122,680	52.20	T-Quad	C	1969	1,974	508	400	0	0	2	1	119.05
13B	2189	Hillcrescent	88-20-13-302-028	10/24/14	240,000	117,080	48.78	123,790	51.58	T-Quad	C	1970	2,008	498	0	0	0	2	1	119.52
13B	4275	Cambridge Cr	88-20-13-330-012	06/22/15	239,000	118,930	49.76	125,710	52.60	Tri-Level	C	1967	2,269	0	0	0	0	2	1	105.33
28					7,021,000	3,273,590	46.63	3,511,570	50.02				54,002							130.01
	21				5,420,500					Colonial			41,355							131.07
	3				676,500					Ranch			4,474							151.21
	3				685,000					T-Quad			5,904							116.02
13B	1				239,000					Tri-Level			2,269							105.33
13C	4290	Forsyth	88-20-13-426-079	07/01/16	297,000	166,970	56.22	148,540	50.01	T-Quad	C	1979	2,325	975	0	0	0	2	0	127.74
1					297,000	166,970	56.22	148,540	50.01				2,325							127.74

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

ECF	#	Street	Parcel ID	Date	Price	2016 A/V	2016 Ratio	2017 A/V	2017 Ratio	Type	Cls	Yr Blt	Sq Ft	BsmSF	RecFin	LivFin	W/O	FBth	HBth	$/Sq Ft
13D	4178	Forsyth	88-20-13-426-101	11/07/14	325,000	172,440	53.06	174,420	53.67	Colonial	C	1992	2,475	1,727	350	0	0	2	1	131.31
13D	4142	Morningdale	88-20-13-478-008	04/25/16	369,800	172,490	46.64	174,600	47.21	Colonial	C	1995	2,560	1,590	0	0	0	2	1	144.45
13D	2802	Whitehall	88-20-13-477-002	08/12/16	345,000	167,180	48.46	169,140	49.03	Colonial	C	1992	2,598	1,182	0	0	0	3	0	132.79
13D	4113	Morningdale	88-20-13-477-009	01/08/16	322,000	173,140	53.77	175,170	54.40	Colonial	C	1991	2,751	1,556	0	0	0	2	1	117.05
13D	2724	Whitehall	88-20-13-426-103	10/08/15	392,000	223,210	56.94	203,850	52.00	Colonial	BC	1998	2,769	1,642	1,200	0	0	3	1	141.57
13D	4145	Vassar	88-20-13-478-017	08/27/15	380,000	187,900	49.45	190,240	50.06	Colonial	C	1994	2,805	1,606	0	0	0	3	0	135.47
13D	2875	Bywater	88-20-13-429-010	03/16/15	360,000	173,900	48.31	175,940	48.87	Colonial	C	1991	2,823	1,633	0	0	0	3	0	127.52
13D	2975	Senora	88-20-13-479-011	11/03/14	365,000	175,090	47.97	177,290	48.57	Colonial	C	1994	2,845	1,594	1,400	0	0	2	1	128.30
13D	4127	Morningdale	88-20-13-477-008	08/19/16	395,000	180,960	45.81	183,140	46.36	Colonial	C	1992	2,921	1,667	0	0	0	2	1	135.23
13D	2932	Wagonwheel	88-20-13-426-095	06/04/15	383,350	185,180	48.31	187,470	48.90	Colonial	C	1994	2,945	1,702	0	0	0	2	1	130.17
13D	2837	Wagonwheel	88-20-13-427-015	10/06/15	300,000	156,530	52.18	158,310	52.77	Ranch	C	1991	2,009	1,958	500	0	0	2	1	149.33
13D	2837	Whitehall	88-20-13-427-027	11/16/15	310,000	153,790	49.61	155,570	50.18	Ranch	C	1993	2,143	2,113	0	0	0	2	1	144.66
12					4,247,150	2,121,810	49.96	2,125,140	50.04				31,644							134.22
	10				3,637,150					Colonial			27,492							132.30
13D	2				610,000					Ranch			4,152							146.92
13E	4274	Cactus	88-20-13-426-108	10/20/15	377,500	196,670	52.10	192,940	51.11	Colonial	BC	1998	2,819	1,613	0	0	0	2	1	133.91
13E	2877	Tumbleweed	88-20-13-427-038	08/27/15	434,500	217,250	50.00	213,100	49.04	Colonial	BC	1999	3,262	1,831	0	0	0	2	1	133.20
2					812,000	413,920	50.98	406,040	50.00				6,081							133.53
13F	2858	Dina	88-20-01-430-032	06/29/16	419,500	195,730	46.66	193,910	46.22	Colonial	BC	1997	3,067	1,244	1,000	0	0	2	1	136.78
13F	2801	Dina	88-20-01-428-007	05/13/16	505,000	101,360	20.07	243,760	48.27	Colonial	B	2015	3,393	1,784	0	0	0	3	1	148.84
13F	6330	Seminole	88-20-01-430-036	05/20/16	485,000	254,340	52.44	250,720	51.69	Colonial	BC	2008	3,965	2,185	0	0	0	4	0	122.32
13F	2924	Wessels	88-20-13-230-006	08/25/16	400,000	225,130	56.28	216,620	54.16	Ranch	BC	1999	2,373	2,373	2,150	0	0	3	1	168.56
4					1,809,500	776,560	42.92	905,010	50.01				12,798							141.39
	3				1,409,500					Colonial			10,425							135.20
13F	1				400,000					Ranch			2,373							168.56
13G	2026	Blue Spruce	88-20-13-152-005	04/29/15	345,000	185,070	53.64	186,490	54.06	Colonial	C	2002	2,721	1,183	0	900	0	3	1	126.79
13G	4714	Douglas Fir	88-20-13-154-001	06/02/15	441,700	221,410	50.13	223,180	50.53	Colonial	C	2002	3,037	1,383	1,300	0	0	3	1	145.44
13G	2073	Sequoia	88-20-13-153-010	12/12/14	425,000	209,810	49.37	211,520	49.77	Colonial	C	2004	3,201	1,358	0	0	0	3	1	132.77
13G	4722	John R	88-20-13-100-054	10/30/14	456,000	211,420	46.36	213,110	46.73	Colonial	C	2005	3,353	1,722	0	0	0	2	1	136.00
4					1,667,700	827,710	49.63	834,300	50.03				12,312							135.45

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

ECF	#	Street	Parcel ID	Date	Price	2016 A/V	2016 Ratio	2017 A/V	2017 Ratio	Type	Cls	Yr Blt	Sq Ft	BsmSF	RecFin	LivFin	W/O	FBth	HBth	$/Sq Ft
14A	1524	Rockfield	88-20-14-451-019	12/15/15	289,000	119,070	41.20	135,970	47.05	Colonial	C	1966	2,044	532	0	0	0	2	1	141.39
14A	1230	Glaser	88-20-14-102-019	07/20/15	170,000	81,950	48.21	87,640	51.55	Ranch	CD	1957	1,313	0	0	0	0	1	0	129.47
14A	1154	Lamb	88-20-14-351-101	02/26/15	229,000	105,750	46.18	116,950	51.07	Ranch	C	1986	1,504	1,490	0	0	0	2	0	152.26
14A	1100	Glaser	88-20-14-102-014	06/17/15	245,500	114,830	46.77	126,590	51.56	Ranch	C	1965	2,590	1,000	0	0	0	1	0	94.79
4					933,500	421,600	45.16	467,150	50.04				7,451							125.29
	1				289,000					Colonial			2,044							141.39
14A	3				644,500					Ranch			5,407							119.20
14B	4811	Gamber	88-20-14-205-011	01/14/16	225,000	104,400	46.40	115,580	51.37	Colonial	C	1972	1,788	725	0	0	0	1	1	125.84
14B	1836	Welling	88-20-14-277-005	09/09/15	230,000	107,090	46.56	119,500	51.96	Colonial	C	1972	1,801	725	500	0	0	1	1	127.71
14B	1901	Hamman	88-20-14-278-010	01/28/16	249,500	108,100	43.33	120,000	48.10	Colonial	C	1974	1,874	700	0	0	0	1	1	133.14
14B	4838	Hubbard	88-20-14-202-006	01/14/16	294,000	112,700	38.33	151,730	51.61	Colonial	C	1972	2,096	806	700	0	0	2	1	140.27
14B	4879	Calvert	88-20-14-203-037	11/21/14	284,950	130,180	45.69	146,110	51.28	Colonial	C	1977	2,443	1,109	0	0	0	2	2	116.64
14B	4674	Chapel	88-20-14-253-010	05/20/16	264,900	106,240	40.11	131,670	49.71	Ranch	C	1973	1,520	1,184	1,000	0	0	2	1	174.28
14B	4863	Alton	88-20-14-202-020	06/10/16	240,000	107,420	44.76	119,120	49.63	Ranch	C	1971	1,624	1,624	0	0	0	2	0	147.78
14B	1706	Welling	88-20-14-253-006	02/22/16	251,000	108,530	43.24	120,340	47.94	Ranch	C	1972	1,650	1,342	0	0	0	2	0	152.12
14B	4665	Chapel	88-20-14-252-018	08/24/16	273,125	107,550	39.38	134,030	49.07	Ranch	C	1971	1,706	1,406	950	0	0	1	2	160.10
14B	1499	Welling	88-20-14-202-009	04/13/15	282,500	129,850	45.96	145,690	51.57	Ranch	C	1971	2,263	1,668	0	0	0	2	1	124.83
14B	4905	Hubbard	88-20-14-201-014	04/11/16	250,800	107,640	42.92	119,350	47.59	T-Quad	C	1970	1,983	473	300	0	0	2	1	126.48
11					2,845,775	1,229,700	43.21	1,423,120	50.01				20,748							137.16
	5				1,283,450					Colonial			10,002							128.32
	5				1,311,525					Ranch			8,763							149.67
14B	1				250,800					T-Quad			1,983							126.48
14C	4855	Pickford	88-20-14-127-012	09/29/15	355,000	173,310	48.82	177,550	50.01	Colonial	C	1989	2,586	1,865	0	0	0	2	1	137.28
1					355,000	173,310	48.82	177,550	50.01				2,586							137.28
14D	1606	Bloomingdale	88-20-14-454-008	04/02/15	369,900	176,980	47.85	197,730	53.45	Colonial	C	1989	2,237	1,598	1,800	0	0	2	1	165.36
14D	1543	Charlevois	88-20-14-452-003	06/30/16	372,500	155,870	41.84	173,410	46.55	Colonial	C	1990	2,352	939	0	0	0	2	1	158.38
2					742,400	332,850	44.83	371,140	49.99				4,589							161.78

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

ECF	#	Street	Parcel ID	Date	Price	2016 A/V	2016 Ratio	2017 A/V	2017 Ratio	Type	Cls	Yr Blt	Sq Ft	BsmSF	RecFin	LivFin	W/O	FBth	HBth	$/Sq Ft
14E	4413	Reilly Ct	88-20-14-329-002	09/21/15	298,900	127,790	42.75	139,700	46.74	Bungalow	C	1976	1,872	1,586	400	0	0	2	1	159.67
14E	1083	Shallowdale	88-20-14-151-028	10/02/15	250,000	113,420	45.37	123,220	49.29	Colonial	C	1975	1,846	750	0	0	0	1	1	135.43
14E	4453	Willow Creek	88-20-14-303-012	02/29/16	239,900	120,460	50.21	131,260	54.71	Colonial	C	1977	2,015	755	0	0	0	1	1	119.06
14E	1071	Shallowdale	88-20-14-151-027	07/30/15	257,000	118,710	46.19	129,230	50.28	Colonial	C	1975	2,086	850	0	0	0	2	1	123.20
14E	1071	Shallowdale	88-20-14-151-027	06/17/16	272,000	118,710	43.64	129,230	47.51	Colonial	C	1975	2,086	850	0	0	0	2	1	130.39
14E	4475	Clarke	88-20-14-326-004	10/16/15	259,000	123,210	47.57	134,360	51.88	Colonial	C	1976	2,146	855	0	0	0	2	1	120.69
14E	4249	Willow Creek	88-20-14-305-012	01/22/16	300,000	132,800	44.27	145,290	48.43	Colonial	C	1977	2,346	1,261	0	0	0	2	1	127.88
14E	4426	Reilly	88-20-14-328-017	07/13/16	292,500	130,260	44.53	142,410	48.69	Colonial	C	1977	2,385	908	0	0	0	2	1	122.64
14E	1197	Shadow	88-20-14-153-018	09/09/16	350,000	133,150	38.04	170,470	48.71	Colonial	C	1977	2,427	1,069	800	0	0	2	1	144.21
14E	4486	Clarke	88-20-14-327-001	09/28/15	235,500	116,430	49.44	126,690	53.80	Ranch	C	1977	1,621	1,613	0	0	0	2	0	145.28
14E	4486	Willow Creek	88-20-14-304-001	06/21/16	255,000	123,240	48.33	134,390	52.70	Ranch	C	1976	1,898	1,610	0	0	0	2	1	134.35
11					3,009,800	1,358,180	45.13	1,506,250	50.04				22,728							132.43
	1				298,900					Bungalow			1,872							159.67
	8				2,220,400					Colonial			17,337							128.07
14E	2				490,500					Ranch			3,519							139.39
14K	1931	Welling	88-20-14-226-051	08/10/15	450,000	224,940	49.99	218,850	48.63	Colonial	BC	2011	2,983	1,584	0	0	0	2	1	150.85
14K	4785	Sutherland	88-20-14-229-024	08/21/15	464,680	232,400	50.01	226,090	48.65	Colonial	BC	2012	3,029	1,644	0	0	0	2	1	153.41
14K	1977	Hazel Nut Ln	88-20-14-229-030	05/26/16	410,000	224,690	54.80	217,670	53.09	Colonial	BC	2013	3,138	1,476	0	0	0	3	0	130.66
3					1,324,680	682,030	51.49	662,610	50.02				9,150							144.77
14M	4379	Rockdale	88-20-14-402-012	06/20/16	495,000	196,390	39.67	247,640	50.03	Colonial	BC	2012	3,226	1,571	0	0	0	3	0	153.44
1					495,000	196,390	39.67	247,640	50.03				3,226							153.44
14O	4229	Easton Way	88-20-14-353-001	05/29/15	554,221	243,020	43.85	239,840	43.28	Colonial	BC	2014	3,033	1,644	0	0	0	2	1	182.73
14O	4159	Easton Way	88-20-14-353-006	03/03/15	472,345	237,300	50.24	237,690	50.32	Colonial	BC	2014	3,086	1,692	0	0	0	2	1	153.06
14O	4215	Easton Way	88-20-14-353-002	11/18/14	485,555	246,010	50.67	244,330	50.32	Colonial	BC	2014	3,110	1,675	0	0	0	2	1	156.13
14O	4145	Easton Way	88-20-14-353-007	03/02/15	463,500	237,370	51.21	237,760	51.30	Colonial	BC	2014	3,110	1,675	0	0	0	2	1	149.04
14O	4131	Easton Way	88-20-14-353-008	04/22/15	472,900	238,070	50.34	238,460	50.43	Colonial	BC	2014	3,110	1,675	0	0	0	2	1	152.06
14O	4116	Easton Way	88-20-14-353-009	06/17/15	455,000	237,670	52.24	238,050	52.32	Colonial	BC	2014	3,110	1,675	0	0	0	2	1	146.30
14O	4130	Easton Way	88-20-14-353-010	04/30/15	473,000	238,070	50.33	238,460	50.41	Colonial	BC	2014	3,110	1,675	0	0	0	2	1	152.09
14O	4187	Easton Way	88-20-14-353-004	11/17/14	474,095	241,350	50.91	241,740	50.99	Colonial	BC	2014	3,121	1,675	0	0	0	3	0	151.90
14O	4173	Easton Way	88-20-14-353-005	12/12/14	447,875	240,140	53.62	240,520	53.70	Colonial	BC	2014	3,121	1,675	0	0	0	2	1	143.50
14O	4172	Easton Way	88-20-14-353-013	12/19/14	477,001	245,490	51.47	245,890	51.55	Colonial	BC	2014	3,121	1,675	0	0	0	2	1	152.84
14O	4144	Easton Way	88-20-14-353-011	05/13/15	499,500	246,900	49.43	247,300	49.51	Colonial	BC	2014	3,185	1,538	0	0	0	4	0	156.83
14O	4201	Easton Way	88-20-14-353-003	03/11/15	484,900	246,130	50.76	246,530	50.84	Colonial	BC	2014	3,218	1,745	0	0	0	2	1	150.68
14O	4186	Easton Way	88-20-14-353-014	05/13/15	501,145	249,400	49.77	249,800	49.85	Colonial	BC	2014	3,223	1,675	0	0	0	3	1	155.49
14O	4200	Easton Way	88-20-14-353-015	12/30/14	529,135	249,110	47.08	249,510	47.15	Colonial	BC	2014	3,284	1,745	0	0	0	2	1	161.13
14O	4158	Easton Way	88-20-14-353-012	02/11/15	519,438	258,940	49.85	259,360	49.93	Colonial	BC	2014	3,573	1,827	0	0	0	2	1	145.38
15					7,309,610	3,654,970	50.00	3,655,240	50.01				47,515							153.84

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

ECF	#	Street	Parcel ID	Date	Price	2016 A/V	2016 Ratio	2017 A/V	2017 Ratio	Type	Cls	Yr Blt	Sq Ft	BsmSF	RecFin	LivFin	W/O	FBth	HBth	$/Sq Ft
15A	4900	Belzair	88-20-15-127-009	08/17/16	250,000	122,820	49.13	125,380	50.15	Ranch	C	1973	1,434	1,434	0	0	0	2	0	174.34
15A	4826	Belzair	88-20-15-127-008	09/15/15	320,000	157,850	49.33	161,600	50.50	Ranch	C	1966	2,492	2,220	1,200	0	0	2	1	128.41
15A	4865	Belzair	88-20-15-126-025	06/30/15	290,000	140,070	48.30	143,280	49.41	T-Quad	C	1977	2,017	709	0	0	0	2	1	143.78
3					860,000	420,740	48.92	430,260	50.03				5,943							144.71
	2				570,000					Ranch			3,926							145.19
15A	1				290,000					T-Quad			2,017							143.78
15C	4609	Colling	88-20-15-177-001	06/30/16	325,000	149,550	46.02	167,060	51.40	Colonial	C	1985	2,419	0	0	0	0	2	1	134.35
15C	184	Streamview	88-20-15-155-014	09/30/16	330,000	163,790	49.63	169,050	51.23	Colonial	C	1979	2,567	1,500	0	0	0	2	1	128.55
15C	172	Streamview	88-20-15-155-013	07/23/15	370,000	165,690	44.78	171,110	46.25	Colonial	C	1981	2,611	1,062	0	0	0	2	1	141.71
15C	145	Streamview	88-20-15-153-013	07/29/16	398,500	168,950	42.40	196,740	49.37	Colonial	C	1983	2,631	1,082	480	0	0	2	1	151.46
15C	188	Eckford	88-20-15-153-026	09/30/15	318,800	155,960	48.92	160,970	50.49	Ranch	C	1984	1,927	1,916	0	0	0	2	0	165.44
15C	140	Eckford	88-20-15-153-022	09/12/16	320,000	161,400	50.44	166,660	52.08	Ranch	C	1983	2,061	1,965	0	0	0	2	0	155.26
6					2,062,300	965,340	46.81	1,031,590	50.02				14,216							145.07
	4				1,423,500					Colonial			10,228							139.18
15C	2				638,800					Ranch			3,988							160.18
15E	243	Randall	88-20-15-302-014	07/30/15	208,000	101,550	48.82	108,960	52.38	Bi-Level	C	1972	1,494	0	0	0	0	1	1	139.22
15E	626	Randall	88-20-15-403-002	07/17/15	264,900	123,040	46.45	133,320	50.33	Colonial	C	1971	1,728	864	0	0	0	2	1	153.30
15E	723	Barclay	88-20-15-427-009	09/02/15	268,000	132,000	49.25	143,440	53.52	Colonial	C	1972	1,728	864	0	500	0	2	1	155.09
15E	4332	Bristol	88-20-15-404-011	02/17/16	267,900	117,230	43.76	135,680	50.65	Colonial	C	1970	1,955	800	400	0	0	2	2	137.03
15E	4197	Cypress	88-20-15-451-033	10/29/14	305,000	141,030	46.24	152,990	50.16	Colonial	C	1970	1,955	800	0	900	0	2	1	156.01
15E	4438	Tallman	88-20-15-451-005	09/14/16	300,000	120,300	40.10	146,650	48.88	Colonial	C	1970	2,024	1,012	300	0	0	2	1	148.22
15E	691	Barclay	88-20-15-403-026	07/29/16	329,900	123,140	37.33	154,660	46.88	Colonial	C	1971	2,112	1,056	500	0	0	2	1	156.20
15E	671	Randall	88-20-15-402-010	08/26/15	295,000	135,850	46.05	147,420	49.97	Colonial	C	1970	2,218	945	700	0	0	3	1	133.00
15E	675	Barclay	88-20-15-403-024	06/28/16	300,000	124,800	41.60	135,040	45.01	Colonial	C	1971	2,218	945	200	0	0	2	1	135.26
15E	4148	Cypress	88-20-15-452-024	05/22/15	295,000	133,900	45.39	145,230	49.23	Colonial	C	1970	2,218	945	0	750	0	2	1	133.00
15E	778	Barclay	88-20-15-476-009	09/02/16	300,000	123,020	41.01	146,610	48.87	Colonial	C	1971	2,218	945	400	0	0	2	1	135.26
15E	832	Barclay	88-20-15-477-003	06/01/15	333,000	155,670	46.75	168,560	50.62	Colonial	C	1970	2,663	945	945	0	0	2	1	125.05
15E	4149	Bristol	88-20-15-452-009	10/28/14	216,500	109,650	50.65	118,150	54.57	Ranch	C	1970	1,240	1,240	375	0	0	2	0	174.60
15E	4020	Bristol	88-20-15-476-019	06/03/16	210,800	95,250	45.19	108,480	51.46	Ranch	C	1970	1,240	1,240	700	0	0	2	0	170.00
15E	4307	Cypress	88-20-15-451-025	01/19/16	216,000	103,420	47.88	111,010	51.39	Ranch	C	1970	1,525	0	0	0	0	2	0	141.64
15					4,110,000	1,839,850	44.77	2,056,200	50.03				28,536							144.03
	1				208,000					Bi-Level			1,494							139.22
	11				3,258,700					Colonial			23,037							141.46
15E	3				643,300					Ranch			4,005							160.62

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

ECF	#	Street	Parcel ID	Date	Price	2016 A/V	2016 Ratio	2017 A/V	2017 Ratio	Type	Cls	Yr Blt	Sq Ft	BsmSF	RecFin	LivFin	W/O	FBth	HBth	$/Sq Ft
15F	81	Evaline	88-20-15-351-019	06/12/15	373,000	172,580	46.27	184,470	49.46	Colonial	C	1997	2,144	812	0	700	0	2	1	173.97
15F	317	Evaline	88-20-15-376-039	02/26/16	480,000	255,620	53.25	251,890	52.48	Colonial	BC	2014	3,171	1,567	0	0	0	3	1	151.37
15F	328	Evaline	88-20-15-377-011	01/15/16	521,000	227,180	43.60	265,550	50.97	Colonial	BC	2000	3,763	1,759	1,000	0	0	2	1	138.45
15F	472	Leetonia	88-20-15-378-034	06/10/16	255,000	120,550	47.27	127,430	49.97	Ranch	C	1985	1,798	0	0	0	0	2	0	141.82
15F	129	Evaline	88-20-15-351-023	07/08/16	390,000	168,490	43.20	179,950	46.14	Ranch	C	2002	1,944	1,937	1,400	0	0	2	0	200.62
5					2,019,000	944,420	46.78	1,009,290	49.99				12,820							157.49
	3				1,374,000					Colonial			9,078							151.35
15F	2				645,000					Ranch			3,742							172.37
15G	174	Glenshire	88-20-15-152-008	07/05/16	325,000	143,840	44.26	166,560	51.25	Colonial	C	1987	2,085	679	500	0	0	2	1	155.88
15G	583	Longfellow	88-20-15-405-016	03/31/16	296,500	131,180	44.24	152,480	51.43	Colonial	C	1978	2,326	691	400	0	0	2	1	127.47
15G	735	Longfellow	88-20-15-406-009	06/22/16	308,000	138,720	45.04	153,090	49.70	Colonial	C	1977	2,488	1,024	800	0	0	2	1	123.79
15G	845	Longfellow	88-20-15-429-015	08/20/15	283,000	137,800	48.69	148,510	52.48	Colonial	C	1976	2,488	1,024	0	0	0	2	1	113.75
15G	707	Longfellow	88-20-15-406-007	09/01/15	280,000	117,550	41.98	126,020	45.01	Ranch	C	1977	1,617	1,539	0	0	0	1	1	173.16
5					1,492,500	669,090	44.83	746,660	50.03				11,004							135.63
	4				1,212,500					Colonial			9,387							129.17
15G	1				280,000					Ranch			1,617							173.16
15J	4936	Somerton	88-20-15-203-004	04/16/15	410,000	205,000	50.00	213,300	52.02	Colonial	B	1994	2,521	1,494	0	0	0	2	1	162.63
15J	4853	Somerton	88-20-15-202-010	08/29/16	460,000	217,610	47.31	226,540	49.25	Colonial	B	1994	2,949	1,610	0	0	0	2	1	155.99
15J	4886	Somerton	88-20-15-204-001	07/22/16	480,000	221,180	46.08	238,930	49.78	Colonial	B	1994	3,019	1,699	0	0	0	3	0	158.99
15J	542	Sara	88-20-15-202-017	05/26/16	550,000	259,960	47.27	271,120	49.29	Colonial	B	1996	3,199	1,760	0	1,100	0	3	2	171.93
4					1,900,000	903,750	47.57	949,890	49.99				11,688							162.56
15K	972	Brahms	88-20-15-478-001	11/14/14	355,000	163,220	45.98	165,100	46.51	Colonial	BC	1996	2,273	1,201	600	0	0	3	1	156.18
15K	4108	Renee	88-20-15-478-010	12/10/15	400,000	209,920	52.48	212,400	53.10	Colonial	BC	1995	2,450	1,896	1,161	0	0	2	1	163.27
2					755,000	373,140	49.42	377,500	50.00				4,723							159.86
15L	25	Whitney	88-20-15-156-002	06/30/16	452,000	200,080	44.27	226,010	50.00	Colonial	B	1999	2,519	2,019	0	0	0	2	1	179.44
1					452,000	200,080	44.27	226,010	50.00				2,519							179.44
15N	4222	Tallman	88-20-15-380-001	01/20/16	410,000	215,630	52.59	214,230	52.25	Colonial	BC	2005	2,691	1,541	0	0	0	2	1	152.36
15N	433	Tanner	88-20-15-380-016	10/29/15	472,500	237,810	50.33	236,220	49.99	Colonial	BC	2005	2,777	1,457	0	1,027	0	2	1	170.15
15N	440	Tanner	88-20-15-380-008	10/09/14	429,000	202,520	47.21	201,210	46.90	Colonial	BC	2006	2,900	1,457	0	0	0	2	1	147.93
15N	169	Crestfield	88-20-15-353-047	09/27/16	435,000	183,240	42.12	210,610	48.42	Colonial	BC	2004	2,914	1,466	0	0	0	2	1	149.28
15N	475	Leetonia	88-20-15-377-042	10/28/14	545,000	279,610	51.30	277,940	51.00	Colonial	BC	2014	3,459	1,872	0	0	0	4	1	157.56
15N	85	Leetonia	88-20-15-352-028	09/26/16	555,000	69,760	12.57	283,490	51.08	Colonial	BC	2016	3,699	2,055	0	0	0	4	0	150.04
6					2,846,500	1,188,570	41.76	1,423,700	50.02				18,440							154.37

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

ECF	#	Street	Parcel ID	Date	Price	2016 A/V	2016 Ratio	2017 A/V	2017 Ratio	Type	Cls	Yr Blt	Sq Ft	BsmSF	RecFin	LivFin	W/O	FBth	HBth	$/Sq Ft
15P	4957	River Bank	88-20-15-205-003	09/23/16	482,625	254,210	52.67	241,260	49.99	Colonial	B	2004	2,918	1,447	0	1,158	0	3	1	165.40
1					482,625	254,210	52.67	241,260	49.99				2,918							165.40
15R	4021	Chatwal Ct	88-20-15-480-001	03/07/16	466,400	139,880	29.99	241,220	51.72	Colonial	BC	2015	2,887	1,404	0	0	0	3	1	161.55
15R	4031	Chatwal Ct	88-20-15-480-002	01/29/16	592,076	292,840	49.46	291,970	49.31	Colonial	BC	2015	3,257	1,758	0	0	0	2	1	181.79
15R	4042	Chatwal Ct	88-20-15-480-013	01/25/16	591,220	295,410	49.97	290,950	49.21	Colonial	BC	2015	3,257	1,758	0	0	0	2	1	181.52
15R	4032	Chatwal Ct	88-20-15-480-014	03/14/16	541,520	98,810	18.25	291,330	53.80	Colonial	BC	2015	3,267	1,758	0	0	0	2	1	165.75
15R	4061	Chatwal Ct	88-20-15-480-005	12/31/15	599,900	299,950	50.00	305,970	51.00	Colonial	BC	2015	3,382	1,758	0	0	0	3	1	177.38
15R	4041	Chatwal Ct	88-20-15-480-003	07/16/15	572,000	306,480	53.58	304,490	53.23	Colonial	BC	2015	3,393	1,745	0	0	0	4	0	168.58
15R	4051	Chatwal Ct	88-20-15-480-004	05/11/16	650,000	303,100	46.63	301,860	46.44	Colonial	BC	2015	3,393	1,745	0	0	0	3	1	191.57
15R	4062	Chatwal Ct	88-20-15-480-011	02/09/16	620,000	303,700	48.98	302,790	48.84	Colonial	BC	2015	3,402	1,757	0	0	0	3	1	182.25
15R	4081	Chatwal Ct	88-20-15-480-007	09/10/15	649,650	303,910	46.78	305,450	47.02	Colonial	BC	2015	3,488	1,711	0	0	0	3	1	186.25
15R	4071	Chatwal Ct	88-20-15-480-006	09/01/15	631,575	305,900	48.43	304,980	48.29	Colonial	BC	2015	3,545	1,745	0	0	0	3	1	178.16
15R	4091	Chatwal Ct	88-20-15-480-008	08/05/15	606,900	306,190	50.45	305,280	50.30	Colonial	BC	2015	3,596	1,745	0	0	0	4	0	168.77
15R	4092	Chatwal Ct	88-20-15-480-010	08/21/15	622,840	318,860	51.19	317,890	51.04	Colonial	BC	2015	3,695	1,933	0	0	0	3	0	168.56
15R	4052	Chatwal Ct	88-20-15-480-012	04/20/16	610,000	166,960	27.37	319,940	52.45	Colonial	BC	2015	3,714	1,859	0	0	0	4	1	164.24
15R	4101	Chatwal Ct	88-20-15-480-009	12/30/15	662,090	323,280	48.83	325,020	49.09	Colonial	BC	2015	3,728	1,859	0	0	0	4	1	177.60
14					8,416,171	3,765,270	44.74	4,209,140	50.01				48,004							175.32
16A	4547	Heatherbrook	88-20-16-276-010	01/15/15	324,900	158,610	48.82	164,430	50.61	Colonial	C	1975	2,496	1,226	1,000	0	0	2	1	130.17
16A	4783	Heatherbrook	88-20-16-226-008	07/27/15	337,500	166,140	49.23	171,950	50.95	Colonial	C	1976	2,660	1,116	0	0	0	2	1	126.88
16A	120	Gordon	88-20-16-277-004	04/12/16	375,100	166,600	44.41	185,630	49.49	Colonial	C	1975	2,660	1,500	400	0	0	2	1	141.02
16A	38	Gordon	88-20-16-277-008	08/14/15	335,000	148,540	44.34	153,680	45.87	Colonial	C	1975	2,665	1,116	0	0	0	2	1	125.70
16A	4569	Heatherbrook	88-20-16-276-009	01/12/16	299,300	153,740	51.37	159,150	53.17	Colonial	C	1975	2,724	1,515	450	0	0	2	1	109.88
16A	86	Maclynn	88-20-16-278-009	09/02/16	355,000	162,900	45.89	178,400	50.25	Ranch	C	1974	2,264	920	1,500	0	0	2	1	156.80
6					2,026,800	956,530	47.19	1,013,240	49.99				15,469							131.02
	5				1,671,800					Colonial			13,205							126.60
16A	1				355,000					Ranch			2,264							156.80
16B	130	Webb	88-20-16-427-046	10/09/15	210,000	87,330	41.59	103,460	49.27	Bungalow	C	1924	1,999	972	0	0	0	1	0	105.05
16B	364	Paragon	88-20-16-401-008	03/31/16	230,000	110,530	48.06	116,410	50.61	Colonial	C	1969	1,720	720	200	0	0	1	1	133.72
16B	124	Webb	88-20-16-427-047	08/30/16	326,000	144,580	44.35	155,010	47.55	Colonial	C	1984	2,837	1,335	0	0	0	2	1	114.91
16B	4041	Virgilia	88-20-16-452-033	06/03/16	555,000	206,730	37.25	282,680	50.93	Colonial	BC	2015	3,520	1,796	0	0	0	4	0	157.67
16B	417	Carter	88-20-16-451-037	05/16/16	212,000	102,370	48.29	107,340	50.63	Ranch	C	1968	1,300	1,300	325	0	0	1	1	163.08
16B	368	Wattles	88-20-16-452-016	09/13/16	190,000	95,410	50.22	100,350	52.82	Ranch	C	1974	1,536	1,536	800	0	0	1	2	123.70
16B	238	Carter	88-20-16-476-013	07/06/15	230,900	114,250	49.48	120,530	52.20	Ranch	C	1969	1,650	1,650	600	0	0	2	1	139.94
16B	69	Carter	88-20-16-477-034	07/15/16	220,000	111,080	50.49	117,020	53.19	Ranch	C	1969	1,664	1,404	0	0	0	1	1	132.21
16B	57	Paragon	88-20-16-476-033	11/16/15	303,000	125,270	41.34	136,070	44.91	Ranch	C	1968	1,909	1,131	980	0	0	2	0	158.72
9					2,476,900	1,097,550	44.31	1,238,870	50.02				18,135							136.58
	1				210,000					Bungalow			1,999							105.05
	3				1,111,000					Colonial			8,077							137.55
16B	5				1,155,900					Ranch			8,059							143.43

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

ECF	#	Street	Parcel ID	Date	Price	2016 A/V	2016 Ratio	2017 A/V	2017 Ratio	Type	Cls	Yr Blt	Sq Ft	BsmSF	RecFin	LivFin	W/O	FBth	HBth	$/Sq Ft
16C	49	Partridge	88-20-16-227-009	02/25/16	435,000	215,320	49.50	217,540	50.01	Colonial	BC	1994	2,500	1,400	0	0	0	2	1	174.00
1					435,000	215,320	49.50	217,540	50.01				2,500							174.00
16D	4637	Walden	88-20-16-201-038	08/25/16	381,000	174,300	45.75	184,220	48.35	Colonial	BC	1997	2,136	1,055	0	528	0	2	1	178.37
16D	4672	Walden	88-20-16-252-010	10/16/14	370,000	191,250	51.69	202,450	54.72	Colonial	BC	1997	2,459	1,771	0	0	0	2	1	150.47
16D	394	Ivy	88-20-16-201-023	07/25/16	425,000	191,800	45.13	213,400	50.21	Colonial	BC	1998	2,544	1,266	1,000	0	0	2	1	167.06
16D	4728	Walden	88-20-16-252-003	07/22/16	450,000	185,380	41.20	206,350	45.86	Colonial	BC	1997	2,555	1,305	1,000	0	0	2	1	176.13
16D	263	Falling Brook	88-20-16-252-056	09/15/15	431,000	209,700	48.65	222,320	51.58	Colonial	BC	1999	2,615	1,337	0	1,060	0	3	1	164.82
16D	4629	Walden	88-20-16-201-039	08/07/15	442,500	202,360	45.73	214,390	48.45	Colonial	BC	1997	2,650	1,491	1,100	0	0	2	2	166.98
16D	4960	Carlson Park	88-20-16-226-042	07/15/15	435,000	211,760	48.68	224,540	51.62	Colonial	BC	1999	2,867	1,463	962	0	0	2	1	151.73
7					2,934,500	1,366,550	46.57	1,467,670	50.01				17,826							164.62
16E	4386	Hedgewood	88-20-16-403-006	03/04/16	412,000	208,650	50.64	211,450	51.32	Colonial	BC	2011	2,972	1,449	0	0	0	2	1	138.63
16E	4378	Hedgewood	88-20-16-403-007	04/27/15	440,000	224,460	51.01	227,550	51.72	Colonial	BC	2010	2,984	1,449	0	791	0	3	1	147.45
16E	4346	Hedgewood	88-20-16-403-011	11/14/14	427,520	214,880	50.26	217,850	50.96	Colonial	BC	2013	2,990	1,449	0	0	0	2	1	142.98
16E	4314	Hedgewood	88-20-16-403-015	01/02/15	470,000	215,070	45.76	218,040	46.39	Colonial	BC	2013	2,990	1,449	0	0	0	2	1	157.19
4					1,749,520	863,060	49.33	874,890	50.01				11,936							146.58
17B	4322	Birch Run	88-20-17-304-009	06/24/16	475,000	218,680	46.04	222,480	46.84	Colonial	B	1989	2,476	1,752	0	0	0	2	1	191.84
17B	1922	Spiceway	88-20-17-153-009	08/26/16	500,000	234,120	46.82	239,330	47.87	Colonial	B	1992	2,827	1,603	0	0	1	2	1	176.87
17B	4855	Flower Hill	88-20-17-100-015	07/30/15	544,900	253,340	46.49	258,020	47.35	Colonial	B	1991	2,899	1,575	847	0	0	2	1	187.96
17B	4401	Deacon	88-20-17-327-026	07/17/15	485,000	233,790	48.20	238,050	49.08	Colonial	B	1987	2,942	1,707	1,200	0	0	2	1	164.85
17B	1682	Rolling Woods	88-20-17-176-014	07/20/15	585,000	265,300	45.35	270,220	46.19	Colonial	B	1990	2,990	1,702	1,500	0	0	3	1	195.65
17B	4298	Birch Run	88-20-17-304-011	05/31/16	485,000	251,510	51.86	256,080	52.80	Colonial	B	1989	2,998	1,869	400	0	0	2	1	161.77
17B	4394	Birch Run	88-20-17-304-003	05/22/15	465,000	232,500	50.00	252,160	54.23	Colonial	B	1989	3,010	1,869	0	0	0	2	1	154.49
17B	4846	Seasons	88-20-17-104-002	06/19/15	545,000	258,440	47.42	263,280	48.31	Colonial	B	1992	3,019	1,978	0	0	0	1	1	180.52
17B	1940	Spiceway	88-20-17-153-010	09/25/15	540,000	260,680	48.27	265,570	49.18	Colonial	B	1992	3,051	1,752	0	0	1	2	1	176.99
17B	1932	Barnes	88-20-17-303-006	09/22/16	547,500	256,570	46.86	261,260	47.72	Colonial	B	1989	3,107	1,721	1,074	0	0	2	2	176.21
17B	4306	Wintergreen	88-20-17-328-006	06/10/16	525,000	250,010	47.62	254,510	48.48	Colonial	B	1988	3,118	1,944	0	0	0	2	1	168.38
17B	1973	Rolling Woods	88-20-17-153-001	04/07/15	515,000	232,290	45.10	236,570	45.94	Colonial	B	1990	3,134	1,761	800	0	0	3	1	164.33
17B	4936	Seasons	88-20-17-100-019	02/26/15	493,765	262,930	53.25	267,910	54.26	Colonial	B	1993	3,169	1,808	0	0	0	2	1	155.81
17B	4776	Squirrel Hill	88-20-17-102-006	06/22/15	560,000	263,830	47.11	269,000	48.04	Colonial	B	1994	3,240	2,085	0	0	1	3	1	172.84
17B	1914	Barnes	88-20-17-303-007	04/29/16	552,000	262,950	47.64	267,980	48.55	Colonial	B	1988	3,330	2,234	1,600	0	0	3	1	165.77
17B	4514	Wintergreen	88-20-17-177-003	10/15/14	625,000	289,950	46.39	295,360	47.26	Colonial	B	1988	3,433	1,874	935	0	1	3	1	182.06
17B	4810	Seasons	88-20-17-104-004	06/29/16	558,000	269,650	48.32	274,680	49.23	Colonial	B	1990	3,440	1,959	0	0	0	2	1	162.21
17B	4895	Rambling	88-20-17-104-015	06/03/15	583,000	309,480	53.08	315,470	54.11	Colonial	B	1994	3,563	2,510	1,500	0	0	4	1	163.63
17B	4873	Flower Hill	88-20-17-100-016	05/08/15	675,000	326,630	48.39	332,970	49.33	Colonial	B	1993	3,577	2,175	1,750	0	0	4	2	188.71
17B	4869	Rambling	88-20-17-104-016	11/14/14	565,000	282,670	50.03	288,010	50.98	Colonial	B	1990	3,673	2,038	0	0	0	2	2	153.83
17B	1715	Carpenter	88-20-17-330-001	04/30/15	572,500	299,350	52.29	305,060	53.29	Colonial	B	1989	3,761	1,990	1,300	0	0	4	1	152.22
17B	4838	Flower Hill	88-20-17-100-012	10/02/14	565,000	308,010	54.52	313,920	55.56	Colonial	B	1991	3,822	1,931	1,200	0	1	4	1	147.83
17B	4902	Seasons	88-20-17-104-013	08/28/15	595,000	321,150	53.97	327,410	55.03	Colonial	B	1992	4,157	2,036	1,500	0	0	4	1	143.13
17B	1663	Rolling Woods	88-20-17-176-017	01/08/15	615,000	320,810	52.16	327,040	53.18	Colonial	B	1990	4,666	2,795	1,500	0	0	4	2	131.80
17B	4487	Wintergreen	88-20-17-176-004	06/03/15	447,000	204,390	45.72	207,800	46.49	Ranch	BC	1987	2,730	1,985	0	0	0	2	1	163.74
25		24 Col $165.89	1 Ranch $163.74		13,618,665	6,669,030	48.97	6,810,140	50.01				82,132							165.81

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

ECF	#	Street	Parcel ID	Date	Price	2016 A/V	2016 Ratio	2017 A/V	2017 Ratio	Type	Cls	Yr Blt	Sq Ft	BsmSF	RecFin	LivFin	W/O	FBth	HBth	$/Sq Ft
17C	1155	Fountain	88-20-17-429-006	10/30/14	424,900	223,490	52.60	219,770	51.72	Colonial	BC	1985	2,387	1,733	600	0	0	3	1	178.01
17C	4617	Tipton	88-20-17-251-006	06/05/15	390,000	186,550	47.83	183,650	47.09	Colonial	BC	1985	2,390	1,730	0	0	0	2	1	163.18
17C	4589	Tipton	88-20-17-251-008	09/16/15	402,500	195,200	48.50	192,120	47.73	Colonial	BC	1985	2,643	1,065	0	0	0	2	1	152.29
17C	1043	Fountain	88-20-17-432-004	08/19/16	429,900	218,960	50.93	215,500	50.13	Colonial	BC	1980	2,688	1,127	0	0	0	2	1	159.93
17C	4649	Lehigh	88-20-17-252-009	05/29/15	415,000	195,870	47.20	192,610	46.41	Colonial	BC	1980	2,742	1,075	0	0	0	2	1	151.35
17C	4575	Bentley	88-20-17-276-013	06/16/16	445,300	215,210	48.33	211,710	47.54	Colonial	BC	1986	2,855	1,023	0	0	0	2	1	155.97
17C	4386	Gaylord	88-20-17-402-005	05/03/16	440,168	217,330	49.37	213,760	48.56	Colonial	BC	1985	2,942	1,690	0	0	0	2	1	149.62
17C	4530	Lehigh	88-20-17-256-007	09/29/16	380,000	188,150	49.51	185,130	48.72	Ranch	BC	1982	2,158	1,793	400	0	0	2	1	176.09
17C	1434	Durand	88-20-17-251-012	06/30/16	357,000	186,140	52.14	183,280	51.34	Ranch	BC	1986	2,195	1,835	0	0	0	2	1	162.64
17C	4339	Lehigh	88-20-17-402-016	12/23/15	342,000	192,570	56.31	189,540	55.42	Ranch	BC	1985	2,211	1,840	0	0	0	2	1	154.68
17C	4385	Gaylord	88-20-17-401-005	08/28/15	369,000	183,240	49.66	180,440	48.90	Ranch	BC	1986	2,226	2,206	0	0	0	2	1	165.77
17C	1402	Durand	88-20-17-251-014	10/26/15	332,000	165,000	49.70	196,490	59.18	Ranch	BC	1985	2,240	1,884	0	0	0	2	1	148.21
12					4,727,768	2,367,710	50.08	2,364,000	50.00				29,677							159.31
17C	7				2,947,768					Colonial			18,647							158.08
	5				1,780,000					Ranch			11,030							161.38
17D	1679	Greenwich	88-20-17-376-001	07/25/16	442,000	214,720	48.58	230,400	52.13	Colonial	BC	1987	2,857	1,544	1,000	0	0	3	1	154.71
17D	1717	Greenwich	88-20-17-376-017	05/04/16	500,000	238,170	47.63	247,080	49.42	Colonial	BC	1992	2,941	1,574	600	0	0	3	2	170.01
17D	4285	Seymour	88-20-17-376-004	06/15/16	560,000	227,280	40.59	248,230	44.33	Colonial	BC	1988	2,954	1,224	649	0	0	3	2	189.57
17D	4189	Drexel	88-20-17-351-004	07/08/16	515,000	221,740	43.06	229,500	44.56	Colonial	BC	1991	2,988	1,233	0	0	0	3	1	172.36
17D	4253	Drexel	88-20-17-351-002	06/30/15	512,000	258,640	50.52	268,630	52.47	Colonial	BC	1994	3,119	2,202	0	0	0	3	0	164.16
17D	4311	Devonshire	88-20-17-330-014	08/30/16	525,000	285,130	54.31	297,620	56.69	Colonial	B	1996	3,207	1,737	1,500	0	0	3	2	163.70
17D	4040	Northfield Pkwy	88-20-17-454-019	12/22/15	650,000	320,000	49.23	327,310	50.36	Colonial	B	2015	4,065	2,037	0	0	0	4	2	159.90
17D	4048	Northfield Pkwy	88-20-17-454-018	04/17/15	635,000	317,350	49.98	330,950	52.12	Colonial	B	2014	4,133	2,236	0	0	0	3	2	153.64
17D	1609	Devonshire	88-20-17-379-006	06/15/15	415,000	190,000	45.78	197,530	47.60	Ranch	BC	1988	2,365	2,365	1,000	0	0	2	2	175.48
9		8 Col $165.21	1 Ranch $175.48		4,754,000	2,273,030	47.81	2,377,250	50.01				28,629							166.06
17E	1411	Bradbury	88-20-17-452-001	12/15/14	462,500	228,970	49.51	236,420	51.12	Colonial	BC	1988	2,560	1,432	1,400	0	0	2	1	180.66
17E	1411	Bradbury	88-20-17-452-001	07/01/15	466,000	228,970	49.14	236,420	50.73	Colonial	BC	1988	2,560	1,432	1,400	0	0	2	1	182.03
17E	4074	Parkstone	88-20-17-476-034	04/22/15	465,000	240,110	51.64	247,840	53.30	Colonial	BC	1988	2,712	1,487	900	0	1	3	1	171.46
17E	4089	Glencastle	88-20-17-454-003	09/08/15	517,000	236,650	45.77	244,460	47.28	Colonial	BC	1989	2,768	1,990	0	0	0	2	1	186.78
17E	1337	Bradbury	88-20-17-453-004	05/25/16	466,000	222,470	47.74	229,650	49.28	Colonial	BC	1988	2,802	1,507	0	0	0	2	1	166.31
17E	4234	Carson	88-20-17-476-045	10/03/14	549,999	259,360	47.16	268,280	48.78	Colonial	BC	1992	2,959	1,723	1,052	0	0	3	1	185.87
6					2,926,499	1,416,530	48.40	1,463,070	49.99				16,361							178.87
17F	1075	Redding	88-20-17-276-044	12/23/14	530,000	283,960	53.58	283,980	53.58	Colonial	B	1997	3,004	2,150	1,500	0	0	3	2	176.43
17F	4442	Hycliffe	88-20-17-276-037	11/14/14	560,000	275,450	49.19	275,470	49.19	Colonial	B	1997	3,155	1,740	0	0	0	2	1	177.50
17F	4413	Hycliffe	88-20-17-276-034	08/28/15	650,000	310,510	47.77	310,440	47.76	Colonial	B	1997	3,513	1,762	1,700	0	0	4	1	185.03
3					1,740,000	869,920	50.00	869,890	49.99				9,672							179.90

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

ECF	#	Street	Parcel ID	Date	Price	2016 A/V	2016 Ratio	2017 A/V	2017 Ratio	Type	Cls	Yr Blt	Sq Ft	BsmSF	RecFin	LivFin	W/O	FBth	HBth	$/Sq Ft
17J	4300	Drexel	88-20-17-307-007	10/10/14	590,000	294,430	49.90	305,230	51.73	Colonial	B	1991	3,352	1,931	1,200	0	1	3	1	176.01
17J	1845	Sutton Place	88-20-17-351-026	04/15/15	621,000	287,370	46.28	297,800	47.95	Colonial	B	1991	3,449	1,872	1,000	0	0	3	1	180.05
17J	4094	Ledgestone	88-20-17-351-021	06/22/15	661,000	317,710	48.07	329,610	49.87	Colonial	B	1992	4,034	2,199	0	0	0	3	2	163.86
17J	4078	Ledgestone	88-20-17-351-020	08/05/16	820,000	352,310	42.96	382,240	46.61	Colonial	B	1993	4,096	2,288	0	1,800	0	4	2	200.20
17J	4121	Ledgestone	88-20-17-351-015	12/23/14	640,000	320,000	50.00	351,690	54.95	Colonial	B	1991	4,492	2,427	0	0	0	3	2	142.48
5					3,332,000	1,571,820	47.17	1,666,570	50.02				19,423							171.55
18A	4800	Beach	88-20-18-203-011	05/29/15	433,316	220,020	50.78	221,070	51.02	Bungalow	C	1901	4,445	1,506	0	0	0	5	0	97.48
18A	4254	Beach	88-20-18-402-032	11/19/15	455,000	214,720	47.19	213,440	46.91	Colonial	BC	1980	3,027	1,456	0	0	0	2	1	150.31
18A	4140	Beach	88-20-18-402-046	01/15/16	375,000	194,000	51.73	197,450	52.65	Ranch	BC	1989	2,535	2,535	0	0	0	2	1	147.93
3					1,263,316	628,740	49.77	631,960	50.02				10,007							126.24
18B	2557	Beachview Ct	88-20-18-130-005	10/09/15	1,002,625	481,420	48.02	511,620	51.03	Colonial	B	2015	3,923	2,078	0	0	0	4	1	255.58
18B	2544	Beachview Ct	88-20-18-130-003	05/18/16	1,052,035	109,990	10.45	483,170	45.93	Colonial	B	2016	4,026	2,139	0	0	0	3	1	261.31
18B	2532	Beachview Ct	88-20-18-130-002	06/15/15	984,000	469,060	47.67	485,860	49.38	Colonial	B	2014	4,059	2,157	0	0	0	4	1	242.42
18B	2520	Beachview Ct	88-20-18-130-001	07/28/16	987,000	513,090	51.98	531,820	53.88	Colonial	B	2015	4,590	2,489	0	0	0	4	1	215.03
4					4,025,660	1,573,560	39.09	2,012,470	49.99				16,598							242.54
18D	2755	Orchard Trail	88-20-18-152-014	03/22/16	341,000	163,800	48.04	166,590	48.85	Colonial	C	1901	2,070	990	456	0	0	1	1	164.73
18D	2871	Orchard Trail	88-20-18-152-009	08/05/15	365,000	184,670	50.59	187,800	51.45	Colonial	C	1969	2,592	1,188	0	0	0	2	1	140.82
18D	2516	Black Pine Tr	88-20-18-152-035	06/11/15	403,000	190,420	47.25	193,650	48.05	Colonial	C	1968	2,677	837	800	0	0	3	1	150.54
18D	2538	Black Pine Tr	88-20-18-152-034	12/30/14	365,000	200,100	54.82	203,670	55.80	Colonial	C	1970	2,696	837	0	0	0	2	1	135.39
18D	2775	Red Fox Trail	88-20-18-301-002	06/10/16	420,000	195,410	46.53	198,710	47.31	Colonial	C	1967	2,844	864	0	700	0	3	1	147.68
18D	2750	Red Fox Trail	88-20-18-176-023	06/08/15	472,500	226,260	47.89	230,890	48.87	Colonial	C	1968	2,978	1,043	600	0	0	2	1	158.66
18D	2938	Orchard Trail	88-20-18-151-003	07/28/16	485,000	217,700	44.89	221,700	45.71	Colonial	C	1970	3,167	1,459	450	0	0	2	1	153.14
18D	2547	Tarragona	88-20-18-326-010	08/26/16	375,000	204,330	54.49	207,900	55.44	Colonial	C	1968	3,223	1,512	0	0	0	2	1	116.35
18D	2987	Orchard Trail	88-20-18-152-004	07/15/15	391,000	194,000	49.62	210,280	53.78	Colonial	C	1970	3,357	1,560	1,100	0	0	2	1	116.47
18D	2732	Timberwyck Tr	88-20-18-152-026	07/19/16	351,400	189,660	53.97	192,870	54.89	T-Quad	C	1968	2,658	810	0	0	0	3	0	132.20
18D	2721	Timberwyck Tr	88-20-18-176-014	06/24/15	420,000	186,500	44.40	189,630	45.15	T-Quad	C	1968	2,658	810	0	0	0	2	1	158.01
18D	2565	Red Fox Trail	88-20-18-327-004	09/15/16	386,500	189,530	49.04	192,740	49.87	T-Quad	C	1968	2,658	810	0	0	0	3	0	145.41
18D	2685	Timberwyck Tr	88-20-18-176-015	05/28/15	430,000	202,610	47.12	206,110	47.93	T-Quad	C	1970	2,993	891	0	0	0	3	0	143.67
13					5,205,400	2,544,990	48.89	2,602,540	50.00				36,571							142.34

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

ECF	#	Street	Parcel ID	Date	Price	2016 A/V	2016 Ratio	2017 A/V	2017 Ratio	Type	Cls	Yr Blt	Sq Ft	BsmSF	RecFin	LivFin	W/O	FBth	HBth	$/Sq Ft
18E	2378	Hidden Pine	88-20-18-201-017	10/30/15	470,000	233,820	49.75	235,440	50.09	Colonial	B	1983	2,546	1,911	0	0	0	2	1	184.60
18E	4826	Moonglow	88-20-18-202-006	06/02/15	450,000	235,210	52.27	236,800	52.62	Colonial	B	1982	2,680	2,040	0	0	1	2	1	167.91
18E	2865	Shadywood	88-20-18-151-018	06/30/16	453,000	231,490	51.10	232,870	51.41	Colonial	B	1978	2,888	1,668	0	1,200	0	3	1	156.86
18E	4817	Valley Vista	88-20-18-129-001	01/16/15	460,000	237,750	51.68	238,990	51.95	Colonial	B	1978	2,897	1,658	848	0	0	3	1	158.78
18E	2322	Oak River	88-20-18-201-024	07/15/16	439,000	237,670	54.14	239,460	54.55	Colonial	B	1985	3,089	2,000	1,000	0	0	2	1	142.12
18E	4720	Pier	88-20-18-276-012	12/16/15	435,000	242,250	55.69	244,970	56.31	Colonial	B	1987	3,254	1,912	1,400	0	0	3	1	133.68
18E	2360	Hidden Pine	88-20-18-201-018	09/19/16	556,500	263,240	47.30	265,120	47.64	Colonial	B	1983	3,315	1,931	0	600	0	2	1	167.87
18E	4649	Pier	88-20-18-276-019	05/22/15	531,000	269,600	50.77	271,680	51.16	Colonial	B	1986	3,328	1,896	0	0	0	2	1	159.56
18E	4811	Riverchase	88-20-18-228-020	02/11/15	630,000	306,360	48.63	308,610	48.99	Colonial	B	1986	3,345	1,814	1,500	0	1	4	0	188.34
18E	4512	Riverchase	88-20-18-279-001	09/16/16	540,000	272,890	50.54	275,050	50.94	Colonial	B	1987	3,355	1,996	0	0	0	2	2	160.95
18E	4721	Pier	88-20-18-276-016	08/10/15	510,000	290,900	57.04	293,230	57.50	Colonial	B	1986	3,391	1,922	1,922	0	1	3	1	150.40
18E	4713	Rivers Edge	88-20-18-204-007	08/31/15	635,000	284,490	44.80	303,680	47.82	Colonial	B	1985	3,395	1,928	1,200	0	0	3	1	187.04
18E	4705	Rivers Edge	88-20-18-204-008	09/25/15	675,000	309,150	45.80	311,310	46.12	Colonial	B	1985	3,487	1,898	1,200	0	0	3	1	193.58
18E	4647	Riverchase	88-20-18-228-031	07/21/16	685,000	314,870	45.97	346,290	50.55	Colonial	B	1988	3,529	2,019	1,350	0	1	3	1	194.11
18E	4720	Rivers Edge	88-20-18-252-001	06/30/15	770,000	374,520	48.64	377,720	49.05	Colonial	B	1987	3,562	1,923	0	1,700	1	3	1	216.17
18E	4612	Rivers Edge	88-20-18-252-007	11/30/15	650,000	312,360	48.06	314,420	48.37	Colonial	B	1985	3,701	2,044	0	0	0	2	1	175.63
18E	4618	Riverchase	88-20-18-276-023	06/18/15	550,000	287,820	52.33	290,080	52.74	Colonial	B	1986	3,777	2,154	0	0	0	2	1	145.62
18E	4501	Riverchase	88-20-18-427-003	09/23/15	760,000	340,900	44.86	343,950	45.26	Colonial	B	1987	3,881	2,102	1,500	0	1	3	2	195.83
18E	4173	Coolidge	88-20-18-477-070	01/14/16	755,000	395,130	52.34	399,420	52.90	Colonial	B	2007	4,408	3,247	2,500	0	0	4	1	171.28
18E	4137	Coolidge	88-20-18-477-072	07/15/16	850,000	406,230	47.79	410,610	48.31	Colonial	B	2006	4,674	3,179	0	1,100	0	4	1	181.86
18E	2320	Deer Path	88-20-18-201-034	05/13/15	785,000	359,990	45.86	362,950	46.24	Colonial	B	1983	4,882	2,082	559	0	0	3	3	160.79
18E	2949	Strawberry	88-20-18-151-011	04/19/16	370,000	202,440	54.71	182,440	49.31	Ranch	B	1978	2,236	2,236	0	0	0	2	1	165.47
18E	2937	Strawberry	88-20-18-151-012	05/01/15	395,000	184,450	46.70	193,540	49.00	Ranch	B	1979	2,236	2,236	0	0	0	2	1	176.65
23					13,354,500	6,593,530	49.37	6,678,630	50.01				77,856							171.53
	21				12,589,500					Colonial			73,384							171.56
18E	2				765,000					Ranch			4,472							171.06
18H	2851	Hylane	88-20-18-302-006	06/01/15	240,000	109,520	45.63	127,340	53.06	Ranch	C	1954	1,772	0	0	0	0	1	1	135.44
18H	4188	Butternut Hill	88-20-18-351-004	07/01/16	312,500	112,330	35.95	131,610	42.12	Ranch	C	1953	1,815	0	0	0	0	2	0	172.18
18H	2818	Hylane	88-20-18-301-013	01/23/15	305,000	143,020	46.89	169,740	55.65	Ranch	C	1954	2,347	0	0	0	0	2	1	129.95
3					857,500	364,870	42.55	428,690	49.99				5,934							144.51
18K	4283	Cherrywood	88-20-18-476-054	12/04/14	319,900	153,340	47.93	159,060	49.72	Colonial	C	1966	1,988	837	600	0	0	2	1	160.92
18K	4007	Brandywyne	88-20-18-451-027	06/01/16	349,000	162,770	46.64	169,590	48.59	Colonial	C	1971	2,230	1,279	0	0	0	2	1	156.50
18K	2242	Wattles	88-20-18-477-030	09/30/16	325,000	153,560	47.25	159,810	49.17	Colonial	C	1971	2,241	1,291	0	0	0	2	1	145.02
18K	4343	Brandywyne	88-20-18-404-015	12/29/15	367,000	184,150	50.18	192,170	52.36	Colonial	C	1967	2,246	918	600	0	0	2	1	163.40
18K	4490	Brandywyne	88-20-18-476-032	07/31/15	390,000	173,850	44.58	186,140	47.73	Colonial	C	1969	2,565	1,122	670	0	0	2	1	152.05
18K	4191	Brandywyne	88-20-18-451-018	07/22/16	389,000	185,560	47.70	193,410	49.72	Colonial	C	1967	2,764	779	650	0	0	3	1	140.74
18K	4118	Cherrywood	88-20-18-477-025	07/15/16	290,000	148,970	51.37	154,470	53.27	Tri-Level	C	1967	2,114	0	0	0	0	2	1	137.18
7					2,429,900	1,162,200	47.83	1,214,650	49.99				16,148							150.48
18R	4208	Raven Wood Ct	88-20-18-402-038	11/11/14	860,000	444,940	51.74	430,000	50.00	Colonial	A	2006	3,916	2,104	0	2,000	1	4	2	219.61
1					860,000	444,940	51.74	430,000	50.00				3,916							219.61

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

ECF	#	Street	Parcel ID	Date	Price	2016 A/V	2016 Ratio	2017 A/V	2017 Ratio	Type	Cls	Yr Blt	Sq Ft	BsmSF	RecFin	LivFin	W/O	FBth	HBth	$/Sq Ft
19A	2428	Lanergan	88-20-19-252-010	06/27/16	245,000	121,820	49.72	126,750	51.73	Bi-Level	C	1962	1,814	0	0	0	0	2	0	135.06
19A	2544	Lanergan	88-20-19-177-018	09/15/16	285,000	122,120	42.85	142,280	49.92	Bi-Level	C	1960	1,830	0	0	0	1	2	0	155.74
19A	3556	Tothill	88-20-19-180-003	11/18/14	235,000	124,540	53.00	131,320	55.88	Bi-Level	C	1960	1,830	0	0	0	1	2	0	128.42
19A	2448	Lanergan	88-20-19-252-009	06/30/16	290,000	134,000	46.21	139,900	48.24	Colonial	C	1964	1,664	800	0	0	0	2	1	174.28
19A	3552	Paddington	88-20-19-178-015	08/24/15	255,500	133,050	52.07	139,990	54.79	Colonial	C	1963	1,675	800	0	0	0	2	1	152.54
19A	2509	Binbrooke	88-20-19-126-009	06/04/15	309,000	139,050	45.00	145,290	47.02	Colonial	C	1963	1,727	825	400	0	0	2	1	178.92
19A	2743	Lanergan	88-20-19-178-001	07/31/15	306,000	141,480	46.24	147,920	48.34	Colonial	C	1964	1,806	700	350	0	0	2	1	169.44
19A	3710	Woodman	88-20-19-203-025	08/04/16	304,000	142,280	46.80	148,720	48.92	Colonial	C	1962	1,883	1,058	0	0	0	2	1	161.44
19A	3831	Woodman	88-20-19-202-014	06/02/15	330,000	149,540	45.32	156,700	47.48	Colonial	C	1966	2,016	720	0	0	0	2	1	163.69
19A	2909	Bolingbroke	88-20-19-154-004	08/29/16	412,500	149,030	36.13	201,240	48.79	Colonial	C	1962	2,052	1,026	0	0	0	2	1	201.02
19A	2778	Avonhurst	88-20-19-127-015	01/08/16	274,000	134,370	49.04	142,110	51.86	Colonial	C	1963	2,101	800	0	0	0	2	1	130.41
19A	3831	Eastbourne	88-20-19-201-014	06/10/15	305,000	151,450	49.66	158,660	52.02	Colonial	C	1964	2,101	800	0	0	0	2	1	145.17
19A	3790	Eastbourne	88-20-19-202-006	06/03/15	335,000	155,550	46.43	163,070	48.68	Colonial	C	1964	2,191	699	350	0	0	2	1	152.90
19A	2828	Sunridge	88-20-19-157-011	07/13/16	368,000	158,190	42.99	165,830	45.06	Colonial	C	1963	2,413	513	0	0	0	2	1	152.51
19A	2521	Cheswick	88-20-19-177-009	07/15/15	463,000	207,530	44.82	219,470	47.40	Colonial	C	1960	2,482	754	650	0	0	2	1	186.54
19A	3344	Paddington	88-20-19-305-025	12/19/14	355,000	179,850	50.66	189,360	53.34	Colonial	C	1967	2,547	1,144	800	0	0	2	1	139.38
19A	3328	Paddington	88-20-19-305-003	06/03/16	395,000	169,290	42.86	177,940	45.05	Colonial	C	1966	2,552	625	0	0	0	2	1	154.78
19A	3429	Newgate	88-20-19-326-013	12/12/14	332,000	174,810	52.65	183,980	55.42	Colonial	C	1968	2,598	1,170	400	0	0	2	1	127.79
19A	3428	Upton	88-20-19-302-031	03/30/15	517,000	249,500	48.26	264,820	51.22	Colonial	C	1969	3,582	1,144	1,144	0	0	2	1	144.33
19A	2522	Avonhurst	88-20-19-127-027	07/23/15	252,000	130,920	51.95	138,330	54.89	Ranch	C	1959	1,431	1,431	0	0	0	1	1	176.10
19A	3565	Paddington	88-20-19-153-009	09/04/15	232,750	118,540	50.93	124,710	53.58	Ranch	C	1955	1,462	0	0	0	0	2	0	159.20
19A	3414	Adams	88-20-19-301-002	09/18/15	260,000	123,930	47.67	131,190	50.46	Ranch	C	1958	1,575	1,575	1,000	0	0	2	1	165.08
19A	2888	Bolingbroke	88-20-19-152-021	08/13/15	214,900	109,720	51.06	115,050	53.54	Ranch	C	1953	1,638	0	0	0	0	2	0	131.20
19A	2661	Townhill	88-20-19-176-002	06/30/16	300,000	144,080	48.03	152,770	50.92	Ranch	C	1959	1,680	1,680	0	0	0	2	0	178.57
19A	2746	Townhill	88-20-19-128-025	07/26/16	301,000	135,550	45.03	143,400	47.64	Ranch	C	1960	1,714	986	0	0	0	2	0	175.61
19A	2576	Avonhurst	88-20-19-127-024	07/06/16	330,000	143,260	43.41	151,860	46.02	Ranch	C	1960	1,766	1,514	0	0	0	2	1	186.86
19A	3406	Upton	88-20-19-302-005	09/30/16	296,000	131,450	44.41	138,900	46.93	Ranch	C	1957	1,769	0	0	0	0	3	1	167.33
19A	2523	Avonhurst	88-20-19-128-021	07/26/16	357,000	144,640	40.52	169,690	47.53	Ranch	C	1960	1,779	1,701	0	0	0	2	1	200.67
19A	2558	Avonhurst	88-20-19-127-025	08/21/15	272,700	143,330	52.56	151,940	55.72	Ranch	C	1960	1,870	1,753	0	0	0	2	1	145.83
19A	3730	Adams	88-20-19-102-003	08/20/15	380,000	172,780	45.47	182,560	48.04	Ranch	C	1961	2,007	1,577	0	0	0	2	1	189.34
19A	3550	Upton	88-20-19-157-008	07/13/15	270,000	138,470	51.29	144,740	53.61	Ranch	C	1965	2,008	0	0	0	0	2	1	134.46
19A	2661	Cheswick	88-20-19-177-002	08/27/15	310,000	156,950	50.63	164,460	53.05	Ranch	C	1962	2,170	1,852	0	0	0	2	0	142.86
19A	2661	Cheswick	88-20-19-177-002	11/06/15	310,000	156,950	50.63	164,460	53.05	Ranch	C	1962	2,170	1,852	0	0	0	2	0	142.86
19A	2910	Lanergan	88-20-19-151-015	09/22/16	399,900	165,850	41.47	186,420	46.62	Ranch	C	1956	2,324	770	0	0	0	3	0	172.07
19A	2687	Avonhurst	88-20-19-128-012	01/19/16	300,000	142,330	47.44	150,470	50.16	T-Quad	C	1960	1,992	738	0	0	0	2	1	150.60
19A	2543	Townhill	88-20-19-176-008	04/08/15	319,000	154,240	48.35	161,800	50.72	T-Quad	C	1960	2,000	650	500	0	0	2	0	159.50
19A	2940	Townhill	88-20-19-102-006	05/27/16	354,000	145,780	41.18	160,980	45.47	T-Quad	C	1959	2,065	750	0	0	0	2	0	171.43
19A	2551	Wattles	88-20-19-101-029	08/26/16	343,500	138,690	40.38	146,220	42.57	T-Quad	C	1963	2,457	668	0	0	0	2	1	139.80
19A	2622	Cheswick	88-20-19-176-014	04/29/16	325,000	167,920	51.67	176,250	54.23	T-Quad	C	1962	2,778	858	0	0	0	2	2	116.99
19A	3350	Adams	88-20-19-303-002	10/16/14	243,000	130,340	53.64	138,230	56.88	Tri-Level	C	1956	2,096	0	0	0	0	2	2	115.94
19A	3339	Upton	88-20-19-303-010	12/29/15	370,000	185,210	50.06	195,480	52.83	Tri-Level	C	1957	2,126	0	0	0	0	2	2	174.04
19A	3730	Eastbourne	88-20-19-202-009	05/25/16	295,000	150,870	51.14	157,700	53.46	Tri-Level	C	1963	2,402	0	0	0	0	2	1	122.81
19A	2981	Townhill	88-20-19-151-001	04/25/16	409,000	169,770	41.51	189,490	46.33	Tri-Level	C	1961	3,175	0	0	0	0	2	1	128.82
		3 Bi L $139.75	15 Ranch $163.95												4 Tri-L $134.40					
43		16 Col $156.85	5 T-Quad $145.37		13,760,750	6,439,020	46.79	6,882,450	50.02				89,318							154.06

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

ECF	#	Street	Parcel ID	Date	Price	2016 A/V	2016 Ratio	2017 A/V	2017 Ratio	Type	Cls	Yr Blt	Sq Ft	BsmSF	RecFin	LivFin	W/O	FBth	HBth	$/Sq Ft
19B	3759	Ledge	88-20-19-228-012	05/20/15	305,000	154,540	50.67	154,130	50.53	Colonial	C	1968	1,950	800	600	0	0	2	1	156.41
19B	2112	Kristin	88-20-19-277-019	05/13/15	357,500	153,810	43.02	167,390	46.82	Colonial	C	1970	2,014	800	400	0	0	2	1	177.51
19B	3715	Ledge	88-20-19-228-021	10/21/14	278,000	149,760	53.87	149,410	53.74	Colonial	C	1969	2,028	800	0	0	0	2	1	137.08
19B	3540	Salem	88-20-19-252-038	04/27/16	320,000	164,760	51.49	164,430	51.38	Colonial	C	1971	2,160	1,080	0	0	0	2	1	148.15
19B	3679	Boulder	88-20-19-276-009	02/22/16	285,000	157,270	55.18	156,890	55.05	Colonial	C	1969	2,201	1,111	0	0	0	2	1	129.49
19B	3829	Coolidge	88-20-19-229-013	12/14/15	315,000	148,540	47.16	148,210	47.05	Colonial	C	1970	2,332	1,325	0	0	0	2	1	135.08
19B	3752	Estates	88-20-19-227-014	07/18/16	412,000	159,350	38.68	186,540	45.28	Colonial	C	1967	2,438	902	850	0	0	2	2	168.99
19B	3654	Boulder	88-20-19-229-022	09/30/16	291,000	159,560	54.83	159,110	54.68	Colonial	C	1968	2,601	1,431	800	0	0	2	1	111.88
19B	3695	Estates	88-20-19-277-001	03/30/15	336,200	166,230	49.44	165,640	49.27	Colonial	C	1967	2,638	775	0	0	0	2	1	127.45
19B	3696	Estates	88-20-19-276-014	12/22/14	335,000	180,990	54.03	180,610	53.91	Colonial	C	1971	2,645	1,475	400	0	0	2	1	126.65
19B	2155	Wattles	88-20-19-230-006	05/04/15	307,000	160,450	52.26	160,110	52.15	Colonial	C	1971	2,660	1,475	0	0	0	2	1	115.41
19B	2031	Kristin	88-20-19-279-005	08/18/15	279,900	140,690	50.26	140,310	50.13	Ranch	C	1967	1,676	1,403	0	0	0	1	1	167.00
19B	2185	Joanne	88-20-19-228-006	03/24/16	310,000	166,330	53.65	165,870	53.51	T-Quad	C	1968	2,501	957	0	0	0	3	1	123.95
19B	3588	Scott	88-20-19-253-006	11/16/15	380,000	172,750	45.46	172,210	45.32	T-Quad	C	1969	2,530	986	0	0	0	2	2	150.20
19B	3547	Scott	88-20-19-252-026	07/27/16	372,500	172,220	46.23	171,810	46.12	T-Quad	C	1968	2,598	848	0	0	0	2	1	143.38
15					4,884,100	2,407,250	49.29	2,442,670	50.01				34,972							139.66
	11				3,541,700					Colonial			25,667							137.99
	1				279,900					Ranch			1,676							167.00
19B	3				1,062,500					T-Quad			7,629							139.27
19D	3481	Beach	88-20-19-328-005	06/02/15	377,000	168,440	44.68	174,890	46.39	Colonial	C	1966	2,053	850	600	0	0	2	1	183.63
19D	3431	Tothill	88-20-19-327-010	05/02/16	334,000	169,260	50.68	176,010	52.70	Colonial	C	1967	2,133	850	400	0	0	2	1	156.59
19D	2559	Palmerston	88-20-19-327-001	06/30/15	350,000	166,430	47.55	172,960	49.42	Colonial	C	1966	2,144	1,136	0	0	0	2	1	163.25
19D	3446	Newgate	88-20-19-327-006	01/29/16	372,000	171,290	46.05	178,110	47.88	Colonial	C	1966	2,146	850	600	0	0	2	1	173.35
19D	3062	Kingsley	88-20-19-378-001	05/15/15	357,300	174,710	48.90	181,390	50.77	Colonial	C	1965	2,422	728	325	0	0	3	0	147.52
19D	3133	Caswell	88-20-19-377-031	08/22/16	342,000	168,170	49.17	174,700	51.08	Colonial	C	1964	2,487	504	0	0	0	2	1	137.52
19D	3445	Tothill	88-20-19-327-009	10/02/15	350,000	175,000	50.00	184,140	52.61	Colonial	C	1966	2,558	1,125	0	0	0	2	1	136.83
19D	3217	Myddleton	88-20-19-376-011	04/30/15	377,000	179,210	47.54	186,540	49.48	Colonial	C	1967	2,561	625	0	0	0	2	1	147.21
19D	3282	Oakhill	88-20-19-376-001	11/24/15	354,000	171,100	48.33	177,960	50.27	Colonial	C	1967	2,674	1,100	0	0	0	2	1	132.39
19D	3459	Tothill	88-20-19-327-008	05/18/15	390,000	197,010	50.52	205,340	52.65	Colonial	C	1966	2,934	1,100	0	0	0	3	1	132.92
19D	2508	Chelsea	88-20-19-330-008	11/20/15	475,000	225,790	47.53	235,950	49.67	Colonial	C	1962	3,322	1,472	1,200	0	0	2	1	142.99
19D	3042	Kingsley	88-20-19-378-002	07/09/15	490,000	232,760	47.50	243,280	49.65	Colonial	C	1964	3,635	806	400	0	0	2	2	134.80
19D	3174	Wendover	88-20-19-377-028	09/15/16	410,000	170,670	41.63	197,260	48.11	T-Quad	C	1962	2,484	867	0	0	1	3	1	165.06
13					4,978,300	2,369,840	47.60	2,488,530	49.99				33,553							148.37
	12				4,568,300					Colonial			31,069							147.04
19D	1				410,000					T-Quad			2,484							165.06

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

ECF	#	Street	Parcel ID	Date	Price	2016 A/V	2016 Ratio	2017 A/V	2017 Ratio	Type	Cls	Yr Blt	Sq Ft	BsmSF	RecFin	LivFin	W/O	FBth	HBth	$/Sq Ft
19E	3090	Oakhill	88-20-19-354-006	05/31/16	292,500	132,800	45.40	134,860	46.11	Ranch	C	1955	1,724	0	0	0	0	2	0	169.66
19E	3088	Henhawk	88-20-19-377-003	08/08/16	239,900	124,890	52.06	128,210	53.44	Ranch	C	1955	1,752	0	0	0	0	1	0	136.93
19E	3136	Oakhill	88-20-19-377-001	03/29/16	261,000	127,700	48.93	131,150	50.25	Ranch	C	1956	1,773	0	0	0	0	3	0	147.21
19E	2854	Stoneyridge	88-20-19-352-011	07/29/16	312,500	147,720	47.27	155,590	49.79	Ranch	C	1956	1,785	0	0	0	0	2	0	175.07
19E	3021	Henhawk	88-20-19-354-013	08/21/15	259,000	126,950	49.02	130,630	50.44	Ranch	C	1955	1,794	0	0	0	0	3	0	144.37
19E	3096	Oakhill	88-20-19-354-011	06/24/15	294,340	145,010	49.27	152,190	51.71	Ranch	C	1955	2,228	0	0	0	0	2	1	132.11
19E	3139	Weathervane	88-20-19-353-009	08/05/16	412,500	165,120	40.03	199,120	48.27	Ranch	C	1959	2,386	0	0	0	0	2	1	172.88
19E	3071	Oakhill	88-20-19-353-019	03/13/15	330,000	166,550	50.47	169,420	51.34	Ranch	C	1955	2,915	0	0	0	0	2	1	113.21
8					2,401,740	1,136,740	47.33	1,201,170	50.01				16,357							146.83
19F	3144	Newport	88-20-19-452-003	10/15/15	365,000	170,270	46.65	172,950	47.38	Colonial	BC	1976	2,626	888	0	0	0	2	1	138.99
19F	2372	Hampton	88-20-19-402-014	05/02/16	460,000	198,230	43.09	224,000	48.70	Colonial	BC	1975	2,997	1,225	1,200	0	0	3	2	153.49
19F	2164	Lancer	88-20-19-426-004	06/23/16	437,500	207,020	47.32	210,350	48.08	Colonial	BC	1975	3,192	1,656	0	0	0	2	1	137.06
19F	2128	Lancer	88-20-19-426-007	11/24/14	438,000	205,610	46.94	208,910	47.70	Colonial	BC	1975	3,192	1,146	0	0	0	2	1	137.22
19F	2142	Babcock	88-20-19-427-014	11/13/15	377,500	207,650	55.01	210,990	55.89	Colonial	BC	1975	3,192	1,146	0	0	0	3	1	118.26
19F	2178	Babcock	88-20-19-427-011	03/24/15	413,000	209,270	50.67	212,690	51.50	Colonial	BC	1976	3,208	1,140	0	0	0	2	1	128.74
19F	2043	Lancer Ct	88-20-19-429-017	08/23/16	423,000	212,030	50.13	217,410	51.40	Colonial	BC	1976	3,460	1,732	700	0	0	2	2	122.25
7					2,914,000	1,410,080	48.39	1,457,300	50.01				21,867							133.26
20A	1930	Chatham	88-20-20-101-020	03/31/16	333,000	171,360	51.46	174,590	52.43	Colonial	BC	1973	2,191	1,165	400	0	0	2	1	151.99
20A	1976	Canary	88-20-20-151-007	07/21/16	339,000	167,970	49.55	171,280	50.53	Colonial	BC	1974	2,238	1,244	800	0	0	2	1	151.47
20A	3617	Balfour	88-20-20-154-019	10/22/15	375,000	180,210	48.06	183,730	48.99	Colonial	BC	1974	2,303	1,317	850	0	0	2	1	162.83
20A	1965	Canary	88-20-20-152-002	08/19/16	369,000	187,810	50.90	191,500	51.90	Colonial	BC	1973	2,590	1,146	720	0	0	2	2	142.47
20A	3897	Edgemont	88-20-20-102-036	09/11/15	430,000	201,550	46.87	205,990	47.90	Colonial	BC	1973	2,591	1,146	0	0	0	2	1	165.96
20A	3767	Edgemont	88-20-20-102-018	07/31/15	387,000	184,800	47.75	188,450	48.70	Colonial	BC	1974	2,596	1,431	0	0	0	2	1	149.08
20A	3745	Burkoff	88-20-20-130-017	08/12/16	434,500	200,870	46.23	205,180	47.22	Colonial	BC	1979	2,610	1,134	700	0	0	2	1	166.48
20A	1694	Caliper	88-20-20-126-006	08/24/16	345,000	187,290	54.29	191,370	55.47	Colonial	BC	1979	2,800	1,262	900	0	0	2	1	123.21
20A	3713	Burkoff	88-20-20-176-006	06/24/16	428,000	199,350	46.58	203,610	47.57	Colonial	BC	1979	2,806	1,096	0	0	0	2	1	152.53
20A	1638	Martinique	88-20-20-128-014	08/21/15	450,000	210,890	46.86	215,500	47.89	Colonial	BC	1979	2,842	1,075	1,000	0	0	3	1	158.34
20A	1647	Caliper	88-20-20-128-004	02/29/16	442,000	210,950	47.73	215,620	48.78	Colonial	BC	1978	3,009	1,134	0	0	0	2	1	146.89
20A	3705	Balfour	88-20-20-154-014	01/08/16	385,100	215,340	55.92	219,900	57.10	Colonial	BC	1975	3,212	1,760	0	0	0	2	1	119.89
20A	1978	Sparrow	88-20-20-152-005	06/30/16	370,000	161,340	43.61	177,270	47.91	Ranch	BC	1974	2,167	1,600	0	800	0	3	1	170.74
13		12 Col $148.41	1 Ranch $170.74		5,087,600	2,479,730	48.74	2,543,990	50.00				33,955							149.83
20C-A	1692	Banmoor	88-20-20-427-015	08/03/15	225,000	119,040	52.91	121,570	54.03	Ranch	C	1955	1,292	1,292	0	0	0	1	0	174.15
20C-A	1319	Wattles	88-20-20-226-089	03/26/15	155,000	77,040	49.70	77,440	49.96	Ranch	D	1940	1,449	0	0	0	0	1	0	106.97
20C-A	3225	Alpine	88-20-20-401-013	09/16/16	250,000	122,130	48.85	123,110	49.24	Ranch	CD	1950	1,500	1,120	0	0	0	1	0	166.67
20C-A	1250	Wattles	88-20-17-476-025	07/17/15	375,000	176,300	47.01	175,870	46.90	Ranch	C	1961	2,346	0	0	0	0	2	1	159.85
20C-A	4115	Crooks	88-20-17-476-013	08/21/15	460,000	235,120	51.11	234,780	51.04	Ranch	C	1967	2,814	1,996	0	0	0	2	2	163.47
5					1,465,000	729,630	49.80	732,770	50.02				9,401							155.83

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

ECF	#	Street	Parcel ID	Date	Price	2016 A/V	2016 Ratio	2017 A/V	2017 Ratio	Type	Cls	Yr Blt	Sq Ft	BsmSF	RecFin	LivFin	W/O	FBth	HBth	$/Sq Ft
20C-B	1660	Boulan	88-20-20-227-027	08/18/15	709,825	315,540	44.45	330,840	46.61	Colonial	BC	2015	3,362	1,761	0	0	0	3	1	211.13
20C-B	1563	Banmoor	88-20-20-476-017	09/07/16	751,900	214,160	28.48	350,880	46.67	Colonial	BC	2015	3,742	1,882	0	0	0	4	1	200.94
20C-B	1734	Banmoor	88-20-20-427-038	10/02/15	750,000	375,000	50.00	401,070	53.48	Colonial	B	2014	3,963	1,837	0	0	0	4	1	189.25
20C-B	1673	Muer	88-20-20-427-004	06/05/15	780,000	393,640	50.47	413,340	52.99	Colonial	B	2010	3,999	2,022	0	0	1	4	1	195.05
4					2,991,725	1,298,340	43.40	1,496,130	50.01				15,066							198.57
20D	1733	Lexington	88-20-20-328-002	04/25/16	545,000	256,060	46.98	256,840	47.13	Colonial	B	1993	3,007	1,572	0	0	0	2	1	181.24
20D	3444	Balfour	88-20-20-302-003	06/10/16	630,000	273,220	43.37	290,560	46.12	Colonial	B	1992	3,408	1,940	1,100	0	0	3	1	184.86
20D	1544	Hamlet	88-20-20-329-022	03/04/16	550,000	286,640	52.12	288,580	52.47	Colonial	B	1993	3,444	1,856	1,400	0	0	2	1	159.70
20D	1945	Lexington	88-20-20-303-002	11/24/14	593,000	306,740	51.73	307,620	51.88	Colonial	B	1991	3,572	1,938	1,500	0	0	4	2	166.01
20D	1663	Hamlet	88-20-20-328-007	10/21/15	609,000	294,150	48.30	309,720	50.86	Colonial	B	1994	3,589	1,951	1,500	0	0	4	2	169.69
20D	1633	Hamlet	88-20-20-329-031	12/15/15	605,000	286,310	47.32	287,180	47.47	Colonial	B	1992	3,786	1,951	1,946	0	0	4	1	159.80
20D	1645	Picadilly	88-20-20-327-007	08/08/16	585,000	310,700	53.11	318,550	54.45	Colonial	B	1992	4,088	2,100	1,500	0	0	3	1	143.10
7					4,117,000	2,013,820	48.91	2,059,050	50.01				24,894							165.38
20F	1756	Boulan	88-20-20-227-023	11/20/15	270,000	115,970	42.95	135,840	50.31	Bungalow	CD	1952	1,818	850	350	0	0	3	0	148.51
20F	3565	Crooks	88-20-20-227-036	05/28/15	250,000	105,720	42.29	124,150	49.66	Colonial	C	1952	2,040	0	0	0	0	2	0	122.55
2					520,000	221,690	42.63	259,990	50.00				3,858							134.78
20G	1102	Jefferson	88-20-20-226-139	09/13/16	585,000	264,010	45.13	285,530	48.81	Colonial	BC	2006	3,028	1,631	0	1,050	0	3	1	193.20
20G	1191	Provincial	88-20-20-228-009	04/29/16	639,000	287,940	45.06	326,550	51.10	Colonial	BC	2007	3,208	1,782	900	0	0	3	2	199.19
2					1,224,000	551,950	45.09	612,080	50.01				6,236							196.28
20H	2008	Sachin Way	88-20-20-404-012	08/21/15	652,803	314,260	48.14	349,170	53.49	Colonial	BC	2015	4,502	2,393	0	0	0	4	1	145.00
20H	2040	Sachin Way	88-20-20-404-014	11/16/15	685,000	354,150	51.70	351,460	51.31	Colonial	BC	2014	4,539	2,394	0	0	0	4	1	150.91
20H	1992	Sachin Way	88-20-20-404-011	05/11/16	747,200	117,810	15.77	367,030	49.12	Colonial	BC	2015	4,553	2,398	0	0	0	4	1	164.11
20H	2057	Sachin Way	88-20-20-404-002	06/08/15	669,900	323,370	48.27	320,930	47.91	Colonial	BC	2014	4,557	2,402	0	0	0	4	1	147.00
20H	2056	Sachin Way	88-20-20-404-015	09/10/15	698,850	349,000	49.94	360,170	51.54	Colonial	BC	2015	4,558	2,402	0	0	0	4	0	153.32
20H	1993	Sachin Way	88-20-20-404-006	10/29/15	682,000	327,920	48.08	325,460	47.72	Colonial	BC	2015	4,629	2,472	0	0	0	4	1	147.33
20H	2009	Sachin Way	88-20-20-404-005	10/16/15	689,900	343,530	49.79	343,030	49.72	Colonial	BC	2015	4,674	2,512	1,000	0	0	5	1	147.60
20H	2024	Sachin Way	88-20-20-404-013	03/23/16	689,000	259,190	37.62	357,660	51.91	Colonial	BC	2015	4,676	2,513	0	0	0	4	1	147.35
20H	2041	Sachin Way	88-20-20-404-003	04/25/16	685,000	315,350	46.04	329,990	48.17	Colonial	BC	2015	4,704	2,515	0	0	0	4	1	145.62
20H	2025	Sachin Way	88-20-20-404-004	09/25/15	645,000	332,860	51.61	330,360	51.22	Colonial	BC	2015	4,731	2,576	0	0	0	4	1	136.33
20H	1977	Sachin Way	88-20-20-404-007	11/06/15	645,000	332,280	51.52	329,790	51.13	Colonial	BC	2015	4,731	2,576	0	0	0	4	1	136.33
20H	2072	Sachin Way	88-20-20-404-016	08/05/16	735,000	76,210	10.37	379,190	51.59	Colonial	BC	2015	4,792	2,565	0	0	0	5	1	153.38
20H	1960	Sachin Way	88-20-20-404-009	08/31/16	750,000	76,210	10.16	383,380	51.12	Colonial	BC	2015	4,818	2,567	0	0	0	5	1	155.67
20H	2073	Sachin Way	88-20-20-404-001	08/22/16	745,790	76,210	10.22	344,030	46.13	Colonial	BC	2015	4,856	2,577	0	0	0	4	1	153.58
20H	1961	Sachin Way	88-20-20-404-008	07/14/16	750,000	264,550	35.27	364,590	48.61	Colonial	BC	2015	5,176	2,770	0	0	0	5	1	144.90
15					10,470,443	3,862,900	36.89	5,236,240	50.01				70,496							148.53

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

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21B	3521	Delaware	88-20-21-153-003	08/07/15	267,000	130,410	48.84	130,790	48.99	Colonial	C	1970	1,838	750	0	0	0	1	1	145.27
21B	3660	Finch	88-20-21-177-003	06/19/15	357,000	167,230	46.84	167,880	47.03	Colonial	C	1971	1,871	725	540	0	0	2	1	190.81
21B	915	Portsmouth	88-20-21-153-010	07/02/15	300,000	143,240	47.75	143,660	47.89	Colonial	C	1970	1,875	750	0	0	0	2	1	160.00
21B	3559	Oriole	88-20-21-177-017	02/20/15	380,000	188,180	49.52	189,510	49.87	Colonial	C	1971	1,942	725	580	0	0	2	1	195.67
21B	871	Portsmouth	88-20-21-153-014	05/03/16	378,000	197,340	52.21	198,600	52.54	Colonial	C	1970	2,486	1,120	0	0	0	2	1	152.05
21B	3640	Finch	88-20-21-177-004	04/17/15	335,000	179,520	53.59	180,590	53.91	Colonial	C	1971	2,680	1,269	0	0	0	2	1	125.00
21B	3699	Oriole	88-20-21-177-010	03/25/16	285,000	138,710	48.67	140,030	49.13	Ranch	C	1971	1,632	945	0	0	0	1	1	174.63
7		6 Col $158.92			2,302,000	1,144,630	49.72	1,151,060	50.00				14,324							160.71
21C	343	Scottsdale	88-20-21-201-035	11/26/14	230,000	119,860	52.11	126,490	55.00	Colonial	C	1971	1,854	768	600	0	0	1	1	124.06
21C	3946	Lawson	88-20-21-203-004	03/25/16	296,000	133,110	44.97	141,110	47.67	Colonial	C	1971	2,250	1,144	0	0	0	2	1	131.56
21C	3852	Meadowbrook	88-20-21-202-010	11/25/15	320,000	134,590	42.06	145,100	45.34	Colonial	C	1971	2,260	1,302	0	0	0	2	1	141.59
21C	3801	Meadowbrook	88-20-21-201-022	10/30/15	305,000	123,490	40.49	146,460	48.02	Colonial	C	1971	2,262	1,302	0	0	0	2	1	134.84
21C	400	Lawson	88-20-21-202-016	09/20/16	300,000	133,810	44.60	141,880	47.29	Colonial	C	1971	2,262	1,302	0	0	0	2	1	132.63
21C	3924	Lawson	88-20-21-203-028	08/12/15	310,000	161,600	52.13	172,710	55.71	Colonial	C	1990	2,265	775	0	0	0	2	1	136.87
21C	211	Scottsdale	88-20-21-230-001	10/16/14	242,500	122,180	50.38	129,210	53.28	Ranch	C	1968	1,527	1,275	510	0	0	2	1	158.81
21C	301	Scottsdale	88-20-21-201-039	02/18/15	242,000	124,750	51.55	131,920	54.51	Ranch	C	1972	1,972	1,664	0	0	0	2	1	122.72
21C	139	Scottsdale	88-20-21-230-005	04/15/16	330,000	125,260	37.96	152,980	46.36	Ranch	C	1969	2,196	1,392	950	0	0	3	0	150.27
9					2,575,500	1,178,650	45.76	1,287,860	50.00				18,848							136.65
	6				1,761,000					Colonial			13,153							133.89
21C	3				814,500					Ranch			5,695							143.02
21D	255	Kirk Lane	88-20-21-252-011	07/05/16	179,900	84,150	46.78	85,250	47.39	Ranch	C	1958	1,075	0	0	0	0	1	1	167.35
21D	322	Kirk Lane	88-20-21-251-008	03/23/16	190,000	98,640	51.92	100,150	52.71	Ranch	C	1958	1,436	0	0	0	0	1	1	132.31
21D	409	Kirk Lane	88-20-21-252-004	06/18/15	216,700	108,350	50.00	109,140	50.36	Ranch	C	1958	1,656	0	0	0	0	1	1	130.86
21D	343	Kirk Lane	88-20-21-252-007	10/23/15	239,000	117,280	49.07	118,300	49.50	Ranch	C	1958	1,692	0	0	0	0	1	1	141.25
4					825,600	408,420	49.47	412,840	50.00				5,859							140.91
21F	887	Emerson	88-20-21-304-013	07/02/15	455,000	201,690	44.33	210,720	46.31	Colonial	BC	1989	2,112	1,540	2,000	0	0	3	1	215.44
21F	3343	Muerknoll	88-20-21-303-015	06/04/15	415,000	204,940	49.38	202,560	48.81	Colonial	BC	1987	2,331	1,738	0	0	0	2	1	178.04
21F	950	Emerson	88-20-21-303-022	07/13/16	343,500	196,040	57.07	193,700	56.39	Colonial	BC	1988	2,685	1,182	0	0	0	3	0	127.93
3					1,213,500	602,670	49.66	606,980	50.02				7,128							170.24
21G	3827	Huron	88-20-21-101-043	12/30/15	695,000	381,650	54.91	357,510	51.44	Colonial	B	2015	3,388	1,774	0	0	0	4	0	205.14
21G	3836	Huron	88-20-21-101-039	08/26/16	744,550	55,250	7.42	368,100	49.44	Colonial	BC	2016	3,657	1,890	0	0	0	3	1	203.60
21G	3835	Huron	88-20-21-101-042	09/30/16	738,980	55,250	7.48	389,670	52.73	Colonial	BC	2016	3,692	2,076	0	0	0	4	1	200.16
21G	3852	Huron	88-20-21-101-040	04/25/16	765,785	124,530	16.26	382,730	49.98	Colonial	B	2016	3,693	1,881	0	0	0	4	1	207.36
21G	3819	Huron	88-20-21-101-044	09/11/15	889,718	447,910	50.34	418,800	47.07	Colonial	B	2015	4,234	2,158	0	0	0	4	1	210.14
5					3,834,033	1,064,590	27.77	1,916,810	49.99				18,664							205.42

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

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21K	844	Superior	88-20-21-103-001	09/08/15	488,000	244,000	50.00	244,020	50.00	Colonial	BC	1994	3,341	1,747	1,000	0	0	3	1	146.06
1					488,000	244,000	50.00	244,020	50.00				3,341							146.06
22A	709	Trombley	88-20-22-253-026	11/24/14	179,000	103,590	57.87	105,810	59.11	Bungalow	CD	1971	1,791	0	0	0	0	3	0	99.94
22A	630	Trombley	88-20-22-401-007	04/29/16	297,000	140,460	47.29	143,760	48.40	Colonial	C	1928	2,220	0	0	0	0	3	0	133.78
22A	410	Trombley	88-20-22-328-022	08/04/16	151,450	69,370	45.80	74,720	49.34	Ranch	C	1969	1,056	0	0	0	0	2	0	143.42
22A	975	Vanderpool	88-20-22-401-040	07/10/15	140,000	60,680	43.34	62,330	44.52	Ranch	C	1955	1,064	0	0	0	0	1	0	131.58
22A	921	Vanderpool	88-20-22-401-038	06/27/16	153,700	68,350	44.47	70,230	45.69	Ranch	C	1954	1,123	0	0	0	0	1	0	136.87
22A	3450	Ellenboro	88-20-22-401-052	10/15/14	172,000	86,490	50.28	88,360	51.37	Ranch	C	1971	1,307	912	0	0	0	1	1	131.60
22A	913	Vanderpool	88-20-22-401-037	02/11/16	185,000	90,910	49.14	92,960	50.25	Ranch	C	1972	1,316	1,008	600	0	0	1	0	140.58
7					1,278,150	619,850	48.50	638,170	49.93				9,877							129.41
	1				179,000					Bungalow			1,791							99.94
	1				297,000					Colonial			2,220							133.78
22A	5				802,150					Ranch			5,866							136.75
22B	737	Colebrook	88-20-22-252-012	08/31/15	155,000	74,740	48.22	83,110	53.62	Ranch	C	1955	1,246	0	0	0	0	1	0	124.40
22B	757	Colebrook	88-20-22-252-038	07/13/15	171,500	77,960	45.46	87,050	50.76	Ranch	C	1957	1,361	0	0	0	0	1	1	126.01
22B	524	Colebrook	88-20-22-177-027	08/31/15	215,000	89,640	41.69	100,640	46.81	Tri-Level	C	1970	1,565	0	0	0	0	1	1	137.38
3		2 Ranch $125.24			541,500	242,340	44.75	270,800	50.01				4,172							129.79
22C	3889	Root	88-20-22-202-024	06/08/15	235,650	111,850	47.46	115,290	48.92	Colonial	C	1971	1,557	881	0	0	0	1	1	151.35
22C	3973	Bristol	88-20-22-202-018	01/23/15	212,000	103,910	49.01	107,080	50.51	Colonial	C	1972	1,728	864	400	0	0	2	1	122.69
22C	3651	Bristol	88-20-22-202-041	04/10/15	210,000	105,030	50.01	108,020	51.44	Tri-Level	C	1970	1,702	0	0	0	0	1	1	123.38
22C	3674	Bristol	88-20-22-204-014	07/21/16	220,000	105,490	47.95	108,480	49.31	Tri-Level	C	1970	1,702	0	0	0	0	1	1	129.26
4					877,650	426,280	48.57	438,870	50.01				6,689							131.21
	2				447,650					Colonial			3,285							136.27
22C	2				430,000					Tri-Level			3,404							126.32
22D	752	Hidden Ridge	88-20-22-278-003	04/17/15	216,500	110,420	51.00	109,730	50.68	Colonial	C	1983	1,428	675	0	0	0	2	1	151.61
22D	3516	Bristol	88-20-22-252-028	12/11/15	266,500	121,690	45.66	120,910	45.37	Colonial	C	1983	1,764	675	0	0	0	2	1	151.08
22D	807	Hidden Ridge	88-20-22-276-035	03/13/15	220,000	108,870	49.49	108,150	49.16	Ranch	C	1980	1,206	1,165	700	0	0	2	0	182.42
22D	542	Hidden Ridge	88-20-22-252-021	06/24/16	224,000	110,440	49.30	109,760	49.00	Ranch	C	1983	1,264	1,264	0	0	0	2	0	177.22
22D	556	Hidden Ridge	88-20-22-252-022	10/07/15	200,000	110,810	55.41	110,120	55.06	Ranch	C	1983	1,264	1,264	0	0	0	2	0	158.23
22D	710	Hidden Ridge	88-20-22-252-033	04/30/15	250,000	118,920	47.57	118,170	47.27	Ranch	C	1984	1,398	1,382	0	0	0	2	0	178.83
22D	585	Hidden Ridge	88-20-22-251-042	08/28/15	200,000	112,450	56.23	111,700	55.85	Tri-Level	C	1980	1,583	0	0	0	0	2	0	126.34
7					1,577,000	793,600	50.32	788,540	50.00				9,907							159.18
	2				483,000					Colonial			3,192							151.32
	4				894,000					Ranch			5,132							174.20
22D	1				200,000					Tri-Level			1,583							126.34

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

ECF	#	Street	Parcel ID	Date	Price	2016 A/V	2016 Ratio	2017 A/V	2017 Ratio	Type	Cls	Yr Blt	Sq Ft	BsmSF	RecFin	LivFin	W/O	FBth	HBth	$/Sq Ft
22EA	348	Hartland	88-20-22-380-040	08/27/15	242,000	129,220	53.40	138,020	57.03	Colonial	C	1999	1,570	752	600	0	0	3	1	154.14
22EA	267	Hartland	88-20-22-376-020	09/30/15	258,000	126,800	49.15	135,300	52.44	Colonial	C	1994	1,757	830	400	0	0	2	1	146.84
22EA	3145	Troy	88-20-22-356-025	05/06/15	278,000	132,480	47.65	141,560	50.92	Colonial	C	1998	1,891	773	0	0	0	2	1	147.01
22EA	3091	Troy	88-20-22-356-028	08/21/15	315,000	145,140	46.08	155,410	49.34	Colonial	C	1999	2,126	948	0	0	0	2	1	148.17
22EA	3061	Troy	88-20-22-356-029	09/18/15	321,000	144,000	44.86	154,190	48.03	Colonial	C	2000	2,126	948	0	0	0	2	1	150.99
22EA	865	Vanderpool	88-20-22-401-088	09/29/16	380,000	165,950	43.67	174,210	45.84	Colonial	C	2002	2,287	1,151	1,008	0	0	3	1	166.16
22EA	895	Vanderpool	88-20-22-401-090	10/28/15	375,000	178,360	47.56	182,370	48.63	Colonial	C	2003	2,346	1,158	0	0	0	2	1	159.85
22EA	3264	Ellenboro	88-20-22-427-013	03/24/16	370,000	154,090	41.65	187,490	50.67	Colonial	C	2001	2,636	1,195	0	0	0	3	1	140.36
22EA	3097	Troy	88-20-22-356-027	06/14/16	275,000	125,860	45.77	136,440	49.61	Ranch	C	1998	1,526	1,509	1,200	0	0	3	0	180.21
22EA	3304	Louis	88-20-22-352-020	07/28/16	223,500	109,750	49.11	116,710	52.22	Ranch	C	1996	1,527	0	0	0	0	2	0	146.37
22EA	611	Hartland	88-20-22-476-045	07/06/15	285,000	134,010	47.02	142,610	50.04	Ranch	C	1994	1,848	1,353	1,000	0	0	3	1	154.22
22EA	862	Vanderpool	88-20-22-426-051	10/30/15	352,500	155,080	43.99	173,920	49.34	Ranch	C	2000	2,096	2,040	1,500	0	0	3	0	168.18
12					3,675,000	1,700,740	46.28	1,838,230	50.02				23,736							154.83
	8				2,539,000					Colonial			16,739							151.68
22EA	4				1,136,000					Ranch			6,997							162.36
22EB	3347	Kilmer	88-20-22-377-019	07/27/16	215,000	63,360	29.47	93,740	43.60	Colonial	D	1929	1,702	480	0	0	0	2	0	126.32
22EB	320	Trombley	88-20-22-327-025	07/22/16	164,100	76,200	46.44	84,100	51.25	Ranch	C	1969	950	950	600	0	0	1	1	172.74
22EB	3160	Talbot	88-20-22-380-039	04/14/16	171,000	66,340	38.80	86,820	50.77	Ranch	C	1952	1,064	0	0	0	0	1	0	160.71
22EB	3040	Frankton	88-20-22-358-006	11/20/14	127,466	56,340	44.20	62,450	48.99	Ranch	C	1953	1,120	1,120	0	0	0	1	0	113.81
22EB	3213	Frankton	88-20-22-353-018	03/31/15	162,000	84,400	52.10	94,010	58.03	Ranch	C	1979	1,300	0	0	0	0	1	1	124.62
5		4 Ranch $140.86			839,566	346,640	41.29	421,120	50.16				6,136							136.83
22H	659	Troywood	88-20-22-202-048	09/06/16	295,000	141,900	48.10	147,510	50.00	Ranch	C	1991	1,767	1,767	1,100	0	0	2	0	166.95
1					295,000	141,900	48.10	147,510	50.00				1,767							166.95
22J	3809	Edenderry	88-20-22-230-006	05/26/16	437,500	188,500	43.09	208,990	47.77	Colonial	BC	1995	2,667	1,414	0	0	0	2	1	164.04
22J	3958	Gatwick	88-20-22-227-002	01/22/16	435,000	196,190	45.10	217,780	50.06	Colonial	BC	1996	2,722	1,618	0	0	0	2	1	159.81
22J	3823	Edenderry	88-20-22-230-007	05/15/15	430,000	202,000	46.98	224,410	52.19	Colonial	BC	1996	2,944	1,737	0	0	0	2	1	146.06
3					1,302,500	586,690	45.04	651,180	49.99				8,333							156.31
22M	391	Gunston Ct	88-20-22-102-024	06/09/16	554,000	252,360	45.55	269,230	48.60	Colonial	BC	2007	3,160	1,804	0	0	0	3	1	175.32
22M	3914	Mesa	88-20-22-102-005	08/17/15	550,000	264,920	48.17	282,740	51.41	Colonial	BC	2006	3,370	1,914	0	0	0	3	1	163.20
22M	3770	Mesa	88-20-22-102-014	05/31/16	565,000	263,520	46.64	281,280	49.78	Colonial	BC	2007	3,370	1,914	0	0	0	3	1	167.66
22M	3946	Mesa	88-20-22-102-003	07/15/16	570,000	268,090	47.03	286,210	50.21	Colonial	BC	2007	3,376	1,917	0	0	0	3	1	168.84
4					2,239,000	1,048,890	46.85	1,119,460	50.00				13,276							168.65

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

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22N	715	Colebrook	88-20-22-252-010	05/31/16	423,000	96,560	22.83	224,810	53.15	Colonial	BC	2015	3,081	1,392	0	0	0	3	1	137.29
22N	3126	Talbot	88-20-22-380-003	01/15/16	445,000	209,240	47.02	222,120	49.91	Colonial	BC	2015	3,262	1,627	0	0	0	4	0	136.42
22N	3446	Kilmer	88-20-22-328-007	05/06/15	450,000	216,720	48.16	229,960	51.10	Colonial	BC	2015	3,307	1,683	0	0	0	3	1	136.07
22N	607	Troywood	88-20-22-202-050	07/31/15	560,000	266,290	47.55	281,170	50.21	Colonial	BC	2015	3,708	2,027	0	0	0	4	0	151.02
22N	863	Troywood	88-20-22-226-034	04/01/16	595,000	178,370	29.98	292,290	49.12	Colonial	BC	2015	3,710	1,590	0	0	0	3	1	160.38
22N	3131	Kilmer	88-20-22-380-011	06/26/15	490,000	250,400	51.10	231,600	47.27	Colonial	C	2005	4,234	2,007	0	0	0	3	1	115.73
6					2,963,000	1,217,580	41.09	1,481,950	50.02				21,302							139.09
23A	1688	Lakewood	88-20-23-407-014	08/31/16	216,000	107,090	49.58	112,110	51.90	Colonial	C	1977	1,653	631	0	0	0	1	1	130.67
23A	1218	Dickens	88-20-23-153-015	09/28/15	246,000	110,840	45.06	115,930	47.13	Colonial	C	1977	1,656	631	300	0	0	1	1	148.55
23A	3603	Millay	88-20-23-153-024	10/21/15	210,000	102,960	49.03	107,470	51.18	Colonial	C	1977	1,656	631	0	0	0	1	1	126.81
23A	1664	Lakewood	88-20-23-407-012	09/11/15	220,000	106,970	48.62	111,980	50.90	Colonial	C	1977	1,656	631	0	0	0	1	1	132.85
23A	1604	Oakcrest	88-20-23-252-008	06/08/16	263,328	108,520	41.21	117,260	44.53	Colonial	C	1976	1,660	650	0	0	0	1	1	158.63
23A	1676	Lakewood	88-20-23-407-013	07/31/15	221,000	107,960	48.85	113,010	51.14	Colonial	C	1977	1,664	631	0	0	0	1	1	132.81
23A	1637	Oakcrest	88-20-23-204-032	04/30/15	219,000	107,830	49.24	112,660	51.44	Colonial	C	1975	1,673	675	0	0	0	1	1	130.90
23A	1759	North Lake	88-20-23-276-001	08/30/16	236,000	111,480	47.24	116,600	49.41	Colonial	C	1976	1,736	675	0	0	0	1	2	135.94
23A	1267	Tennyson	88-20-23-101-006	12/10/14	225,000	112,340	49.93	117,550	52.24	Colonial	C	1977	1,753	672	0	0	0	1	1	128.35
23A	3529	Millay	88-20-23-153-011	04/22/16	225,000	105,250	46.78	109,930	48.86	Colonial	C	1977	1,753	672	0	0	0	1	1	128.35
23A	1651	Crestline	88-20-23-405-029	08/07/15	230,000	114,580	49.82	120,150	52.24	Colonial	C	1977	1,753	672	380	0	0	2	1	131.20
23A	1492	Oakcrest	88-20-23-251-002	10/30/14	236,000	121,240	51.37	127,050	53.83	Colonial	C	1975	1,755	972	350	0	0	1	1	134.47
23A	1405	Tennyson	88-20-23-130-053	06/30/16	257,000	114,180	44.43	119,520	46.51	Colonial	C	1977	1,801	716	0	0	0	1	1	142.70
23A	3835	Mark	88-20-23-129-003	10/20/14	230,000	114,600	49.83	119,950	52.15	Colonial	C	1976	1,833	637	0	0	0	2	1	125.48
23A	1802	Lakewood	88-20-23-430-013	10/30/14	245,000	117,760	48.07	123,570	50.44	Colonial	C	1977	1,853	672	400	0	0	2	2	132.22
23A	1266	Tennyson	88-20-23-151-013	05/31/16	302,500	122,950	40.64	133,760	44.22	Colonial	C	1975	1,905	650	375	0	0	2	1	158.79
23A	1216	Chaucer	88-20-23-155-001	12/08/14	248,000	121,060	48.81	126,910	51.17	Colonial	C	1977	1,998	716	0	0	0	2	1	124.12
23A	1376	Madison	88-20-23-181-004	08/31/15	250,000	118,260	47.30	123,830	49.53	Colonial	C	1974	2,028	840	0	0	0	2	1	123.27
23A	1223	Chaucer	88-20-23-154-013	03/30/15	294,000	138,880	47.24	146,260	49.75	Colonial	C	1977	2,056	637	500	0	0	3	1	143.00
23A	1611	Woodgate	88-20-23-403-007	07/15/15	244,900	121,010	49.41	126,960	51.84	Colonial	C	1974	2,085	789	0	0	0	2	1	117.46
23A	1540	Oakcrest	88-20-23-252-004	04/30/15	290,000	135,090	46.58	142,050	48.98	Colonial	C	1975	2,100	1,100	800	0	0	2	1	138.10
23A	3753	Hawthorne	88-20-23-151-002	01/15/15	260,000	116,390	44.77	121,890	46.88	Colonial	C	1977	2,223	852	0	0	0	2	1	116.96
23A	3603	Kings Point	88-20-23-178-024	12/29/15	274,000	128,380	46.85	134,730	49.17	Colonial	C	1976	2,223	852	0	0	0	2	1	123.26
23A	3648	Carmel	88-20-23-178-015	08/12/15	280,000	133,240	47.59	139,920	49.97	Colonial	C	1975	2,233	864	800	0	0	3	1	125.39
23A	3639	Kings Point	88-20-23-178-021	10/03/14	252,500	129,260	51.19	135,680	53.73	Colonial	C	1976	2,233	864	250	0	0	2	1	113.08
23A	1524	Oakcrest	88-20-23-252-003	10/29/15	260,000	127,700	49.12	133,990	51.53	Colonial	C	1975	2,233	864	400	0	0	2	1	116.44
23A	3617	Sandburg	88-20-23-151-035	05/06/16	320,000	149,430	46.70	157,680	49.28	Colonial	C	1976	2,235	810	700	0	0	2	1	143.18
23A	3537	Wakefield	88-20-23-179-006	07/24/15	273,000	125,360	45.92	131,500	48.17	Colonial	C	1976	2,239	749	0	0	0	2	1	121.93
23A	1713	Crimson	88-20-23-404-034	06/27/16	297,700	125,890	42.29	138,590	46.55	Colonial	C	1974	2,268	1,212	1,000	0	0	2	1	131.26
23A	1553	Lakewood	88-20-23-406-021	03/07/16	250,000	125,590	50.24	131,920	52.77	Colonial	C	1975	2,274	768	500	0	0	2	1	109.94
23A	1589	Lakewood	88-20-23-406-024	02/27/15	265,000	130,500	49.25	137,220	51.78	Colonial	C	1976	2,274	768	1,000	0	0	2	1	116.53
23A	1769	Woodgate	88-20-23-426-002	09/20/16	267,500	123,870	46.31	130,040	48.61	Colonial	C	1974	2,274	1,218	0	0	0	2	1	117.63
23A	3706	Kings Point	88-20-23-251-003	12/15/15	285,000	129,370	45.39	135,810	47.65	Colonial	C	1976	2,324	697	500	0	0	2	1	122.63
23A	1616	Crimson	88-20-23-405-010	12/03/14	250,000	125,060	50.02	131,370	52.55	Colonial	C	1976	2,380	738	0	0	0	2	1	105.04
23A	1578	Crestline	88-20-23-406-006	07/18/16	332,500	128,410	38.62	157,110	47.25	Colonial	C	1976	2,451	858	0	0	0	2	1	135.66
23A	3402	Harmony	88-20-23-405-001	07/05/16	204,263	105,370	51.59	110,210	53.95	Ranch	C	1974	1,524	788	800	0	0	2	0	134.03

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

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23A	1601	Lakewood	88-20-23-406-025	03/30/15	259,700	114,170	43.96	119,670	46.08	Ranch	C	1975	1,660	1,324	600	0	0	2	1	156.45
23A	3855	Kings Point	88-20-23-201-005	03/18/16	272,900	115,190	42.21	129,010	47.27	Ranch	C	1976	1,712	1,389	0	0	0	1	1	159.40
23A	3768	Kings Point	88-20-23-203-003	06/30/15	197,000	104,180	52.88	108,770	55.21	T-Quad	C	1976	1,593	405	0	0	0	2	0	123.67
23A	1377	Madison	88-20-23-180-017	08/21/15	229,000	115,100	50.26	120,490	52.62	T-Quad	C	1976	1,947	647	0	0	0	2	0	117.62
23A	1659	Woodgate	88-20-23-403-011	05/20/16	235,600	114,280	48.51	119,760	50.83	T-Quad	C	1974	1,990	726	300	0	0	1	1	118.39
23A	1744	Crestline	88-20-23-431-003	07/05/16	244,000	114,470	46.91	120,750	49.49	T-Quad	C	1975	2,022	726	0	0	0	2	0	120.67
23A	1662	Crestline	88-20-23-406-013	09/01/16	260,500	118,820	45.61	124,710	47.87	T-Quad	C	1977	2,029	728	300	0	0	1	1	128.39
23A	1362	Peachtree	88-20-23-180-003	10/15/15	256,000	118,490	46.29	124,120	48.48	T-Quad	C	1976	2,067	647	0	0	1	2	0	123.85
23A	1350	Stonetree	88-20-23-178-001	05/22/15	225,323	121,650	53.99	127,510	56.59	T-Quad	C	1976	2,114	620	200	0	0	2	1	106.59
23A	1724	Crestline	88-20-23-406-019	07/12/16	250,400	117,890	47.08	123,610	49.37	T-Quad	C	1975	2,118	726	0	0	0	2	1	118.22
23A	1732	Lakewood	88-20-23-407-018	07/08/15	225,000	120,110	53.38	125,720	55.88	T-Quad	C	1974	2,118	726	0	0	0	2	2	106.23
23A	1748	Lakewood	88-20-23-432-005	05/29/15	233,000	117,340	50.36	123,040	52.81	T-Quad	C	1974	2,118	726	0	0	0	2	1	110.01
23A	1602	Crestline	88-20-23-406-008	04/23/15	241,000	120,090	49.83	126,070	52.31	T-Quad	C	1977	2,120	728	0	0	0	2	1	113.68
23A	1855	Lakewood	88-20-23-429-013	04/17/15	255,100	119,150	46.71	125,030	49.01	T-Quad	C	1976	2,142	620	0	0	0	2	1	119.09
23A	1825	Lakewood	88-20-23-429-017	04/15/16	245,300	118,530	48.32	124,370	50.70	T-Quad	C	1976	2,142	620	0	0	0	2	1	114.52
23A	3847	Kings Point	88-20-23-201-004	08/09/16	275,000	121,990	44.36	128,520	46.73	T-Quad	C	1975	2,186	810	0	0	0	2	1	125.80
52					13,085,014	6,196,120	47.35	6,543,320	50.01				103,493							126.43
	35				8,975,928					Colonial			69,891							128.43
	3				736,863					Ranch			4,896							150.50
23A	14				3,372,223					T-Quad			28,706							117.47
23B	1233	Judy	88-20-23-102-006	04/28/15	285,000	149,400	52.42	162,780	57.12	Colonial	C	1987	2,437	1,219	0	0	0	2	1	116.95
23B	1219	Judy	88-20-23-102-005	09/15/16	367,000	158,070	43.07	172,520	47.01	Colonial	C	1987	2,720	1,219	0	0	0	2	1	134.93
23B	1275	Judy	88-20-23-102-012	09/28/16	305,000	132,010	43.28	143,230	46.96	Ranch	C	1987	1,684	1,684	0	0	0	2	1	181.12
3		2 Col $126.43			957,000	439,480	45.92	478,530	50.00				6,841							139.89
23D	1159	Winthrop	88-20-23-301-017	08/19/15	222,000	108,230	48.75	114,270	51.47	Colonial	C	1967	1,792	728	351	0	0	1	1	123.88
23D	1084	Charrington	88-20-23-303-004	11/30/15	255,000	109,830	43.07	121,360	47.59	Colonial	C	1967	1,792	728	175	0	0	3	1	142.30
23D	1174	Winthrop	88-20-23-302-009	06/10/15	215,000	101,800	47.35	107,340	49.93	Ranch	C	1967	1,470	1,204	0	0	0	1	1	146.26
23D	1135	Winthrop	88-20-23-301-014	09/04/15	222,000	107,970	48.64	114,050	51.37	Ranch	C	1968	1,526	1,260	0	0	0	1	1	145.48
4					914,000	427,830	46.81	457,020	50.00				6,580							138.91
	2				477,000					Colonial			3,584							133.09
23D	2				437,000					Ranch			2,996							145.86
23E	1149	Boyd	88-20-23-351-014	07/16/15	122,500	56,240	45.91	61,430	50.15	Ranch	C	1947	800	0	0	0	0	1	0	153.13
23E	1370	Boyd	88-20-23-377-029	08/03/16	150,000	70,510	47.01	79,560	53.04	Ranch	C	1968	874	864	0	0	0	2	0	171.62
23E	1381	Boyd	88-20-23-376-027	10/02/15	187,000	80,280	42.93	90,480	48.39	Ranch	C	1969	1,136	864	0	0	0	1	0	164.61
23E	1466	Boyd	88-20-23-377-037	04/14/16	194,900	83,370	42.78	95,730	49.12	Ranch	C	1969	1,229	900	0	0	0	2	0	158.58
4					654,400	290,400	44.38	327,200	50.00				4,039							162.02

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

ECF	#	Street	Parcel ID	Date	Price	2016 A/V	2016 Ratio	2017 A/V	2017 Ratio	Type	Cls	Yr Blt	Sq Ft	BsmSF	RecFin	LivFin	W/O	FBth	HBth	$/Sq Ft
23F	3836	Victoria	88-20-23-228-006	06/25/15	327,000	161,050	49.25	163,900	50.12	Colonial	C	1993	1,986	1,172	0	0	0	2	1	164.65
23F	1810	Latimer	88-20-23-228-003	06/08/16	308,000	150,970	49.02	153,580	49.86	Colonial	C	1993	1,992	1,172	0	0	0	2	1	154.62
2					635,000	312,020	49.14	317,480	50.00				3,978							159.63
23G	3039	Albany	88-20-24-481-009	05/26/16	300,000	125,970	41.99	164,510	54.84	Colonial	C	1998	1,544	1,162	0	0	0	2	1	194.30
23G	3047	Albany	88-20-24-481-010	07/08/16	275,000	128,570	46.75	138,350	50.31	Colonial	C	1996	1,849	1,043	0	0	0	2	1	148.73
23G	1172	Baker	88-20-23-304-041	04/27/16	260,000	107,280	41.26	120,130	46.20	Ranch	C	1993	1,553	1,496	0	0	0	2	1	167.42
23G	1135	Baker	88-20-23-304-025	05/31/16	270,000	110,520	40.93	129,600	48.00	Ranch	C	1992	1,614	1,512	1,450	0	0	2	1	167.29
4					1,105,000	472,340	42.75	552,590	50.01				6,560							168.45
23G	2				575,000					Colonial			3,393							169.47
23G	2				530,000					Ranch			3,167							167.35
23H	1950	Deloy	88-20-23-200-030	05/27/16	165,000	74,800	45.33	88,680	53.75	Ranch	C	1958	1,260	0	0	0	0	1	0	130.95
23H	1195	Torpey	88-20-23-303-031	08/22/16	182,000	72,280	39.71	84,850	46.62	Ranch	C	1958	1,273	0	0	0	0	1	1	142.97
2					347,000	147,080	42.39	173,530	50.01				2,533							136.99
23J	1518	Hartland	88-20-23-408-009	09/09/16	381,000	163,270	42.85	178,350	46.81	Colonial	C	2003	2,336	1,178	0	0	0	2	1	163.10
23J	1339	Hartland	88-20-23-377-051	09/16/16	380,000	164,850	43.38	180,140	47.41	Colonial	C	2004	2,347	1,174	0	0	0	2	1	161.91
23J	1219	Hartland	88-20-23-377-061	06/15/15	360,000	166,600	46.28	182,070	50.58	Colonial	C	2003	2,452	1,174	0	0	0	2	1	146.82
23J	1591	Hartland	88-20-23-409-007	04/25/16	381,500	168,220	44.09	183,890	48.20	Colonial	C	2003	2,464	1,174	0	0	0	2	1	154.83
23J	1577	Boyd	88-20-23-407-024	02/06/15	365,000	167,420	45.87	182,980	50.13	Colonial	C	2003	2,510	1,276	0	0	0	2	1	145.42
23J	1387	Hartland	88-20-23-377-047	12/10/15	368,000	172,470	46.87	188,650	51.26	Colonial	C	2003	2,531	1,280	0	0	0	2	1	145.40
23J	1470	Hartland	88-20-23-378-042	08/04/16	410,000	179,890	43.88	196,880	48.02	Colonial	C	2003	2,547	1,280	900	0	0	3	1	160.97
23J	1614	Hartland	88-20-23-408-001	03/27/15	370,000	178,760	48.31	195,600	52.86	Colonial	C	2003	2,547	1,280	1,000	0	0	3	1	145.27
23J	3116	Parkton	88-20-23-353-025	02/06/15	345,000	184,270	53.41	191,500	55.51	Colonial	C	2014	2,861	1,377	0	0	0	3	0	120.59
9					3,360,500	1,545,750	46.00	1,680,060	49.99				22,595							148.73

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

ECF	#	Street	Parcel ID	Date	Price	2016 A/V	2016 Ratio	2017 A/V	2017 Ratio	Type	Cls	Yr Blt	Sq Ft	BsmSF	RecFin	LivFin	W/O	FBth	HBth	$/Sq Ft
24A	2876	Winter	88-20-24-428-011	04/25/16	206,000	89,160	43.28	93,460	45.37	Bi-Level	C	1975	1,454	525	0	0	0	1	1	141.68
24A	2769	Majestic	88-20-24-428-012	07/08/16	210,000	87,940	41.88	100,680	47.94	Bi-Level	C	1973	1,454	525	0	0	0	1	1	144.43
24A	2829	Majestic	88-20-24-428-017	07/08/16	192,600	89,950	46.70	94,290	48.96	Bi-Level	C	1973	1,454	525	0	375	0	1	1	132.46
24A	2800	Winter	88-20-24-428-004	04/01/15	182,000	89,960	49.43	94,300	51.81	Colonial	C	1973	1,576	648	0	0	0	1	1	115.48
24A	2664	Trailwood	88-20-24-453-010	02/25/16	182,500	87,230	47.80	91,730	50.26	Ranch	C	1972	1,179	1,179	0	0	0	1	0	154.79
24A	2631	Arrowhead	88-20-24-453-019	02/26/15	180,000	90,140	50.08	94,770	52.65	Ranch	C	1972	1,179	1,179	800	0	0	2	0	152.67
24A	3142	Wolverine	88-20-24-455-005	04/19/16	218,000	104,180	47.79	110,290	50.59	Ranch	C	1973	1,179	1,179	558	0	0	1	1	184.90
24A	2812	Winter	88-20-24-428-005	04/02/15	202,300	96,390	47.65	101,250	50.05	Ranch	C	1972	1,232	1,232	800	0	0	2	0	164.20
24A	2641	Rainbow	88-20-24-454-020	01/22/15	191,000	95,500	50.00	101,490	53.14	Ranch	C	1972	1,272	1,272	800	0	0	2	1	150.16
24A	3137	Otter	88-20-24-451-009	04/08/16	185,000	89,540	48.40	94,230	50.94	Ranch	C	1972	1,278	1,050	0	0	0	1	0	144.76
24A	3373	Auburn	88-20-24-428-038	11/25/14	170,000	88,100	51.82	92,280	54.28	Ranch	C	1973	1,305	1,305	0	0	0	1	0	130.27
24A	2611	Avalon	88-20-24-402-019	04/28/15	197,500	99,480	50.37	104,710	53.02	Ranch	C	1977	1,309	1,029	425	0	0	1	1	150.88
24A	3454	Auburn	88-20-24-429-001	07/15/16	214,700	95,910	44.67	100,830	46.96	Ranch	C	1977	1,312	1,032	0	0	0	1	1	163.64
24A	2651	Arrowhead	88-20-24-453-021	06/02/16	197,500	94,310	47.75	99,400	50.33	Ranch	C	1972	1,355	1,355	0	0	0	1	1	145.76
24A	2976	Winter	88-20-24-429-010	08/24/16	210,000	97,870	46.60	102,960	49.03	Ranch	C	1977	1,401	1,121	0	0	0	1	1	149.89
24A	2514	Avalon	88-20-24-403-001	02/19/16	193,000	100,960	52.31	106,290	55.07	Ranch	C	1977	1,435	1,155	0	0	0	1	1	134.49
24A	3370	Auburn	88-20-24-429-007	03/09/15	195,000	84,840	43.51	92,230	47.30	T-Quad	C	1973	1,429	500	0	0	0	1	1	136.46
24A	3452	Wolverine	88-20-24-406-001	09/10/15	197,500	89,550	45.34	97,630	49.43	T-Quad	C	1976	1,438	525	0	0	0	1	1	137.34
24A	2674	Winter	88-20-24-401-013	09/02/16	204,000	104,620	51.28	110,250	54.04	T-Quad	C	1975	1,728	608	0	0	0	2	1	118.06
24A	3441	Wolverine	88-20-24-401-017	09/02/16	255,000	102,680	40.27	115,660	45.36	T-Quad	C	1975	1,728	608	0	0	0	2	1	147.57
24A	3438	Wolverine	88-20-24-406-002	07/09/15	240,000	112,450	46.85	118,890	49.54	T-Quad	C	1975	1,728	608	300	0	0	2	0	138.89
24A	2698	Winter	88-20-24-401-015	06/29/16	205,000	103,000	50.24	108,460	52.91	T-Quad	C	1975	1,752	608	0	0	0	1	1	117.01
24A	3177	Otter	88-20-24-451-004	05/12/15	193,500	89,720	46.37	94,440	48.81	Tri-Level	C	1973	1,570	0	0	0	0	1	1	123.25
24A	2605	Rainbow	88-20-24-454-017	04/15/16	209,500	90,430	43.16	95,350	45.51	Tri-Level	C	1973	1,570	0	0	0	0	1	1	133.44
24A	2915	Winter	88-20-24-427-005	12/11/15	202,900	97,200	47.91	102,140	50.34	Tri-Level	C	1972	1,663	0	0	0	0	1	1	122.01
25					5,034,500	2,371,110	47.10	2,518,010	50.02				35,980							139.92
	3				608,600					Bi-Level			4,362							139.52
	1				182,000					Colonial			1,576							115.48
	12				2,341,500					Ranch			15,436							151.69
	6				1,296,500					T-Quad			9,803							132.26
24A	3				605,900					Tri-Level			4,803							126.15
24B	38433	Dequindre	88-20-24-226-053	10/31/14	505,000	249,210	49.35	248,780	49.26	Colonial	B	1989	3,307	2,114	0	0	0	2	1	152.71
24B	3556	Fernleigh	88-20-24-226-017	03/20/15	300,000	154,220	51.41	153,740	51.25	Ranch	C	1968	1,608	1,608	0	0	0	2	0	186.57
2					805,000	403,430	50.12	402,520	50.00				4,915							163.78

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

ECF	#	Street	Parcel ID	Date	Price	2016 A/V	2016 Ratio	2017 A/V	2017 Ratio	Type	Cls	Yr Blt	Sq Ft	BsmSF	RecFin	LivFin	W/O	FBth	HBth	$/Sq Ft
24C	3440	Colwell	88-20-24-304-003	05/08/15	219,900	101,130	45.99	106,510	48.44	Colonial	C	1973	1,547	625	300	0	0	1	1	142.15
24C	3399	Eagle	88-20-24-304-021	04/14/15	214,900	104,560	48.66	110,220	51.29	Colonial	C	1974	1,552	625	460	0	0	1	1	138.47
24C	2260	Columbia	88-20-24-303-026	10/22/14	239,000	104,960	43.92	110,690	46.31	Colonial	C	1974	1,635	650	0	0	0	2	1	146.18
24C	2180	Columbia	88-20-24-303-021	05/16/16	241,500	102,960	42.63	113,060	46.82	Colonial	C	1974	1,660	650	400	0	0	2	1	145.48
24C	3419	Eagle	88-20-24-304-018	06/18/15	207,000	104,980	50.71	110,690	53.47	Colonial	C	1973	1,660	650	400	0	0	1	1	124.70
24C	2334	Columbia	88-20-24-330-013	05/04/16	230,000	103,040	44.80	111,050	48.28	Colonial	C	1973	1,660	650	400	0	0	1	1	138.55
24C	2383	Traverse	88-20-24-327-021	12/03/14	206,800	107,320	51.90	113,250	54.76	Colonial	C	1974	1,672	675	330	0	0	1	1	123.68
24C	2219	Academy	88-20-24-307-011	06/30/16	234,900	105,570	44.94	111,330	47.39	Colonial	C	1973	1,739	675	0	0	0	1	1	135.08
24C	3408	Eagle	88-20-24-308-002	06/28/16	285,000	123,820	43.45	135,430	47.52	Colonial	C	1973	2,422	1,303	500	0	0	2	1	117.67
24C	2402	Avalon	88-20-24-330-040	10/30/14	195,000	100,470	51.52	105,870	54.29	Ranch	C	1978	1,444	1,164	0	0	0	1	1	135.04
24C	3422	Colwell	88-20-24-304-006	08/30/16	215,000	104,710	48.70	110,400	51.35	Ranch	C	1973	1,479	1,206	0	0	0	1	1	145.37
24C	2246	Traverse	88-20-24-307-007	03/16/15	234,500	114,870	48.99	121,460	51.80	T-Quad	C	1974	2,044	840	0	0	0	2	0	114.73
24C	2372	Niagara	88-20-24-327-009	10/05/15	253,000	121,630	48.08	128,850	50.93	T-Quad	C	1976	2,109	813	0	0	0	3	0	119.96
13					2,976,500	1,400,020	47.04	1,488,810	50.02				22,623							131.57
	9				2,079,000					Colonial			15,547							133.72
	2				410,000					Ranch			2,923							140.27
24C	2				487,500					T-Quad			4,153							117.39
24D	3162	John R	88-20-24-351-003	04/10/15	375,000	184,240	49.13	187,500	50.00	Colonial	C	2014	3,082	1,493	0	0	0	2	1	121.67
1					375,000	184,240	49.13	187,500	50.00				3,082							121.67
24E	2850	Continental	88-20-24-479-011	09/21/15	165,000	76,750	46.52	79,980	48.47	Colonial	C	1981	1,368	684	0	0	0	1	1	120.61
24E	2791	Continental	88-20-24-478-006	08/17/15	224,000	106,840	47.70	112,030	50.01	Colonial	C	1979	1,868	725	0	0	0	1	1	119.91
24E	3066	Heritage	88-20-24-481-003	12/04/14	165,000	81,690	49.51	85,070	51.56	Ranch	C	1985	1,092	1,092	0	0	0	1	1	151.10
24E	3114	Heritage	88-20-24-479-024	05/22/15	178,500	83,550	46.81	90,360	50.62	Ranch	C	1985	1,104	1,104	950	0	0	1	1	161.68
24E	3098	Heritage	88-20-24-479-026	05/04/16	215,000	93,630	43.55	105,420	49.03	Ranch	C	1986	1,308	1,085	1,308	0	0	1	1	164.37
24E	2851	Continental	88-20-24-478-011	01/29/15	180,000	93,800	52.11	97,950	54.42	Ranch	C	1979	1,599	1,599	0	0	0	2	0	112.57
24E	2954	Continental	88-20-24-479-020	02/16/16	200,000	81,370	40.69	85,360	42.68	T-Quad	C	1986	1,396	214	0	0	0	1	1	143.27
24E	2910	Continental	88-20-24-479-016	01/22/15	192,000	99,000	51.56	103,890	54.11	T-Quad	C	1984	1,989	458	0	0	0	1	1	96.53
8					1,519,500	716,630	47.16	760,060	50.02				11,724							129.61
	2				389,000					Colonial			3,236							120.21
	4				738,500					Ranch			5,103							144.72
24E	2				392,000					T-Quad			3,385							115.81

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

ECF	#	Street	Parcel ID	Date	Price	2016 A/V	2016 Ratio	2017 A/V	2017 Ratio	Type	Cls	Yr Blt	Sq Ft	BsmSF	RecFin	LivFin	W/O	FBth	HBth	$/Sq Ft
24F	3870	Fairfax	88-20-24-102-016	10/15/15	325,000	158,000	48.62	160,550	49.40	Colonial	BC	1989	2,298	1,038	0	0	0	2	1	141.43
24F	3925	Fairfax	88-20-24-103-003	04/30/15	359,900	166,970	46.39	169,720	47.16	Colonial	BC	1989	2,347	1,183	1,000	0	0	2	1	153.34
24F	3839	Wayfarer	88-20-24-102-029	02/27/15	365,000	186,230	51.02	189,420	51.90	Colonial	BC	1990	2,559	1,809	1,440	0	0	3	1	142.63
24F	3891	Fairfax	88-20-24-103-004	07/29/16	370,000	181,770	49.13	184,970	49.99	Colonial	BC	1989	2,595	1,138	650	0	0	2	2	142.58
24F	3543	Euclid	88-20-24-277-004	04/22/16	275,000	131,180	47.70	133,210	48.44	Ranch	C	1993	1,545	1,517	1,200	0	0	2	1	177.99
24F	3890	Wayfarer	88-20-24-103-016	01/30/15	295,000	149,470	50.67	151,830	51.47	Ranch	BC	1989	1,886	1,857	0	0	0	2	1	156.42
24F	3847	Wayfarer	88-20-24-102-030	02/05/16	305,000	155,360	50.94	157,640	51.69	Ranch	BC	1990	1,887	1,835	0	0	0	2	1	161.63
7					2,294,900	1,128,980	49.20	1,147,340	50.00				15,117							151.81
	4				1,419,900					Colonial			9,799							144.90
24F	3				875,000					Ranch			5,318							164.54
24G	3742	Forge	88-20-24-180-004	10/29/15	207,500	105,940	51.06	105,700	50.94	Colonial	C	1973	1,597	644	0	0	0	1	1	129.93
24G	3549	Anvil	88-20-24-181-017	09/04/15	237,500	109,530	46.12	111,170	46.81	Colonial	C	1972	1,703	700	0	0	0	1	1	139.46
24G	3625	Bellows	88-20-24-179-017	12/21/15	215,421	115,030	53.40	114,640	53.22	Colonial	C	1972	1,769	650	0	0	0	2	0	121.78
24G	3595	Bellows Ct	88-20-24-181-005	05/08/15	240,000	121,670	50.70	121,350	50.56	Colonial	C	1972	2,029	864	0	0	0	2	1	118.28
24G	3685	Historic	88-20-24-179-011	07/15/15	248,000	126,240	50.90	125,910	50.77	Colonial	C	1972	2,268	864	0	0	0	2	1	109.35
24G	3926	Genick	88-20-24-129-025	07/11/16	450,000	205,090	45.58	212,090	47.13	Colonial	C	2010	2,967	1,547	0	0	0	2	1	151.67
24G	3745	Anvil	88-20-24-176-004	05/29/15	215,000	97,240	45.23	97,020	45.13	Ranch	C	1972	1,265	1,265	600	0	0	1	1	169.96
24G	3895	Forge	88-20-24-129-019	12/17/14	207,500	113,350	54.63	113,090	54.50	T-Quad	C	1973	1,807	473	0	0	0	2	1	114.83
24G	3660	Historic	88-20-24-180-010	01/25/16	225,000	121,070	53.81	120,750	53.67	T-Quad	C	1972	1,973	473	200	0	0	2	1	114.04
24G	3759	Anvil	88-20-24-176-003	04/14/16	217,000	97,110	44.75	96,910	44.66	Tri-Level	C	1972	1,501	0	0	0	0	1	1	144.57
24G	3766	Horseshoe	88-20-24-178-008	05/14/15	204,500	111,490	54.52	111,400	54.47	Tri-Level	C	1972	1,518	0	0	0	0	1	1	134.72
24G	3700	Historic	88-20-24-180-007	08/26/15	342,500	175,170	51.14	174,910	51.07	Tri-Level	C	1972	3,466	0	0	0	0	4	1	98.82
12					3,009,921	1,498,930	49.80	1,504,940	50.00				23,863							126.13
	6				1,598,421					Colonial			12,333							129.61
	1				215,000					Ranch			1,265							169.96
	2				432,500					T-Quad			3,780							114.42
24G	3				764,000					Tri-Level			6,485							117.81
24M	2421	Cedar Knoll	88-20-24-377-053	04/14/15	300,000	139,000	46.33	144,100	48.03	Colonial	C	2002	2,152	1,061	0	0	0	2	1	139.41
24M	2302	Cedar Knoll	88-20-24-378-011	11/18/15	294,938	135,640	45.99	140,720	47.71	Colonial	C	2001	2,152	1,061	0	0	0	2	1	137.05
24M	2385	Cedar Knoll	88-20-24-377-050	05/02/16	299,000	140,770	47.08	145,950	48.81	Colonial	C	2002	2,164	1,061	0	0	0	2	1	138.17
24M	2409	Cedar Knoll	88-20-24-377-052	12/30/15	285,000	139,130	48.82	144,230	50.61	Colonial	C	2002	2,164	1,061	0	0	0	2	1	131.70
24M	2409	Cedar Knoll	88-20-24-377-052	07/25/16	299,500	139,130	46.45	144,230	48.16	Colonial	C	2002	2,164	1,061	0	0	0	2	1	138.40
24M	2290	Cedar Knoll	88-20-24-378-012	10/28/14	267,000	137,220	51.39	142,390	53.33	Colonial	C	2002	2,164	1,061	0	0	0	2	1	123.38
24M	3103	Cedar Crest	88-20-24-377-040	04/14/15	349,900	174,820	49.96	181,650	51.91	Colonial	BC	2003	3,304	1,642	0	0	0	4	1	105.90
24M	3088	Cedar Crest	88-20-24-451-042	08/28/15	240,000	120,210	50.09	124,370	51.82	Ranch	C	2000	1,505	1,490	0	0	0	2	0	159.47
8		7 Col $128.83			2,335,338	1,125,920	48.21	1,167,640	50.00				17,769							131.43
24N	3583	Acorn	88-20-24-276-020	07/15/15	429,000	207,900	48.46	214,500	50.00	Colonial	BC	2000	2,962	1,535	1,356	0	0	3	1	144.83
1					429,000	207,900	48.46	214,500	50.00				2,962							144.83

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

ECF	#	Street	Parcel ID	Date	Price	2016 A/V	2016 Ratio	2017 A/V	2017 Ratio	Type	Cls	Yr Blt	Sq Ft	BsmSF	RecFin	LivFin	W/O	FBth	HBth	$/Sq Ft
24P	3976	Wardlow	88-20-24-230-004	12/18/14	405,000	197,640	48.80	200,500	49.51	Colonial	B	2005	2,822	1,564	0	0	0	2	1	143.52
24P	2826	Wattles	88-20-24-226-078	04/29/16	420,000	198,440	47.25	201,300	47.93	Colonial	B	2005	3,087	1,717	0	0	0	2	1	136.05
24P	2847	Birchdale	88-20-24-226-072	07/24/15	420,000	220,690	52.55	223,860	53.30	Colonial	B	2003	3,130	1,718	0	0	0	2	1	134.19
24P	2863	Birchdale	88-20-24-226-073	08/04/15	472,000	229,840	48.69	233,060	49.38	Colonial	B	2003	3,158	1,718	1,364	0	0	3	1	149.46
4					1,717,000	846,610	49.31	858,720	50.01				12,197							140.77
24R	3237	Rhode Island	88-20-24-351-023	02/03/15	368,400	174,360	47.33	181,050	49.14	Colonial	C	2004	2,351	1,186	800	0	0	3	1	156.70
24R	2268	Wyandotte	88-20-24-377-069	09/20/16	372,000	183,170	49.24	181,230	48.72	Colonial	C	2006	2,521	1,410	0	0	0	2	1	147.56
24R	2256	Wyandotte	88-20-24-377-070	12/03/14	355,000	187,340	52.77	185,340	52.21	Colonial	C	2007	2,543	1,461	0	0	0	3	0	139.60
3					1,095,400	544,870	49.74	547,620	49.99				7,415							147.73
24S	3713	Fernleigh	88-20-24-201-040	09/18/15	420,000	205,640	48.96	224,890	53.55	Colonial	BC	2014	2,786	1,436	0	0	0	2	1	150.75
24S	2615	Cottonwood	88-20-24-203-032	11/26/14	432,000	199,070	46.08	217,500	50.35	Colonial	BC	2012	2,786	1,360	0	0	0	2	1	155.06
24S	3662	Timbercrest	88-20-24-203-017	11/30/15	485,000	209,020	43.10	228,600	47.13	Colonial	BC	2011	2,894	1,563	0	0	0	2	1	167.59
24S	3910	Timbercrest	88-20-24-202-005	03/25/15	425,000	198,940	46.81	217,240	51.12	Colonial	BC	2006	2,909	1,551	0	0	0	2	1	146.10
24S	3926	Timbercrest	88-20-24-202-004	05/16/16	453,000	199,160	43.96	217,510	48.02	Colonial	BC	2008	2,965	1,580	0	0	0	2	1	152.78
24S	3704	Timbercrest	88-20-24-203-020	11/24/14	440,000	204,420	46.46	223,400	50.77	Colonial	BC	2008	2,997	1,616	0	0	0	2	1	146.81
24S	2601	Cottonwood	88-20-24-203-031	07/08/16	464,500	208,760	44.94	228,310	49.15	Colonial	BC	2011	3,075	1,633	0	0	0	2	1	151.06
24S	3885	Timbercrest	88-20-24-202-007	10/09/15	450,000	207,780	46.17	227,100	50.47	Colonial	BC	2006	3,081	1,670	0	0	0	3	1	146.06
8					3,569,500	1,632,790	45.74	1,784,550	49.99				23,493							151.94
25A	2014	Vermont	88-20-25-351-057	07/01/15	158,000	71,090	44.99	74,790	47.34	Bungalow	C	1940	1,420	0	0	0	0	2	0	111.27
25A	2248	Isabell	88-20-25-179-004	06/17/16	162,900	78,680	48.30	82,780	50.82	Colonial	C	1969	1,274	598	300	0	0	1	1	127.86
25A	2308	Isabell	88-20-25-179-009	07/11/16	181,888	78,190	42.99	82,240	45.21	Colonial	C	1969	1,488	598	300	0	0	1	1	122.24
25A	2422	Milverton	88-20-25-181-005	07/01/15	192,000	89,560	46.65	94,710	49.33	Colonial	C	1970	1,488	598	300	0	0	1	1	129.03
25A	2116	Atlas	88-20-25-255-026	11/17/14	180,000	81,200	45.11	85,490	47.49	Colonial	C	1967	1,488	598	0	0	0	1	1	120.97
25A	1915	Alexander	88-20-25-401-022	07/07/15	192,000	78,710	40.99	92,700	48.28	Colonial	C	1966	1,488	598	0	0	0	1	1	129.03
25A	2257	Isabell	88-20-25-178-018	08/24/15	177,500	85,190	47.99	89,890	50.64	Colonial	C	1969	1,568	598	0	0	0	2	0	113.20
25A	2381	Paris	88-20-25-180-025	03/08/16	197,600	86,220	43.63	99,780	50.50	Colonial	C	1969	1,615	659	0	0	0	1	1	122.35
25A	2295	Camilla	88-20-25-179-025	08/17/16	195,000	89,160	45.72	94,240	48.33	Colonial	C	1970	1,626	897	0	0	0	1	1	119.93
25A	1790	Milverton	88-20-25-376-017	08/24/16	195,000	93,220	47.81	98,900	50.72	Colonial	C	1962	1,729	0	0	0	0	2	0	112.78
25A	2970	Teasdale	88-20-25-479-017	06/17/16	215,000	92,020	42.80	107,340	49.93	Colonial	C	1967	1,779	841	800	0	0	1	1	120.85
25A	2867	Saratoga	88-20-25-279-035	06/03/15	181,000	89,470	49.43	94,510	52.22	Colonial	C	1967	1,790	775	0	0	0	1	1	101.12
25A	2464	Athena	88-20-25-252-001	08/09/16	200,000	90,820	45.41	96,010	48.01	Colonial	C	1968	1,795	893	0	0	0	1	1	111.42
25A	2041	Milverton	88-20-25-326-011	02/29/16	193,000	73,850	38.26	90,590	46.94	Colonial	C	1939	1,834	0	0	0	0	2	0	105.23
25A	2887	Berkshire	88-20-25-280-022	02/08/16	185,000	89,120	48.17	94,110	50.87	Colonial	C	1966	1,887	792	0	0	0	1	1	98.04
25A	1905	Atlas	88-20-25-402-027	07/27/15	194,000	92,120	47.48	97,380	50.20	Colonial	C	1967	1,892	857	522	0	0	1	1	102.54
25A	2125	Milverton	88-20-25-326-009	08/20/15	118,000	55,500	47.03	57,920	49.08	Ranch	CD	1946	812	0	0	0	0	1	0	145.32
25A	2605	Sparta	88-20-25-204-006	09/16/16	170,000	71,040	41.79	78,290	46.05	Ranch	C	1968	966	966	700	0	0	1	1	175.98
25A	2687	Athena	88-20-25-251-016	08/11/16	155,000	72,470	46.75	75,990	49.03	Ranch	C	1968	1,037	1,023	0	0	0	1	0	149.47
25A	2063	Stratford	88-20-25-427-033	06/19/15	152,500	73,660	48.30	77,220	50.64	Ranch	C	1966	1,050	1,050	800	0	0	1	1	145.24

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

ECF	#	Street	Parcel ID	Date	Price	2016 A/V	2016 Ratio	2017 A/V	2017 Ratio	Type	Cls	Yr Blt	Sq Ft	BsmSF	RecFin	LivFin	W/O	FBth	HBth	$/Sq Ft
25A	2319	Camilla	88-20-25-179-028	07/20/16	160,000	79,250	49.53	83,440	52.15	Ranch	C	1971	1,075	1,075	538	0	0	1	0	148.84
25A	2458	Milverton	88-20-25-181-002	06/24/15	150,000	76,890	51.26	80,830	53.89	Ranch	C	1969	1,080	1,080	250	0	0	1	1	138.89
25A	1876	Hempstead	88-20-25-477-002	05/18/15	154,900	77,830	50.25	81,820	52.82	Ranch	C	1967	1,117	1,117	0	0	0	1	1	138.68
25A	2845	Sherbourne	88-20-25-478-014	06/30/16	181,000	81,870	45.23	86,350	47.71	Ranch	C	1968	1,117	1,117	0	0	0	1	1	162.04
25A	2857	Sherbourne	88-20-25-478-015	04/15/16	167,000	78,160	46.80	82,200	49.22	Ranch	C	1968	1,117	1,117	559	0	0	1	1	149.51
25A	2755	Northampton	88-20-25-426-025	02/18/16	157,500	76,010	48.26	79,830	50.69	Ranch	C	1967	1,166	950	0	0	0	1	0	135.08
25A	2786	Northampton	88-20-25-429-013	05/16/16	170,000	75,450	44.38	79,220	46.60	Ranch	C	1967	1,166	950	0	0	0	1	0	145.80
25A	2617	Sparta	88-20-25-204-005	06/29/16	160,000	80,970	50.61	85,260	53.29	Ranch	C	1968	1,175	966	700	0	0	1	1	136.17
25A	2311	Camilla	88-20-25-179-027	10/14/15	155,500	86,980	55.94	87,020	55.96	Ranch	C	1971	1,179	1,179	803	0	0	1	1	131.89
25A	2326	Milverton	88-20-25-181-012	06/02/16	185,000	79,520	42.98	83,700	45.24	Ranch	C	1971	1,183	1,183	0	0	0	1	0	156.38
25A	2267	Garry	88-20-25-176-005	01/08/16	160,000	82,260	51.41	86,810	54.26	Ranch	C	1971	1,190	950	0	0	0	1	0	134.45
25A	2972	Parliament	88-20-25-230-025	05/13/16	157,000	76,800	48.92	80,680	51.39	Ranch	C	1966	1,218	966	0	0	0	1	1	128.90
25A	2383	Maple	88-20-25-352-060	05/25/16	200,000	88,020	44.01	93,740	46.87	Ranch	C	2000	1,220	1,220	0	0	0	2	0	163.93
25A	2850	Northampton	88-20-25-430-001	01/12/15	145,000	74,950	51.69	78,670	54.26	Ranch	C	1967	1,236	950	0	0	0	2	0	117.31
25A	2835	Marcus	88-20-25-227-014	09/29/16	180,000	84,480	46.93	89,110	49.51	Ranch	C	1969	1,253	1,253	625	0	0	1	1	143.66
25A	2870	Downey	88-20-25-229-007	04/07/15	167,000	76,540	45.83	80,760	48.36	Ranch	C	1969	1,253	1,253	600	0	0	2	0	133.28
25A	2742	Downey	88-20-25-229-014	09/10/15	155,000	74,510	48.07	78,560	50.68	Ranch	C	1970	1,253	1,253	0	0	0	1	0	123.70
25A	2898	Borden	88-20-25-230-014	04/17/15	160,000	86,490	54.06	86,760	54.23	Ranch	C	1970	1,253	1,253	1,000	0	0	1	0	127.69
25A	2632	Downey	88-20-25-230-021	12/04/14	172,000	84,770	49.28	89,450	52.01	Ranch	C	1970	1,253	1,253	750	0	0	1	0	137.27
25A	2003	Stratford	88-20-25-427-038	09/09/16	163,000	81,370	49.92	85,660	52.55	Ranch	C	1966	1,255	1,027	770	0	0	1	1	129.88
25A	1654	Castleton	88-20-25-452-020	02/25/16	173,998	79,650	45.78	83,800	48.16	Ranch	C	1967	1,266	1,266	0	0	0	1	0	137.44
25A	1823	Coventry	88-20-25-452-026	11/25/14	155,000	80,120	51.69	84,290	54.38	Ranch	C	1966	1,266	1,266	525	0	0	1	1	122.43
25A	2787	Sparta	88-20-25-202-009	09/29/15	160,000	84,810	53.01	89,550	55.97	Ranch	C	1968	1,278	966	0	0	0	2	1	125.20
25A	2178	Eva	88-20-25-254-026	11/20/15	184,500	82,130	44.51	86,510	46.89	Ranch	C	1967	1,282	1,063	500	0	0	1	1	143.92
25A	1973	Alexander	88-20-25-401-017	02/06/15	153,000	78,570	51.35	82,610	53.99	Ranch	C	1966	1,283	1,059	0	0	0	1	1	119.25
25A	2106	Alexander	88-20-25-402-005	04/01/16	190,000	78,590	41.36	91,270	48.04	Ranch	C	1967	1,283	1,063	300	0	0	1	1	148.09
25A	2615	Athena	88-20-25-251-010	08/22/16	206,000	82,570	40.08	102,880	49.94	Ranch	C	1968	1,292	1,046	1,100	0	0	1	1	159.44
25A	2038	Atlas	88-20-25-401-032	08/09/16	182,500	81,330	44.56	85,650	46.93	Ranch	C	1968	1,292	1,063	0	0	0	1	1	141.25
25A	2130	Alexander	88-20-25-402-003	06/26/15	165,000	81,360	49.31	85,660	51.92	Ranch	C	1967	1,293	1,059	775	0	0	1	1	127.61
25A	2981	Parliament	88-20-25-229-021	10/22/15	155,000	79,560	51.33	83,990	54.19	Ranch	C	1966	1,304	1,304	978	0	0	1	2	118.87
25A	2829	Clayton	88-20-25-226-012	04/11/16	170,000	83,370	49.04	87,840	51.67	Ranch	C	1967	1,320	1,092	0	0	0	1	1	128.79
25A	2643	Clayton	88-20-25-230-002	10/24/14	164,000	83,870	51.14	88,350	53.87	Ranch	C	1967	1,320	1,092	0	0	0	1	1	124.24
25A	2814	Borden	88-20-25-230-007	08/22/16	180,000	85,300	47.39	89,980	49.99	Ranch	C	1968	1,320	1,092	0	0	0	1	1	136.36
25A	1731	Hempstead	88-20-25-476-023	01/28/15	179,900	84,650	47.05	89,240	49.61	Ranch	C	1967	1,340	1,340	500	0	0	1	1	134.25
25A	2888	Chesterfield	88-20-25-477-008	07/31/15	161,500	81,750	50.62	86,090	53.31	Ranch	C	1967	1,340	1,340	0	0	0	1	1	120.52
25A	2021	Castleton	88-20-25-401-042	03/30/16	185,000	82,220	44.44	86,610	46.82	Ranch	C	1967	1,344	1,080	500	0	0	1	0	137.65
25A	2356	Isabell	88-20-25-179-013	10/22/15	157,500	82,280	52.24	86,710	55.05	Ranch	C	1969	1,356	1,080	0	0	0	1	1	116.15
25A	2216	Paris	88-20-25-182-015	06/30/16	182,000	81,790	44.94	86,190	47.36	Ranch	C	1970	1,363	1,075	0	0	0	1	0	133.53
25A	2818	Athena	88-20-25-277-010	05/29/15	181,500	85,910	47.33	90,660	49.95	Ranch	C	1968	1,376	1,110	700	0	0	1	1	131.90
25A	2842	Rhodes	88-20-25-279-014	07/01/16	175,000	81,490	46.57	85,810	49.03	Ranch	C	1967	1,376	1,110	0	0	0	1	1	127.18
25A	2142	Alexander	88-20-25-402-002	04/29/15	188,900	82,910	43.89	92,910	49.18	Ranch	C	1967	1,404	1,188	1,000	0	0	2	0	134.54
25A	1866	Coventry	88-20-25-476-006	03/06/15	174,900	86,580	49.50	91,370	52.24	Ranch	C	1967	1,405	1,165	400	0	0	1	1	124.48
25A	1704	Hempstead	88-20-25-479-024	09/15/16	192,000	75,220	39.18	79,280	41.29	Ranch	C	1967	1,405	1,165	0	0	0	1	1	136.65
25A	2758	Saratoga	88-20-25-256-007	04/15/16	175,245	85,760	48.94	90,420	51.60	Ranch	C	1966	1,417	1,165	580	0	0	1	1	123.67
25A	2739	Northampton	88-20-25-426-023	01/15/16	180,000	91,950	51.08	97,240	54.02	Ranch	C	1968	1,421	1,169	0	816	0	1	1	126.67

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

ECF	#	Street	Parcel ID	Date	Price	2016 A/V	2016 Ratio	2017 A/V	2017 Ratio	Type	Cls	Yr Blt	Sq Ft	BsmSF	RecFin	LivFin	W/O	FBth	HBth	$/Sq Ft
25A	2767	Saratoga	88-20-25-279-026	04/13/16	190,000	86,130	45.33	90,850	47.82	Ranch	C	1966	1,436	1,184	450	0	0	1	1	132.31
25A	2815	Berkshire	88-20-25-280-016	08/25/15	164,000	86,990	53.04	91,780	55.96	Ranch	C	1966	1,436	1,184	590	0	0	1	1	114.21
25A	2295	Hempstead	88-20-25-280-030	10/06/15	166,000	78,720	47.42	82,710	49.83	Ranch	C	1965	1,436	1,184	750	0	0	1	1	115.60
25A	2284	Camilla	88-20-25-180-001	09/01/16	170,000	91,810	54.01	97,090	57.11	Ranch	C	1970	1,442	1,442	910	0	0	1	1	117.89
25A	2648	Rhodes	88-20-25-255-004	07/14/16	178,000	85,340	47.94	90,040	50.58	Ranch	C	1968	1,461	1,219	0	0	0	1	1	121.83
25A	2027	Atlas	88-20-25-402-024	05/18/16	199,900	84,840	42.44	89,460	44.75	Ranch	C	1967	1,476	1,188	0	0	0	2	0	135.43
25A	2834	Marcus	88-20-25-228-016	11/17/14	175,000	83,690	47.82	88,190	50.39	Ranch	C	1966	1,485	1,485	0	0	0	1	1	117.85
25A	2875	Borden	88-20-25-228-023	06/27/16	200,000	89,600	44.80	94,660	47.33	Ranch	C	1967	1,485	1,485	742	0	0	1	1	134.68
25A	2996	Northampton	88-20-25-430-014	08/25/15	160,000	78,830	49.27	83,190	51.99	Ranch	C	1966	1,488	1,488	700	0	0	1	1	107.53
25A	1887	Milverton	88-20-25-326-014	11/23/15	195,000	68,580	35.17	89,810	46.06	Ranch	C	1940	1,499	0	0	0	0	2	0	130.09
25A	2225	Vermont	88-20-25-326-069	06/30/16	182,000	73,490	40.38	85,000	46.70	Ranch	CD	1936	1,500	0	0	0	0	1	0	121.33
25A	2947	Northampton	88-20-25-428-016	05/22/15	175,000	87,530	50.02	92,320	52.75	Ranch	C	1967	1,503	1,503	1,000	0	0	1	1	116.43
25A	2929	Teasdale	88-20-25-477-027	03/31/16	180,550	85,540	47.38	90,230	49.98	Ranch	C	1967	1,505	1,394	0	0	0	1	1	119.97
25A	2999	Chesterfield	88-20-25-430-026	05/20/16	173,000	76,760	44.37	80,950	46.79	Ranch	C	1967	1,512	1,260	0	0	0	2	0	114.42
25A	2766	Rhodes	88-20-25-279-006	02/12/15	174,000	88,120	50.64	93,060	53.48	Ranch	C	1968	1,548	1,275	0	0	0	1	1	112.40
25A	1880	Coventry	88-20-25-476-005	05/23/15	182,500	91,440	50.10	96,630	52.95	Ranch	C	1968	1,548	1,275	800	0	0	1	1	117.89
25A	1838	Coventry	88-20-25-476-008	04/11/16	182,000	87,240	47.93	92,110	50.61	Ranch	C	1968	1,548	1,275	154	0	0	1	1	117.57
25A	1722	Hempstead	88-20-25-479-023	08/29/16	200,000	79,900	39.95	84,380	42.19	Ranch	C	1967	1,552	1,276	0	0	0	1	1	128.87
25A	2257	Castleton	88-20-25-255-039	05/09/16	170,000	81,650	48.03	85,980	50.58	T-Quad	C	1967	1,560	416	0	0	0	1	1	108.97
25A	2998	Saratoga	88-20-25-280-015	03/17/15	140,000	71,370	50.98	75,040	53.60	T-Quad	C	1966	1,560	416	0	0	0	1	1	89.74
25A	2834	Saratoga	88-20-25-280-002	04/12/16	203,000	82,940	40.86	100,780	49.65	T-Quad	C	1967	1,664	416	400	0	0	1	1	122.00
25A	1903	Alexander	88-20-25-401-023	05/19/15	174,000	77,440	44.51	81,370	46.76	Tri-Level	C	1966	1,423	0	0	0	0	1	1	122.28
87					15,201,681	7,116,100	46.81	7,605,290	50.03				120,198							126.47
	1				158,000					Bungalow			1,420							111.27
	15				2,841,888					Colonial			24,741							114.87
	67				11,514,793					Ranch			87,830							131.10
	3				513,000					T-Quad			4,784							107.23
25A	1				174,000					Tri-Level			1,423							122.28
25F	1251	Minnesota	88-20-36-201-042	08/10/16	218,000	82,030	37.63	105,330	48.32	Colonial	C	2005	1,766	0	0	0	0	2	1	123.44
25F	1796	Langford	88-20-25-401-076	09/23/16	250,000	111,920	44.77	124,340	49.74	Colonial	C	1993	1,945	1,114	0	0	0	3	0	128.53
25F	2707	Wisconsin	88-20-36-227-055	10/15/14	210,000	96,400	45.90	107,920	51.39	Colonial	C	2004	2,038	956	0	0	0	2	1	103.04
25F	2076	Milverton	88-20-25-376-010	06/29/15	295,000	145,840	49.44	145,800	49.42	Colonial	C	2014	2,116	976	900	0	0	2	1	139.41
25F	1789	Hillman	88-20-25-454-005	10/05/15	215,000	98,730	45.92	109,130	50.76	Ranch	C	1993	1,517	1,517	800	0	0	2	0	141.73
5		4 Col $123.71			1,188,000	534,920	45.03	592,520	49.88				9,382							126.63
25G	2647	Portobello	88-20-25-209-020	12/04/14	228,000	114,590	50.26	114,450	50.20	Colonial	C	1995	2,041	1,126	0	0	0	2	1	111.71
25G	2670	Portobello	88-20-25-210-011	08/14/15	267,200	128,230	47.99	128,140	47.96	Colonial	C	2000	2,164	1,101	0	0	0	2	1	123.48
25G	2600	Marcus	88-20-25-209-006	07/29/16	276,000	138,570	50.21	138,380	50.14	Colonial	C	1995	2,477	1,291	1,000	0	0	3	1	111.43
25G	2575	Portobello	88-20-25-209-014	01/20/15	220,000	115,110	52.32	114,960	52.25	Ranch	C	1997	1,617	1,587	1,200	0	0	2	0	136.05
4		3 Col $115.41			991,200	496,500	50.09	495,930	50.03				8,299							119.44

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

ECF	#	Street	Parcel ID	Date	Price	2016 A/V	2016 Ratio	2017 A/V	2017 Ratio	Type	Cls	Yr Blt	Sq Ft	BsmSF	RecFin	LivFin	W/O	FBth	HBth	$/Sq Ft
25H	2192	Camelot	88-20-25-310-024	09/19/16	231,000	101,120	43.77	105,000	45.45	Colonial	C	1992	1,614	783	0	0	0	1	1	143.12
25H	1636	Milverton	88-20-25-376-039	07/18/16	255,000	115,770	45.40	124,870	48.97	Colonial	C	1999	1,726	1,182	0	0	0	2	1	147.74
25H	1612	Milverton	88-20-25-376-041	12/30/14	230,000	119,300	51.87	125,930	54.75	Colonial	C	1999	1,726	1,182	600	0	0	3	1	133.26
25H	2226	Prescott	88-20-25-306-020	09/18/15	250,000	114,550	45.82	119,150	47.66	Colonial	C	1992	1,789	923	600	0	0	2	1	139.74
25H	2220	Brinston	88-20-25-304-010	08/12/16	230,000	105,630	45.93	109,770	47.73	Colonial	C	1992	1,824	703	0	0	0	2	0	126.10
25H	2129	Camelot	88-20-25-308-029	04/20/15	254,900	114,620	44.97	119,310	46.81	Colonial	C	1994	1,905	1,065	0	0	0	2	1	133.81
25H	2067	Newburgh	88-20-25-306-022	07/17/15	240,000	131,880	54.95	133,690	55.70	Colonial	C	1994	2,136	1,293	1,100	0	0	2	1	112.36
25H	1988	Crabtree	88-20-25-326-060	11/14/14	287,000	134,930	47.01	140,800	49.06	Colonial	C	1994	2,167	1,299	1,100	0	0	2	1	132.44
25H	2132	Camelot	88-20-25-310-019	08/30/16	235,000	109,220	46.48	113,680	48.37	Ranch	C	1993	1,443	1,443	0	0	0	2	0	162.86
25H	1704	Milverton	88-20-25-376-038	10/16/15	205,000	105,230	51.33	109,410	53.37	Ranch	C	1997	1,444	1,444	0	0	0	2	0	141.97
25H	2072	Brinston	88-20-25-303-033	03/09/15	218,000	105,800	48.53	109,980	50.45	Ranch	C	1994	1,452	1,434	0	0	0	2	0	150.14
25H	2076	Newburgh	88-20-25-303-064	11/24/15	220,000	103,390	47.00	107,420	48.83	Ranch	C	1993	1,472	1,447	0	0	0	2	0	149.46
25H	2240	Camelot	88-20-25-310-028	10/15/15	210,000	103,990	49.52	108,050	51.45	Ranch	C	1993	1,479	1,461	0	0	0	2	0	141.99
25H	2083	Prescott	88-20-25-303-041	04/13/15	225,000	113,660	50.52	118,300	52.58	Ranch	C	1994	1,635	1,604	0	0	0	2	1	137.61
14					3,290,900	1,579,090	47.98	1,645,360	50.00				23,812							138.20
	8				1,977,900					Colonial			14,887							132.86
25H	6				1,313,000					Ranch			8,925							147.11
25J	2143	Garry	88-20-25-152-020	07/25/16	143,000	68,050	47.59	71,550	50.03	Ranch	C	1973	1,223	950	0	0	0	1	0	116.93
25J	2128	Garry	88-20-25-154-032	08/07/15	161,500	75,700	46.87	79,990	49.53	Ranch	C	1973	1,236	950	0	0	0	1	0	130.66
25J	2025	Isabell	88-20-25-153-023	04/29/16	135,000	64,790	47.99	68,400	50.67	Ranch	CD	1939	1,475	0	0	0	0	1	0	91.53
3					439,500	208,540	47.45	219,940	50.04				3,934							111.72
27A	1946	Rochester	88-20-27-431-003	06/26/15	125,000	54,210	43.37	60,490	48.39	Bungalow	CD	1948	1,436	0	0	0	0	2	0	87.05
27A	424	Hickory	88-20-27-182-020	04/04/16	130,000	65,890	50.68	75,260	57.89	Colonial	CD	1921	1,154	286	0	0	0	2	0	112.65
27A	82	Woodslee	88-20-27-351-005	04/23/15	150,000	68,360	45.57	76,710	51.14	Colonial	CD	1955	1,360	0	0	0	0	1	0	110.29
27A	90	Woodslee	88-20-27-351-006	11/09/15	116,000	52,620	45.36	57,570	49.63	Ranch	CD	1955	816	0	0	0	0	1	0	142.16
27A	1015	Kelley	88-20-27-428-002	10/02/15	105,000	46,210	44.01	51,270	48.83	Ranch	C	1950	840	0	0	0	0	1	0	125.00
27A	1121	Birchwood	88-20-27-479-027	10/24/14	127,000	55,820	43.95	61,620	48.52	Ranch	CD	1949	880	0	0	0	0	1	0	144.32
27A	1076	Kelley	88-20-27-429-020	10/12/14	149,900	66,730	44.52	75,580	50.42	Ranch	CD	1954	972	852	800	0	0	1	0	154.22
27A	302	Hickory	88-20-27-181-001	07/29/16	170,500	70,720	41.48	78,220	45.88	Ranch	CD	1940	1,252	0	0	0	0	1	0	136.18
8					1,073,400	480,560	44.77	536,720	50.00				8,710							123.24
	1				125,000					Bungalow			1,436							87.05
	2				280,000					Colonial			2,514							111.38
27A	5				668,400					Ranch			4,760							140.42

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

ECF	#	Street	Parcel ID	Date	Price	2016 A/V	2016 Ratio	2017 A/V	2017 Ratio	Type	Cls	Yr Blt	Sq Ft	BsmSF	RecFin	LivFin	W/O	FBth	HBth	$/Sq Ft
27B	473	Starr	88-20-27-178-013	10/05/15	182,000	89,230	49.03	90,920	49.96	Colonial	C	1988	1,316	615	0	0	0	1	1	138.30
27B	1092	Arthur	88-20-27-432-029	02/05/16	130,500	52,230	40.02	58,570	44.88	Ranch	C	1971	864	864	0	0	0	1	0	151.04
27B	128	Chopin	88-20-27-358-005	07/27/16	117,000	46,710	39.92	53,970	46.13	Ranch	C	1978	1,008	1,008	0	0	0	1	0	116.07
27B	455	Cherry	88-20-27-182-016	12/04/15	171,000	88,350	51.67	98,350	57.51	Ranch	C	1979	1,104	864	0	0	0	1	1	154.89
27B	1093	Larchwood	88-20-27-429-040	08/31/15	165,000	75,190	45.57	86,210	52.25	Ranch	C	1979	1,120	1,120	0	0	0	1	1	147.32
27B	139	Starr	88-20-27-153-016	08/27/15	174,000	79,690	45.80	89,300	51.32	Ranch	C	1986	1,298	1,298	0	0	0	2	0	134.05
27B	399	Starr	88-20-27-177-010	02/18/16	200,000	81,270	40.64	92,320	46.16	Tri-Level	C	1978	1,473	0	0	0	0	2	0	135.78
7		5 Ranch $140.43			1,139,500	512,670	44.99	569,640	49.99				8,183							139.25
27E	1715	Westwood	88-20-27-402-028	08/26/16	145,000	55,080	37.99	60,620	41.81	Ranch	CD	1938	732	624	0	0	0	1	0	198.09
27E	745	Robinwood	88-20-27-401-007	06/23/15	115,500	51,380	44.48	54,750	47.40	Ranch	CD	1953	816	0	0	0	0	1	0	141.54
27E	776	Robinwood	88-20-27-451-004	09/30/15	112,000	53,300	47.59	56,950	50.85	Ranch	CD	1953	924	0	0	0	0	1	0	121.21
27E	734	Robinwood	88-20-27-451-001	06/24/16	120,000	57,790	48.16	62,100	51.75	Ranch	CD	1953	994	0	0	0	0	1	0	120.72
27E	641	Robinwood	88-20-27-401-034	12/30/15	133,700	66,850	50.00	78,620	58.80	Ranch	C	1971	1,281	1,008	500	0	0	1	0	104.37
5					626,200	284,400	45.42	313,040	49.99				4,747							131.91
27G	1945	Kirkton	88-20-27-331-014	04/17/15	236,000	122,850	52.06	130,050	55.11	Colonial	C	1979	1,689	839	800	0	0	2	1	139.73
27G	1672	Beech Lane	88-20-27-377-005	10/20/15	117,000	60,860	52.02	62,870	53.74	Ranch	CD	1968	884	884	0	0	0	1	0	132.35
27G	2042	Kirkton	88-20-27-328-007	06/14/16	180,000	94,280	52.38	99,110	55.06	Ranch	C	1985	1,364	1,272	0	0	0	1	1	131.96
27G	1683	Kirkton	88-20-27-377-025	02/08/16	159,900	65,050	40.68	73,380	45.89	Ranch	CD	1950	1,462	0	0	0	0	2	0	109.37
27G	1839	Eastport	88-20-27-332-018	05/31/16	259,000	104,680	40.42	110,440	42.64	Ranch	C	1989	1,502	1,326	0	0	0	2	0	172.44
5		4 Ranch $137.36			951,900	447,720	47.03	475,850	49.99				6,901							137.94
27H	162	Algansee	88-20-27-304-039	06/29/16	255,500	118,320	46.31	128,750	50.39	Colonial	C	1993	1,417	690	650	0	0	2	1	180.31
27H	2117	Hartshorn	88-20-27-304-031	06/17/16	251,000	124,460	49.59	129,490	51.59	Colonial	C	1993	1,427	677	500	0	0	2	1	175.89
27H	2135	Hartshorn	88-20-27-304-030	09/29/15	257,400	125,320	48.69	130,400	50.66	Colonial	C	1993	1,646	709	0	0	0	2	1	156.38
27H	58	Larchwood	88-20-27-305-025	08/10/16	262,000	129,660	49.49	135,030	51.54	Colonial	C	1996	1,692	728	0	0	0	2	1	154.85
27H	130	Larchwood	88-20-27-306-030	06/24/16	265,000	134,450	50.74	140,080	52.86	Colonial	C	1995	1,774	878	0	0	0	2	1	149.38
27H	128	Woodslee	88-20-27-352-028	08/29/16	294,889	130,770	44.35	136,190	46.18	Colonial	C	1995	1,783	878	0	0	0	2	1	165.39
27H	140	Woodslee	88-20-27-352-029	08/25/15	275,000	132,060	48.02	137,550	50.02	Colonial	C	1995	1,783	878	0	0	0	2	1	154.23
27H	1992	Hartshorn	88-20-27-310-010	08/31/15	275,000	136,690	49.71	142,440	51.80	Colonial	C	1995	1,799	878	600	0	0	2	1	152.86
27H	2033	Hartshorn	88-20-27-306-036	04/15/16	298,000	135,150	45.35	140,810	47.25	Colonial	C	1995	1,801	878	0	0	0	2	1	165.46
27H	207	Cherry	88-20-27-157-045	10/08/15	205,000	101,220	49.38	104,980	51.21	Ranch	C	1994	1,267	1,252	0	0	0	2	0	161.80
27H	2105	Beech Lane	88-20-27-326-010	04/01/15	220,000	103,060	46.85	109,360	49.71	Ranch	C	1990	1,378	1,288	1,000	0	0	2	0	159.65
27H	2099	Hartshorn	88-20-27-304-033	04/27/15	260,000	119,170	45.83	123,910	47.66	Ranch	C	1993	1,513	1,486	900	0	0	3	0	171.84
27H	172	Cherry	88-20-27-302-022	05/24/16	267,000	110,490	41.38	124,860	46.76	Ranch	C	1994	1,539	1,509	0	0	0	1	1	173.49
27H	101	Algansee	88-20-27-301-020	12/22/14	230,000	114,620	49.83	119,100	51.78	Ranch	C	1993	1,541	1,509	0	0	0	2	0	149.25
27H	102	Algansee	88-20-27-303-029	12/09/14	236,000	119,490	50.63	124,220	52.64	Ranch	C	1993	1,541	1,509	1,100	0	0	2	1	153.15
27H	1858	Westwood	88-20-27-403-060	01/12/16	256,000	101,860	39.79	126,390	49.37	Ranch	C	1996	1,607	1,607	1,400	0	0	2	0	159.30
16					4,107,789	1,936,790	47.15	2,053,560	49.99				25,508							161.04
	9				2,433,789					Colonial			15,122							160.94
27H	7				1,674,000					Ranch			10,386							161.18

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

ECF	#	Street	Parcel ID	Date	Price	2016 A/V	2016 Ratio	2017 A/V	2017 Ratio	Type	Cls	Yr Blt	Sq Ft	BsmSF	RecFin	LivFin	W/O	FBth	HBth	$/Sq Ft
27J	1134	Woodslee	88-20-27-477-034	06/20/16	347,400	139,830	40.25	167,880	48.32	Bungalow	C	2005	2,622	1,736	700	0	0	2	1	132.49
27J	2007	Enterprise	88-20-27-451-115	12/10/14	270,000	134,280	49.73	141,940	52.57	Colonial	C	2002	1,962	845	0	0	0	2	1	137.61
27J	127	Cherry	88-20-27-156-030	03/31/16	299,000	149,910	50.14	149,470	49.99	Colonial	C	2000	1,994	997	530	0	0	2	1	149.95
27J	1879	Enterprise	88-20-27-451-107	05/18/15	281,250	135,480	48.17	143,180	50.91	Colonial	C	1999	2,008	970	0	0	0	2	1	140.06
27J	1734	Beech Lane	88-20-27-377-030	08/14/15	305,000	139,750	45.82	147,790	48.46	Colonial	C	2000	2,150	1,094	0	0	0	2	1	141.86
27J	1047	Vermont	88-20-27-476-023	02/26/15	275,000	134,670	48.97	142,400	51.78	Colonial	C	2005	2,184	1,043	0	0	0	2	1	125.92
27J	2103	Enterprise	88-20-27-451-121	12/23/15	303,551	147,390	48.56	156,090	51.42	Colonial	C	2004	2,349	1,163	0	0	0	2	1	129.23
27J	1167	Chopin	88-20-27-481-028	11/14/14	275,000	136,490	49.63	150,840	54.85	Colonial	C	2004	2,475	1,226	0	0	0	2	1	111.11
27J	2120	Beech Lane	88-20-27-327-018	05/27/16	385,000	161,530	41.96	181,760	47.21	Colonial	C	2007	2,556	1,280	850	0	1	3	1	150.63
27J	2066	Enterprise	88-20-27-451-124	06/02/16	264,900	106,900	40.35	122,260	46.15	Ranch	C	2001	1,525	1,509	0	0	0	2	1	173.70
10					3,006,101	1,386,230	46.11	1,503,610	50.02				21,825							137.74
	1				347,400					Bungalow			2,622							132.49
	8				2,289,801					Colonial			17,454							131.19
27J	1				264,900					Ranch			1,525							173.70
27N	335	Cherry	88-20-27-181-015	05/27/16	349,500	45,290	12.96	185,460	53.06	Colonial	C	2016	2,910	1,332	0	0	0	2	1	120.10
27N	2040	Rochester	88-20-27-430-041	10/13/14	289,900	141,130	48.68	148,980	51.39	Colonial	C	2014	2,153	1,021	0	0	0	2	1	134.65
27N	1118	Birchwood	88-20-27-481-030	07/24/15	301,200	131,450	43.64	148,170	49.19	Colonial	C	2012	2,176	992	0	0	0	2	1	138.42
27N	1135	Chopin	88-20-27-481-016	05/05/15	291,000	139,620	47.98	151,010	51.89	Colonial	C	2012	2,364	1,153	0	0	0	2	1	123.10
27N	2090	Rochester	88-20-27-429-050	07/15/16	340,604	30,600	8.98	169,180	49.67	Colonial	C	2016	2,365	1,127	0	0	0	3	0	144.02
27N	51	Regents	88-20-28-433-008	12/11/15	407,500	187,690	46.06	184,510	45.28	Colonial	BC	2015	2,516	1,126	0	0	0	2	1	161.96
27N	1897	Van Courtland	88-20-27-403-063	05/28/15	352,500	167,010	47.38	176,430	50.05	Colonial	C	2013	2,537	1,280	0	0	0	2	1	138.94
27N	1953	Van Courtland	88-20-27-403-029	12/31/14	344,900	169,920	49.27	172,120	49.90	Colonial	C	2014	2,539	1,280	0	0	0	2	1	135.84
27N	2322	Kirkton	88-20-27-180-031	09/18/15	350,000	184,330	52.67	188,010	53.72	Colonial	C	2015	2,884	1,383	0	0	0	3	0	121.36
27N	420	Starr	88-20-27-180-029	06/30/15	350,000	175,000	50.00	187,390	53.54	Colonial	C	2015	2,916	1,393	0	0	0	3	0	120.03
27N	430	Starr	88-20-27-180-030	09/02/15	350,000	186,740	53.35	190,480	54.42	Colonial	C	2015	2,954	1,393	0	0	0	3	0	118.48
27N	410	Starr	88-20-27-180-028	01/12/16	384,899	191,380	49.72	195,240	50.72	Colonial	C	2015	3,012	1,435	0	0	0	3	0	127.79
27N	126	Forthton	88-20-28-477-040	08/30/16	435,000	196,850	45.25	193,570	44.50	Colonial	C	2013	3,042	1,484	0	0	0	2	1	143.00
27N	57	Forthton	88-20-28-478-033	03/18/16	427,481	156,440	36.60	209,680	49.05	Colonial	C	2015	3,104	1,528	0	0	0	3	0	137.72
27N	208	Forthton	88-20-28-477-042	08/19/16	444,390	34,000	7.65	201,770	45.40	Colonial	C	2016	3,127	1,519	0	0	0	3	1	142.11
27N	2182	Beech Lane	88-20-27-327-022	03/27/15	420,000	199,560	47.51	217,220	51.72	Colonial	C	2014	3,262	1,627	0	0	0	3	0	128.76
27N	2174	Beech Lane	88-20-27-327-023	03/30/15	430,000	197,750	45.99	215,140	50.03	Colonial	C	2014	3,262	1,627	0	0	0	3	0	131.82
17					6,268,874	2,534,760	40.43	3,134,360	50.00				47,123							133.03
28C	28	Tacoma	88-20-28-431-018	07/02/15	100,000	50,110	50.11	57,650	57.65	Ranch	C	1953	824	0	0	0	0	1	0	121.36
28C	112	Tacoma	88-20-28-431-011	08/31/16	155,000	59,240	38.22	69,900	45.10	Ranch	C	1970	1,008	0	0	0	0	1	0	153.77
2					255,000	109,350	42.88	127,550	50.02				1,832							139.19

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

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28D	252	Biltmore	88-20-28-429-013	08/19/15	245,000	124,480	50.81	137,510	56.13	Colonial	C	1999	1,482	726	0	0	0	2	1	165.32
28D	204	Biltmore	88-20-28-429-017	06/10/16	265,000	123,970	46.78	136,930	51.67	Colonial	C	1999	1,482	726	0	0	0	2	1	178.81
28D	1814	Shepherds	88-20-28-477-027	12/02/14	277,000	127,470	46.02	140,940	50.88	Colonial	C	1999	1,482	726	500	0	0	3	1	186.91
28D	279	Forthton	88-20-28-478-049	06/28/16	260,000	107,970	41.53	125,460	48.25	Colonial	C	1999	1,482	726	700	0	0	2	1	175.44
28D	260	Regents	88-20-28-428-034	02/25/16	300,000	135,260	45.09	149,850	49.95	Colonial	C	1999	1,814	751	0	0	0	2	1	165.38
28D	296	Regents	88-20-28-428-037	07/02/15	277,000	119,740	43.23	132,580	47.86	Colonial	C	1999	1,814	751	0	0	0	2	1	152.70
28D	239	Biltmore	88-20-28-476-048	07/31/15	290,000	136,170	46.96	150,890	52.03	Colonial	C	1999	1,838	751	0	0	0	2	1	157.78
28D	217	Regents	88-20-28-429-009	07/01/15	310,000	148,460	47.89	164,950	53.21	Colonial	C	1999	2,092	981	0	0	0	2	1	148.18
28D	251	Biltmore	88-20-28-476-047	07/13/16	340,000	146,760	43.16	163,010	47.94	Colonial	C	1999	2,092	981	0	0	0	2	1	162.52
28D	233	Cloveridge	88-20-28-477-030	08/15/16	340,500	146,330	42.98	162,520	47.73	Colonial	C	1999	2,092	981	0	0	0	2	1	162.76
28D	231	Forthton	88-20-28-478-053	09/08/16	315,000	130,990	41.58	145,450	46.17	Colonial	C	1999	2,092	981	0	0	0	2	1	150.57
11					3,219,500	1,447,600	44.96	1,610,090	50.01				19,762							162.91
30A	1689	Witherbee	88-20-30-152-044	07/20/16	273,000	84,020	30.78	125,880	46.11	Ranch	C	1955	1,058	1,040	650	0	0	2	1	258.03
30A	1033	Brooklawn	88-20-30-152-006	05/15/15	210,000	97,220	46.30	106,980	50.94	Ranch	C	1955	1,161	1,161	871	0	0	1	2	180.88
30A	1011	Brooklawn	88-20-30-152-010	01/06/15	181,000	92,460	51.08	101,380	56.01	Ranch	C	1955	1,161	1,161	290	0	0	1	1	155.90
30A	931	Brooklawn	88-20-30-152-018	05/09/16	230,000	97,880	42.56	107,740	46.84	Ranch	C	1955	1,161	1,161	600	0	0	1	1	198.11
30A	1565	Witherbee	88-20-30-152-033	09/12/16	285,000	97,440	34.19	123,630	43.38	Ranch	C	1955	1,161	1,161	870	0	0	2	0	245.48
30A	1644	Witherbee	88-20-30-153-013	03/23/15	190,000	93,620	49.27	102,740	54.07	Ranch	C	1955	1,161	1,161	600	0	0	1	1	163.65
30A	1826	Witherbee	88-20-30-176-003	03/14/16	183,000	89,060	48.67	97,390	53.22	Ranch	C	1955	1,161	1,161	0	0	0	1	1	157.62
30A	1842	Witherbee	88-20-30-176-004	10/09/15	185,000	93,870	50.74	103,040	55.70	Ranch	C	1955	1,161	1,161	580	0	0	1	1	159.35
30A	934	Brooklawn	88-20-30-126-030	09/22/16	220,000	94,620	43.01	103,920	47.24	Ranch	C	1955	1,173	1,161	661	0	0	1	1	187.55
30A	1071	Norwich	88-20-30-101-009	08/03/15	210,000	100,240	47.73	110,520	52.63	Ranch	C	1955	1,322	1,322	665	0	0	1	1	158.85
30A	1076	Brooklawn	88-20-30-102-006	08/07/15	207,900	99,040	47.64	109,120	52.49	Ranch	C	1955	1,322	1,322	0	0	0	1	1	157.26
30A	1625	Witherbee	88-20-30-152-037	10/01/15	229,900	99,890	43.45	110,100	47.89	Ranch	C	1955	1,322	1,322	991	0	0	1	1	173.90
12					2,604,800	1,139,360	43.74	1,302,440	50.00				14,324							181.85
30B	960	Nampa	88-20-30-126-014	06/26/15	322,500	161,250	50.00	173,980	53.95	Bungalow	C	1956	2,018	1,073	850	0	0	2	1	159.81
30B	2239	Derby	88-20-30-254-021	06/22/15	228,000	109,850	48.18	115,660	50.73	Ranch	C	1955	1,165	1,165	0	0	0	1	1	195.71
30B	2351	Derby	88-20-30-278-017	05/03/16	225,000	94,580	42.04	106,200	47.20	Ranch	C	1955	1,165	1,165	0	0	0	1	1	193.13
30B	2401	Derby	88-20-30-278-020	08/19/16	248,000	101,160	40.79	114,120	46.02	Ranch	C	1955	1,165	1,165	0	0	0	1	1	212.88
30B	2577	Derby	88-20-30-278-029	09/12/16	260,000	102,500	39.42	127,020	48.85	Ranch	C	1955	1,165	1,165	900	0	0	2	1	223.18
30B	2595	Derby	88-20-30-278-030	07/30/15	230,000	103,440	44.97	108,910	47.35	Ranch	C	1955	1,165	1,165	0	0	0	1	1	197.42
30B	1433	Wrenwood	88-20-30-102-019	10/08/15	274,000	137,000	50.00	148,330	54.14	Ranch	C	1956	1,460	1,460	1,100	0	0	2	1	187.67
7					1,787,500	809,780	45.30	894,220	50.03				9,303							192.14
	1				322,500					Bungalow			2,018							159.81
30B	6				1,465,000					Ranch			7,285							201.10

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

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30C	3440	Dorothea	88-20-30-126-059	03/21/16	390,000	206,870	53.04	200,760	51.48	Colonial	BC	1984	2,600	837	0	0	0	2	1	150.00
30C	2952	Cedar Ridge	88-20-30-127-015	10/28/15	461,000	236,540	51.31	229,520	49.79	Colonial	BC	1984	2,645	1,079	850	0	0	2	1	174.29
30C	3467	Oakleaf	88-20-30-126-072	04/04/16	399,900	206,090	51.54	199,900	49.99	Colonial	BC	1981	2,715	1,075	0	0	0	2	1	147.29
30C	2862	Cedar Ridge	88-20-30-127-020	01/22/16	430,000	215,310	50.07	212,420	49.40	Colonial	BC	1981	2,765	1,075	530	0	0	2	1	155.52
30C	3438	Oakleaf	88-20-30-126-067	01/20/16	439,000	224,700	51.18	217,890	49.63	Colonial	BC	1983	2,953	1,012	0	0	0	2	1	148.66
5					2,119,900	1,089,510	51.39	1,060,490	50.03				13,678							154.99
30D	2430	Warwick	88-20-30-277-008	06/02/16	347,500	146,620	42.19	174,840	50.31	Bungalow	C	1967	1,885	1,001	985	0	0	2	1	184.35
30D	3315	Witherbee	88-20-30-278-001	04/15/16	347,500	154,610	44.49	163,000	46.91	Colonial	C	1971	1,929	775	0	0	0	1	1	180.15
30D	2558	Wexford	88-20-30-276-023	08/15/16	325,000	165,980	51.07	163,890	50.43	Colonial	C	1973	2,246	800	0	0	0	2	1	144.70
30D	3066	Roxbury	88-20-30-204-006	06/26/15	378,000	181,350	47.98	179,220	47.41	Colonial	C	1978	2,302	1,020	800	0	0	3	1	164.21
30D	2432	Wexford	88-20-30-278-033	01/20/16	342,000	159,940	46.77	157,690	46.11	Colonial	C	1967	2,332	1,021	0	0	0	2	1	146.66
30D	3374	Medford	88-20-30-252-018	06/19/15	358,000	185,140	51.72	182,800	51.06	Colonial	C	1968	2,394	783	625	0	0	3	1	149.54
30D	2446	Warwick	88-20-30-277-007	02/25/15	346,000	187,990	54.33	185,660	53.66	Colonial	C	1967	2,424	1,200	0	0	0	2	1	142.74
30D	2539	Kingston	88-20-30-252-024	09/24/15	335,000	183,550	54.79	181,200	54.09	Colonial	C	1972	2,552	1,122	0	0	0	2	1	131.27
30D	2772	Mayfair	88-20-30-204-005	05/25/16	385,000	210,580	54.70	208,280	54.10	Colonial	C	1978	2,837	1,020	250	0	0	2	1	135.71
30D	3371	Medford	88-20-30-253-006	07/27/16	395,000	187,300	47.42	184,630	46.74	Colonial	C	1967	2,843	1,001	0	0	0	3	1	138.94
10					3,559,000	1,763,060	49.54	1,781,210	50.05				23,744							149.89
	1				347,500					Bungalow			1,885							184.35
30D	9				3,211,500					Colonial			21,859							146.92
30F	3883	Roseglen	88-20-30-101-057	09/30/16	520,000	297,040	57.12	280,430	53.93	Colonial	B	1997	2,548	1,487	0	0	0	3	1	204.08
30F	3826	Village	88-20-30-102-037	02/27/15	502,500	254,550	50.66	240,230	47.81	Colonial	B	1995	2,591	1,402	1,200	0	0	2	1	193.94
30F	3803	Village	88-20-30-102-044	01/29/15	539,000	278,350	51.64	279,970	51.94	Colonial	B	1995	3,014	1,694	1,400	0	0	3	1	178.83
30F	2363	Brooklawn	88-20-30-101-034	07/02/15	611,500	303,770	49.68	286,330	46.82	Colonial	B	1995	3,021	1,700	0	860	0	4	0	202.42
4					2,173,000	1,133,710	52.17	1,086,960	50.02				11,174							194.47
35A	1316	Key West	88-20-35-304-001	09/28/16	195,000	82,500	42.31	97,970	50.24	Bungalow	C	1958	2,103	238	0	0	0	1	1	92.72
35A	234	Sheffield	88-20-35-352-012	05/19/15	132,000	67,600	51.21	69,430	52.60	Ranch	C	1956	988	0	0	0	0	1	0	133.60
35A	223	Kenyon	88-20-35-352-034	03/25/16	130,000	67,170	51.67	69,690	53.61	Ranch	C	1957	988	0	0	0	0	1	0	131.58
35A	236	Kenyon	88-20-35-353-012	05/03/16	125,000	65,160	52.13	67,530	54.02	Ranch	C	1957	988	0	0	0	0	1	0	126.52
35A	212	Kenyon	88-20-35-353-014	04/15/16	126,000	64,000	50.79	66,280	52.60	Ranch	C	1957	996	0	0	0	0	1	0	126.51
35A	271	Lyons	88-20-35-353-030	05/20/15	137,500	70,800	51.49	72,850	52.98	Ranch	C	1959	996	0	0	0	0	1	0	138.05
35A	338	Kenyon	88-20-35-353-005	08/21/15	134,000	66,060	49.30	68,500	51.12	Ranch	C	1958	1,026	0	0	0	0	1	0	130.60
35A	49	Lyons	88-20-35-353-042	07/30/15	124,000	62,000	50.00	68,260	55.05	Ranch	C	1958	1,026	0	0	0	0	1	0	120.86
35A	37	Lyons	88-20-35-353-043	04/21/16	115,738	61,620	53.24	63,720	55.06	Ranch	C	1958	1,026	0	0	0	0	1	0	112.81
35A	37	Kenyon	88-20-35-352-043	08/01/16	144,000	75,740	52.60	78,060	54.21	Ranch	C	1957	1,132	0	0	0	0	1	0	127.21
35A	151	Kenyon	88-20-35-352-037	06/27/16	135,000	69,360	51.38	72,050	53.37	Ranch	C	1957	1,158	0	0	0	0	1	0	116.58
35A	24	Sheffield	88-20-35-352-023	09/12/16	137,000	67,390	49.19	69,930	51.04	Ranch	C	1956	1,281	0	0	0	0	1	0	106.95
35A	245	Sheffield	88-20-35-351-003	07/26/16	135,000	70,240	52.03	72,990	54.07	Ranch	C	1956	1,320	0	0	0	0	1	0	102.27
35A	1410	Wacon	88-20-35-353-002	02/05/16	148,000	80,150	54.16	84,640	57.19	Ranch	C	1958	1,344	0	0	0	0	2	0	110.12
35A	233	Sheffield	88-20-35-351-004	02/10/16	145,000	72,710	50.14	75,650	52.17	Ranch	C	1956	1,348	0	0	0	0	2	0	107.57

City of Troy - Assessing Department

2017 24 Month Residential Sales Study - 10/01/14 through 09/30/16

ECF	#	Street	Parcel ID	Date	Price	2016 A/V	2016 Ratio	2017 A/V	2017 Ratio	Type	Cls	Yr Blt	Sq Ft	BsmSF	RecFin	LivFin	W/O	FBth	HBth	$/Sq Ft
35A	258	Sheffield	88-20-35-352-010	07/29/15	158,500	77,920	49.16	80,310	50.67	Ranch	C	1956	1,388	0	0	0	0	1	1	114.19
35A	225	Burtman	88-20-35-354-025	08/04/15	150,000	69,730	46.49	72,430	48.29	Ranch	C	1959	950	950	0	0	0	1	0	157.89
35A	226	Burtman	88-20-35-355-013	10/24/14	149,500	73,720	49.31	76,730	51.32	Ranch	C	1959	950	950	450	0	0	1	1	157.37
35A	1350	Key West	88-20-35-304-005	08/12/15	180,000	84,020	46.68	86,800	48.22	Ranch	C	1959	999	999	800	0	0	2	0	180.18
35A	1374	Key West	88-20-35-305-002	06/23/16	185,000	81,220	43.90	84,800	45.84	Ranch	C	1959	1,036	999	0	800	0	2	0	178.57
35A	600	Kenyon	88-20-35-305-013	09/02/16	190,000	85,000	44.74	87,810	46.22	Ranch	C	1958	1,036	999	750	0	0	2	0	183.40
35A	612	Redwood	88-20-35-356-008	03/25/16	175,000	69,610	39.78	77,230	44.13	Ranch	C	1958	1,021	1,008	0	0	0	1	1	171.40
35A	412	Redwood	88-20-35-356-018	11/25/15	163,000	70,200	43.07	77,940	47.82	Ranch	C	1959	1,035	1,022	767	0	0	1	1	157.49
35A	362	Redwood	88-20-35-356-021	07/21/16	175,500	70,330	40.07	78,090	44.50	Ranch	C	1959	1,035	1,022	767	0	0	1	1	169.57
35A	374	Redwood	88-20-35-356-020	09/17/15	185,000	76,020	41.09	83,720	45.25	Ranch	C	1959	1,355	1,022	0	0	0	1	1	136.53
35A	1431	Key West	88-20-35-301-017	04/28/15	147,500	72,750	49.32	80,320	54.45	Ranch	C	1958	1,039	1,026	0	0	0	1	0	141.96
35A	349	Redwood	88-20-35-355-016	08/07/15	180,000	85,590	47.55	88,450	49.14	Ranch	C	1959	1,057	1,044	650	0	0	2	0	170.29
35A	511	Jamaica	88-20-35-303-013	06/10/15	174,900	82,050	46.91	85,700	49.00	Ranch	C	1958	1,102	1,102	825	0	0	1	1	158.71
35A	500	Kenyon	88-20-35-304-025	03/27/15	145,000	77,440	53.41	80,740	55.68	Ranch	C	1958	1,102	1,102	550	0	0	1	1	131.58
35A	140	Redwood	88-20-35-356-040	05/12/16	155,000	69,210	44.65	76,760	49.52	Ranch	C	1959	1,122	1,107	0	0	0	1	0	138.15
35A	668	Jamaica	88-20-35-304-009	09/20/16	190,000	79,260	41.72	82,700	43.53	Ranch	C	1956	1,134	1,120	560	0	0	1	0	167.55
35A	170	Redwood	88-20-35-356-037	05/12/15	157,000	75,940	48.37	78,370	49.92	Ranch	C	1959	1,287	1,287	0	0	0	1	0	121.99
35A	321	Burtman	88-20-35-354-017	05/22/15	179,900	89,950	50.00	94,600	52.58	Ranch	C	1959	1,296	1,296	0	0	0	1	1	138.81
35A	645	Burtman	88-20-35-305-022	09/16/16	187,000	82,550	44.14	90,660	48.48	Ranch	C	1959	1,305	1,305	900	0	0	1	1	143.30
35A	614	Burtman	88-20-35-306-007	12/24/14	175,000	81,330	46.47	84,920	48.53	Ranch	C	1958	1,305	1,305	0	0	0	1	1	134.10
35A	540	Burtman	88-20-35-306-010	11/16/15	171,000	87,570	51.21	91,640	53.59	Ranch	C	1958	1,305	1,305	378	0	0	1	1	131.03
35A	428	Burtman	88-20-35-306-016	09/24/15	177,000	82,230	46.46	85,890	48.53	Ranch	C	1958	1,305	1,305	0	0	0	1	1	135.63
35A	439	Redwood	88-20-35-306-029	10/16/15	187,500	77,010	41.07	86,140	45.94	Ranch	C	1959	1,305	1,305	0	0	0	1	1	143.68
35A	326	Lyons	88-20-35-354-006	03/19/15	187,500	90,510	48.27	93,650	49.95	Ranch	C	1959	1,305	1,305	0	0	0	1	1	143.68
35A	302	Lyons	88-20-35-354-008	08/26/15	188,700	87,910	46.59	92,000	48.75	Ranch	C	1959	1,305	1,305	1,100	0	0	2	1	144.60
35A	202	Lyons	88-20-35-354-014	10/28/14	164,500	79,580	48.38	83,050	50.49	Ranch	C	1959	1,305	1,305	0	0	0	1	1	126.05
35A	261	Burtman	88-20-35-354-022	08/22/16	174,000	85,880	49.36	89,820	51.62	Ranch	C	1959	1,305	1,305	653	0	0	1	1	133.33
35A	637	Redwood	88-20-35-306-019	08/31/16	200,000	85,940	42.97	89,880	44.94	Ranch	C	1959	1,341	1,328	0	0	0	1	1	149.14
43					6,916,238	3,272,970	47.32	3,458,700	50.01				50,750							136.28
	1				195,000					Bungalow			2,103							92.72
	42				6,721,238					Ranch			48,647							138.16
	15				2,026,738					Ranch Sl			17,005							119.18
35A	27				4,694,500					Ranch Bsmnt			31,642							148.36
36A	1417	Leafgreen	88-20-36-101-009	10/30/14	192,000	90,300	47.03	92,090	47.96	Colonial	C	1979	1,653	621	0	476	0	1	1	116.15
36A	2200	Rushmore	88-20-36-102-007	07/31/15	197,000	100,780	51.16	102,760	52.16	Colonial	C	1978	1,869	758	0	0	0	1	1	105.40
36A	1405	Shaker	88-20-36-127-016	02/27/15	226,000	116,420	51.51	118,850	52.59	Colonial	C	1978	2,202	1,000	0	550	0	2	1	102.63
36A	2233	Zenia	88-20-36-128-006	09/16/16	241,000	112,110	46.52	114,430	47.48	Colonial	C	1978	2,310	721	0	0	0	2	2	104.33
4					856,000	419,610	49.02	428,130	50.02				8,034							106.55

City of Troy - Assessing Department

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36B	1053	Milverton	88-20-36-176-002	08/01/16	218,500	91,570	41.91	107,070	49.00	Colonial	C	1986	1,484	658	616	0	0	2	0	147.24
36B	928	Milverton	88-20-36-178-009	04/19/16	227,000	95,900	42.25	115,530	50.89	Ranch	C	1987	1,491	1,491	1,100	0	0	2	0	152.25
36B	2402	Gulason	88-20-36-133-001	02/12/16	218,000	92,550	42.45	110,650	50.76	Ranch	C	1986	1,493	1,493	0	0	0	2	0	146.01
36B	1364	Milverton	88-20-36-131-007	03/13/15	205,000	97,470	47.55	104,880	51.16	Ranch	C	1985	1,505	1,498	750	0	0	2	0	136.21
36B	1293	Milverton	88-20-36-132-004	06/17/16	230,000	93,160	40.50	111,340	48.41	Ranch	C	1981	1,608	1,528	0	0	0	2	0	143.03
36B	1304	Milverton	88-20-36-131-012	08/05/15	222,200	103,210	46.45	111,210	50.05	T-Quad	C	1981	2,136	822	660	0	0	2	0	104.03
6					1,320,700	573,860	43.45	660,680	50.02				9,717							135.92
	1				218,500					Colonial			1,484							147.24
	4				880,000					Ranch			6,097							144.33
36B	1				222,200					T-Quad			2,136							104.03
36C	2862	Dashwood	88-20-36-277-014	07/14/15	140,000	63,810	45.58	67,740	48.39	Bungalow	CD	1940	1,410	0	0	0	0	1	0	99.29
36C	2931	Wisconsin	88-20-36-227-044	02/03/15	190,000	98,460	51.82	100,040	52.65	Colonial	C	1996	1,769	0	0	0	0	2	1	107.41
36C	1309	Minnesota	88-20-36-201-014	11/23/15	125,000	46,860	37.49	55,780	44.62	Ranch	D	1942	1,372	0	0	0	0	2	0	91.11
36C	2666	Wisconsin	88-20-36-276-008	06/05/15	122,500	60,030	49.00	65,260	53.27	Ranch	CD	1950	1,856	0	0	0	0	2	0	66.00
4		2 Ranch $76.67			577,500	269,160	46.61	288,820	50.01				6,407							90.14
MTri	2661	South Blvd	88-20-05-100-018	11/21/14	210,000	96,560	45.98	111,030	52.87	Bi-Level	C	1974	1,990	0	0	0	0	3	0	105.53
1					210,000	96,560	45.98	111,030	52.87				1,990							105.53
MBun	43651	Dequindre	88-20-01-430-003	08/28/15	90,000	57,240	63.60	53,600	59.56	Bungalow	CD	1937	1,302	798	0	0	0	1	0	69.12
MBun	6566	Coolidge	88-20-05-151-044	05/27/15	178,500	81,070	45.42	75,450	42.27	Bungalow	CD	1921	1,344	672	0	0	0	1	0	132.81
MBun	4706	John R	88-20-13-100-055	02/12/16	106,000	61,630	58.14	58,330	55.03	Bungalow	CD	1940	1,478	0	0	0	0	1	0	71.72
3					374,500	199,940	53.39	187,380	50.03				4,124							90.81
MCol	770	Square Lake	88-20-04-354-011	08/12/15	220,000	105,240	47.84	109,920	49.96	Colonial	C	1901	2,308	884	0	0	0	1	0	95.32
1					220,000	105,240	47.84	109,920	49.96				2,308							95.32
MRan	6860	Coolidge	88-20-05-100-004	05/31/16	215,000	75,820	35.27	88,530	41.18	Ranch	C	1972	1,240	760	0	0	0	1	0	173.39
MRan	580	South Blvd	88-20-02-201-003	08/02/16	185,500	65,480	35.30	90,500	48.79	Ranch	C	1951	1,356	0	0	0	0	1	1	136.80
MRan	6535	Livernois	88-20-04-276-017	11/12/14	165,000	72,560	43.98	90,360	54.76	Ranch	C	1960	1,405	0	0	0	0	1	1	117.44
MRan	1574	Wattles	88-20-23-200-004	06/17/16	135,000	66,430	49.21	78,540	58.18	Ranch	CD	1940	1,424	0	0	0	0	1	0	94.80
MRan	1534	Wattles	88-20-23-200-002	11/07/14	160,000	69,110	43.19	82,520	51.58	Ranch	CD	1936	1,521	0	0	0	0	2	0	105.19
5					860,500	349,400	40.60	430,450	50.02				6,946							123.88
MTri	1145	South Blvd	88-20-04-226-064	09/30/16	205,000	85,500	41.71	96,560	47.10	T-Quad	C	1955	1,550	600	0	0	0	1	0	132.26
1					205,000	85,500	41.71	96,560	47.10				1,550							132.26