

**CITY OF BERKLEY**  
**ECF FOR 2022: APT**

| # OF SALES | TOTAL SALE PRICE | TOTAL LAND VALUE | TOTAL LAND IMPROVEMENT | TOTAL BLDG VALUE | TOTAL AV    | TOTAL BLDG RESID | TOTAL BLDG (RCNLD) | 2022 ECF | TOTAL SALES RATIO |
|------------|------------------|------------------|------------------------|------------------|-------------|------------------|--------------------|----------|-------------------|
| 10         | \$10,810,000     | \$1,541,526      | \$252,688              | \$9,092,702      | \$4,223,250 | \$9,015,786      | \$7,663,994        | 1.176    | 39.07%            |

| PARCEL           | NBHD | SALE DATE | SALE PRICE  | LAND VALUE | LAND IMPROVEMENT | BLDG VALUE  | 2021 AV     | CLASS | BLDG RESID  | BLDG (RCNLD) | RATIO  | Multiparcel1     | Multiparcel2 | Multiparcel3 | Multiparcel4 | Multiparcel5 |
|------------------|------|-----------|-------------|------------|------------------|-------------|-------------|-------|-------------|--------------|--------|------------------|--------------|--------------|--------------|--------------|
| 04-25-17-305-009 | APT  | 10/02/20  | \$3,525,000 | \$399,715  | \$74,003         | \$2,975,507 | \$1,060,510 | 201   | \$3,051,282 | \$2,530,193  | 30.09% |                  |              |              |              |              |
| 28-25-25-278-029 | APT  | 08/27/19  | \$565,000   | \$61,287   | \$7,113          | \$392,521   | \$148,800   | 201   | \$496,600   | \$368,911    | 26.34% |                  |              |              |              |              |
| 24-25-27-181-057 | APP  | 10/01/20  | \$637,500   | \$93,482   | \$10,890         | \$848,632   | \$292,500   | 201   | \$533,128   | \$605,733    | 45.88% |                  |              |              |              |              |
| 24-25-27-404-014 | APT  | 07/29/20  | \$585,000   | \$91,582   | \$7,162          | \$585,853   | \$291,850   | 201   | \$486,256   | \$532,110    | 49.89% |                  |              |              |              |              |
| 24-25-27-455-005 | APT  | 10/01/20  | \$637,500   | \$95,062   | \$4,180          | \$442,454   | \$283,400   | 201   | \$538,258   | \$401,866    | 44.45% |                  |              |              |              |              |
| 24-25-27-457-010 | APP  | 10/01/20  | \$530,000   | \$77,372   | \$3,463          | \$465,692   | \$248,450   | 201   | \$449,165   | \$332,400    | 46.88% |                  |              |              |              |              |
| 24-25-27-458-010 | APT  | 10/02/20  | \$1,150,000 | \$144,957  | \$0              | \$918,593   | \$516,750   | 201   | \$1,005,043 | \$834,326    | 44.93% |                  |              |              |              |              |
| 24-25-27-487-005 | APP  | 10/02/20  | \$1,050,000 | \$152,222  | \$72,098         | \$977,230   | \$460,200   | 201   | \$825,680   | \$697,523    | 43.83% | 24-25-27-487-011 |              |              |              |              |
| 24-25-34-455-034 | APT  | 06/25/19  | \$1,550,000 | \$284,713  | \$55,447         | \$1,171,671 | \$694,720   | 201   | \$1,209,840 | \$1,064,188  | 44.82% |                  |              |              |              |              |
| G-02-33-102-005  | APT  | 04/09/19  | \$580,000   | \$141,134  | \$18,332         | \$314,549   | \$226,070   | 201   | \$420,534   | \$296,744    | 38.98% |                  |              |              |              |              |

**CITY OF BERKLEY**

**ECF FOR 2022: BAR**

| # OF SALES | TOTAL SALE PRICE | TOTAL LAND VALUE | TOTAL LAND IMPROVEMENT | TOTAL BLDG VALUE | TOTAL AV    | TOTAL BLDG RESID | TOTAL BLDG (RCNLD) | 2022 ECF | TOTAL SALES RATIO |
|------------|------------------|------------------|------------------------|------------------|-------------|------------------|--------------------|----------|-------------------|
| 10         | \$5,941,000      | \$2,509,881      | \$146,682              | \$3,402,862      | \$2,690,840 | \$3,284,437      | \$2,871,255        | 1.144    | 45.29%            |

| PARCEL           | NBHD     | SALE DATE | SALE PRICE  | LAND VALUE | LAND IMPROVEMENT | BLDG VALUE | 2021 AV   | CLASS | BLDG RESID | BLDG (RCNLD) | RATIO  | Multiparcel1     | Multiparcel2 | Multiparcel3 | Multiparcel4 | Multiparcel5 |
|------------------|----------|-----------|-------------|------------|------------------|------------|-----------|-------|------------|--------------|--------|------------------|--------------|--------------|--------------|--------------|
| 04-25-17-151-032 | CRS      | 11/25/19  | \$930,000   | \$205,664  | \$26,579         | \$539,405  | \$362,280 | 201   | \$697,757  | \$422,070    | 38.95% |                  |              |              |              |              |
| 04-25-18-202-003 | BAR, CRL | 01/02/20  | \$600,000   | \$62,234   | \$2,684          | \$201,548  | \$124,810 | 201   | \$535,082  | \$175,412    | 20.80% | 04-25-18-202-002 |              |              |              |              |
| 04-25-18-477-051 | CRS      | 4/19/19   | \$200,000   | \$93,641   | \$5,917          | \$133,128  | \$108,190 | 201   | \$100,442  | \$104,169    | 54.10% |                  |              |              |              |              |
| 20-23-27-155-025 | CRS      | 4/30/20   | \$360,000   | \$61,695   | \$883            | \$240,532  | \$142,440 | 201   | \$297,422  | \$224,586    | 39.57% | 20-23-27-155-020 |              |              |              |              |
| 24-25-34-131-052 | CRS      | 9/16/21   | \$700,000   | \$572,132  | \$7,580          | \$424,881  | \$430,230 | 201   | \$120,288  | \$284,582    | 61.46% | 24-25-34-131-055 |              |              |              |              |
| 44-25-02-101-036 | CRS      | 4/10/19   | \$301,000   | \$175,545  | \$9,913          | \$190,883  | \$164,880 | 201   | \$115,542  | \$140,873    | 54.78% |                  |              |              |              |              |
| 44-25-13-226-005 | CRS      | 1/28/20   | \$150,000   | \$89,107   | \$5,782          | \$163,918  | \$114,050 | 201   | \$55,111   | \$120,973    | 76.03% |                  |              |              |              |              |
| IH-01-27-301-024 | CRS      | 12/22/20  | \$850,000   | \$100,537  | \$14,332         | \$335,753  | \$220,270 | 201   | \$735,131  | \$485,894    | 25.91% |                  |              |              |              |              |
| O-09-11-477-040  | CRS      | 11/1/20   | \$650,000   | \$279,502  | \$14,014         | \$630,073  | \$411,280 | 201   | \$356,484  | \$490,329    | 63.27% |                  |              |              |              |              |
| O-09-14-100-073  | CRS, CRL | 5/10/21   | \$1,200,000 | \$869,824  | \$58,998         | \$542,741  | \$612,410 | 201   | \$271,178  | \$422,367    | 51.03% | O-09-14-100-074  |              |              |              |              |

**CITY OF BERKLEY**

**ECF FOR 2022: BMS**

| # OF SALES | TOTAL SALE PRICE | TOTAL LAND VALUE | TOTAL LAND IMPROVEMENT | TOTAL BLDG VALUE | TOTAL AV    | TOTAL BLDG RESID | TOTAL BLDG (RCNLD) | 2022 ECF | TOTAL SALES RATIO |
|------------|------------------|------------------|------------------------|------------------|-------------|------------------|--------------------|----------|-------------------|
| 10         | \$3,159,333      | \$997,898        | \$46,651               | \$2,154,518      | \$1,487,220 | \$2,114,784      | \$2,123,244        | 0.996    | 47.07%            |

| PARCEL           | NBHD | SALE DATE | SALE PRICE | LAND VALUE | LAND IMPROVEMENT | BLDG VALUE | 2021 AV   | CLASS | BLDG RESID | BLDG (RCNLD) | RATIO  | Multiparcel1     | Multiparcel2     | Multiparcel3 | Multiparcel4 | Multiparcel5 |
|------------------|------|-----------|------------|------------|------------------|------------|-----------|-------|------------|--------------|--------|------------------|------------------|--------------|--------------|--------------|
| 16-25-04-103-002 | DCD  | 11/19/20  | \$425,000  | \$231,042  | \$6,647          | \$193,315  | \$196,690 | 201   | \$187,311  | \$208,989    | 46.28% |                  |                  |              |              |              |
| 24-25-27-228-052 | BMS  | 02/12/21  | \$875,000  | \$343,321  | \$6,627          | \$760,481  | \$492,490 | 201   | \$525,052  | \$679,608    | 56.28% | 24-25-27-228-054 | 24-25-27-228-053 |              |              |              |
| 28-25-35-480-020 | BMS  | 09/04/19  | \$500,000  | \$61,953   | \$7,293          | \$247,253  | \$164,320 | 201   | \$430,754  | \$241,222    | 32.86% | 28-25-35-480-003 |                  |              |              |              |
| 44-25-12-376-017 | BMS  | 04/09/21  | \$110,000  | \$27,846   | \$2,080          | \$67,822   | \$44,230  | 201   | \$80,074   | \$65,847     | 40.21% |                  |                  |              |              |              |
| I-01-10-351-005  | BMS  | 02/05/21  | \$330,000  | \$40,947   | \$0              | \$162,516  | \$113,540 | 201   | \$289,053  | \$198,918    | 34.41% |                  |                  |              |              |              |
| I-01-28-301-001  | BMS  | 04/06/20  | \$151,000  | \$75,787   | \$2,059          | \$97,805   | \$84,640  | 201   | \$73,154   | \$119,712    | 56.05% |                  |                  |              |              |              |
| IH-01-34-101-003 | BMS  | 12/02/20  | \$140,000  | \$31,914   | \$2,940          | \$99,757   | \$65,740  | 201   | \$105,146  | \$122,102    | 46.96% |                  |                  |              |              |              |
| L-16-16-276-003  | BMS  | 12/31/19  | \$220,000  | \$70,802   | \$7,133          | \$199,235  | \$134,170 | 201   | \$142,065  | \$193,432    | 60.99% |                  |                  |              |              |              |
| N-10-28-252-009  | BMS  | 06/03/21  | \$108,333  | \$42,440   | \$3,599          | \$82,657   | \$59,840  | 201   | \$62,294   | \$78,721     | 55.24% |                  |                  |              |              |              |
| OL-09-02-452-001 | CMS  | 01/29/21  | \$300,000  | \$71,846   | \$8,273          | \$243,677  | \$131,560 | 201   | \$219,881  | \$214,693    | 43.85% | OL-09-02-451-003 |                  |              |              |              |

**CITY OF BERKLEY**

**ECF FOR 2022: CAS**

| # OF SALES | TOTAL SALE PRICE | TOTAL LAND VALUE | TOTAL LAND IMPROVEMENT | TOTAL BLDG VALUE | TOTAL AV    | TOTAL BLDG RESID | TOTAL BLDG (RCNLD) | 2022 ECF | TOTAL SALES RATIO |
|------------|------------------|------------------|------------------------|------------------|-------------|------------------|--------------------|----------|-------------------|
| 13         | \$5,460,000      | \$1,625,771      | \$150,689              | \$3,483,220      | \$2,412,420 | \$3,683,540      | \$2,873,361        | 1.282    | 44.18%            |

| PARCEL           | NBHD | SALE DATE | SALE PRICE  | LAND VALUE | LAND IMPROVEMENT | BLDG VALUE | 2021 AV   | CLASS | BLDG RESID | BLDG (RCNLD) | RATIO  | Multiparcel1     | Multiparcel2 | Multiparcel3 | Multiparcel4 | Multiparcel5 |
|------------------|------|-----------|-------------|------------|------------------|------------|-----------|-------|------------|--------------|--------|------------------|--------------|--------------|--------------|--------------|
| 20-23-28-476-012 | CAS  | 10/28/19  | \$525,000   | \$261,005  | \$5,432          | \$327,746  | \$275,480 | 201   | \$258,563  | \$297,410    | 52.47% |                  |              |              |              |              |
| 28-25-25-105-001 | CAS  | 09/02/21  | \$800,000   | \$72,595   | \$30,085         | \$416,546  | \$245,240 | 201   | \$697,320  | \$368,625    | 30.66% |                  |              |              |              |              |
| 28-25-25-301-052 | CAS  | 06/18/21  | \$260,000   | \$61,890   | \$20,351         | \$135,622  | \$99,780  | 201   | \$177,759  | \$120,019    | 38.38% |                  |              |              |              |              |
| 28-25-36-107-005 | CAS  | 01/15/21  | \$218,000   | \$27,805   | \$2,009          | \$239,843  | \$127,920 | 201   | \$188,186  | \$212,250    | 58.68% |                  |              |              |              |              |
| 28-25-36-201-003 | CAS  | 03/26/21  | \$200,000   | \$35,514   | \$2,612          | \$258,955  | \$140,650 | 201   | \$161,874  | \$229,164    | 70.33% |                  |              |              |              |              |
| 16-25-04-276-029 | CAS  | 03/05/20  | \$253,000   | \$81,754   | \$3,074          | \$180,354  | \$124,700 | 201   | \$168,172  | \$163,958    | 49.29% | 16-25-04-276-030 |              |              |              |              |
| 44-25-11-280-032 | CAS  | 10/16/20  | \$245,000   | \$102,102  | \$10,857         | \$180,641  | \$129,330 | 201   | \$132,041  | \$110,484    | 52.79% | 44-25-11-280-018 |              |              |              |              |
| 44-25-24-229-020 | CAS  | 05/06/21  | \$400,000   | \$194,319  | \$37,427         | \$226,941  | \$203,360 | 201   | \$168,254  | \$138,802    | 50.84% |                  |              |              |              |              |
| 16-20-33-101-001 | CAS  | 04/27/21  | \$1,245,000 | \$332,853  | \$15,570         | \$801,807  | \$538,150 | 201   | \$896,577  | \$728,915    | 43.22% |                  |              |              |              |              |
| 24-25-34-351-025 | CAS  | 06/03/19  | \$450,000   | \$222,835  | \$11,765         | \$204,141  | \$189,700 | 201   | \$215,400  | \$170,544    | 42.16% |                  |              |              |              |              |
| 44-25-12-152-005 | CAS  | 11/06/20  | \$250,000   | \$93,649   | \$6,207          | \$193,764  | \$133,090 | 201   | \$150,144  | \$118,510    | 53.24% |                  |              |              |              |              |
| 24-25-27-228-047 | CAS  | 06/14/21  | \$220,000   | \$59,227   | \$1,402          | \$93,305   | \$67,320  | 201   | \$159,371  | \$77,949     | 30.60% |                  |              |              |              |              |
| 44-25-12-151-032 | CAS  | 12/31/19  | \$394,000   | \$80,223   | \$3,898          | \$223,555  | \$137,700 | 201   | \$309,879  | \$136,731    | 34.95% |                  |              |              |              |              |

**CITY OF BERKLEY**  
**ECF FOR 2022: CMM**

| # OF SALES | TOTAL SALE PRICE | TOTAL LAND VALUE | TOTAL LAND IMPROVEMENT | TOTAL BLDG VALUE | TOTAL AV    | TOTAL BLDG RESID | TOTAL BLDG (RCNLD) | 2022 ECF | TOTAL SALES RATIO |
|------------|------------------|------------------|------------------------|------------------|-------------|------------------|--------------------|----------|-------------------|
| 13         | \$6,555,000      | \$1,736,044      | \$190,317              | \$4,505,014      | \$2,955,440 | \$4,628,639      | \$3,602,266        | 1.285    | 45.09%            |

| PARCEL           | NBHD | SALE DATE | SALE PRICE  | LAND VALUE | LAND IMPROVEMENT | BLDG VALUE  | 2021 AV   | CLASS | BLDG RESID | BLDG (RCNLD) | RATIO  | Multiparcel1     | Multiparcel2 | Multiparcel3 | Multiparcel4 | Multiparcel5 |
|------------------|------|-----------|-------------|------------|------------------|-------------|-----------|-------|------------|--------------|--------|------------------|--------------|--------------|--------------|--------------|
| 28-25-36-201-003 | CAS  | 03/26/21  | \$200,000   | \$35,514   | \$2,612          | \$258,955   | \$140,650 | 201   | \$161,874  | \$229,164    | 70.33% |                  |              |              |              |              |
| 28-25-36-107-005 | CAS  | 01/15/21  | \$218,000   | \$27,805   | \$2,009          | \$239,843   | \$127,920 | 201   | \$188,186  | \$212,250    | 58.68% |                  |              |              |              |              |
| 16-25-04-276-029 | CAS  | 03/05/20  | \$253,000   | \$81,754   | \$3,074          | \$180,354   | \$124,700 | 201   | \$168,172  | \$163,958    | 49.29% | 16-25-04-276-030 |              |              |              |              |
| 44-25-11-280-032 | CAS  | 10/16/20  | \$245,000   | \$102,102  | \$10,857         | \$180,641   | \$129,330 | 201   | \$132,041  | \$110,484    | 52.79% | 44-25-11-280-018 |              |              |              |              |
| 44-25-24-229-020 | CAS  | 05/06/21  | \$400,000   | \$194,319  | \$37,427         | \$226,941   | \$203,360 | 201   | \$168,254  | \$138,802    | 50.84% |                  |              |              |              |              |
| 16-20-33-101-001 | CAS  | 04/27/21  | \$1,245,000 | \$332,853  | \$15,570         | \$801,807   | \$538,150 | 201   | \$896,577  | \$728,915    | 43.22% |                  |              |              |              |              |
| 24-25-34-351-025 | CAS  | 06/03/19  | \$450,000   | \$222,835  | \$11,765         | \$204,141   | \$189,700 | 201   | \$215,400  | \$170,544    | 42.16% |                  |              |              |              |              |
| 44-25-12-152-005 | CAS  | 11/06/20  | \$250,000   | \$93,649   | \$6,207          | \$193,764   | \$133,090 | 201   | \$150,144  | \$118,510    | 53.24% |                  |              |              |              |              |
| O-09-32-351-009  | CMM  | 06/20/19  | \$1,264,000 | \$252,867  | \$39,066         | \$1,145,987 | \$660,230 | 201   | \$972,067  | \$753,939    | 52.23% |                  |              |              |              |              |
| E-17-01-205-007  | CMM  | 03/12/20  | \$750,000   | \$198,634  | \$9,892          | \$427,108   | \$295,970 | 201   | \$541,474  | \$409,107    | 39.46% |                  |              |              |              |              |
| 28-25-25-301-052 | CAS  | 06/18/21  | \$260,000   | \$61,890   | \$20,351         | \$135,622   | \$99,780  | 201   | \$177,759  | \$120,019    | 38.38% |                  |              |              |              |              |
| 28-25-25-105-001 | CAS  | 09/02/21  | \$800,000   | \$72,595   | \$30,085         | \$416,546   | \$245,240 | 201   | \$697,320  | \$368,625    | 30.66% |                  |              |              |              |              |
| 24-25-27-228-047 | CAS  | 06/14/21  | \$220,000   | \$59,227   | \$1,402          | \$93,305    | \$67,320  | 201   | \$159,371  | \$77,949     | 30.60% |                  |              |              |              |              |

**CITY OF BERKLEY**

**ECF FOR 2022: COF**

| # OF SALES | TOTAL SALE PRICE | TOTAL LAND VALUE | TOTAL LAND IMPROVEMENT | TOTAL BLDG VALUE | TOTAL AV    | TOTAL BLDG RESID | TOTAL BLDG (RCNLD) | 2022 ECF | TOTAL SALES RATIO |
|------------|------------------|------------------|------------------------|------------------|-------------|------------------|--------------------|----------|-------------------|
| 13         | \$8,806,614      | \$1,662,614      | \$103,859              | \$6,761,999      | \$3,977,180 | \$7,040,141      | \$6,276,874        | 1.122    | 45.16%            |

| PARCEL           | NBHD | SALE DATE | SALE PRICE  | LAND VALUE | LAND IMPROVEMENT | BLDG VALUE  | 2021 AV     | CLASS | BLDG RESID  | BLDG (RCNLD) | RATIO  | Multiparcel1     | Multiparcel2 | Multiparcel3 | Multiparcel4 | Multiparcel5 |
|------------------|------|-----------|-------------|------------|------------------|-------------|-------------|-------|-------------|--------------|--------|------------------|--------------|--------------|--------------|--------------|
| 04-25-18-233-026 | COF  | 11/12/19  | \$130,000   | \$48,086   | \$2,088          | \$73,955    | \$56,920    | 201   | \$79,826    | \$64,873     | 43.78% |                  |              |              |              |              |
| 04-25-18-478-010 | COF  | 12/16/20  | \$270,000   | \$27,465   | \$4,468          | \$179,125   | \$98,460    | 201   | \$238,067   | \$157,127    | 36.47% |                  |              |              |              |              |
| 04-25-17-382-041 | COF  | 11/04/20  | \$295,000   | \$43,156   | \$3,050          | \$197,025   | \$114,670   | 201   | \$248,794   | \$172,829    | 38.87% |                  |              |              |              |              |
| 04-25-07-477-031 | COF  | 08/19/20  | \$400,000   | \$63,265   | \$4,080          | \$257,792   | \$153,480   | 201   | \$332,655   | \$226,133    | 38.37% |                  |              |              |              |              |
| 04-25-17-205-016 | COF  | 01/31/20  | \$875,000   | \$159,467  | \$6,771          | \$258,684   | \$197,530   | 201   | \$708,762   | \$226,916    | 22.57% |                  |              |              |              |              |
| 04-25-18-429-041 | COF  | 04/08/19  | \$495,000   | \$45,555   | \$3,478          | \$501,396   | \$258,950   | 201   | \$445,967   | \$439,821    | 52.31% |                  |              |              |              |              |
| 28-25-36-126-015 | COF  | 08/13/20  | \$260,000   | \$38,680   | \$3,615          | \$49,705    | \$41,810    | 201   | \$217,705   | \$59,886     | 16.08% |                  |              |              |              |              |
| 28-25-36-359-036 | COF  | 07/09/21  | \$225,000   | \$56,148   | \$13,548         | \$147,050   | \$99,730    | 201   | \$155,304   | \$177,169    | 44.32% |                  |              |              |              |              |
| 40-24-14-277-018 | COF  | 06/10/20  | \$315,800   | \$76,268   | \$2,920          | \$142,000   | \$102,210   | 201   | \$236,612   | \$182,990    | 32.37% |                  |              |              |              |              |
| 44-25-13-103-033 | COF  | 09/30/20  | \$1,250,000 | \$175,032  | \$5,052          | \$629,186   | \$362,840   | 201   | \$1,069,916 | \$782,570    | 29.03% |                  |              |              |              |              |
| 24-25-27-204-051 | COF  | 10/17/19  | \$600,000   | \$336,506  | \$15,014         | \$219,580   | \$240,920   | 201   | \$248,480   | \$184,366    | 40.15% |                  |              |              |              |              |
| 04-25-17-127-001 | COF  | 04/18/19  | \$2,350,814 | \$507,686  | \$34,806         | \$3,719,696 | \$2,024,040 | 201   | \$1,808,322 | \$3,262,891  | 86.10% | 04-25-17-126-004 |              |              |              |              |
| 04-25-17-358-018 | COF  | 09/30/20  | \$1,340,000 | \$85,300   | \$4,969          | \$386,805   | \$225,620   | 201   | \$1,249,731 | \$339,303    | 16.84% |                  |              |              |              |              |

**CITY OF BERKLEY**

**ECF FOR 2022: CRL**

| # OF SALES | TOTAL SALE PRICE | TOTAL LAND VALUE | TOTAL LAND IMPROVEMENT | TOTAL BLDG VALUE | TOTAL AV    | TOTAL BLDG RESID | TOTAL BLDG (RCNLD) | 2022 ECF | TOTAL SALES RATIO |
|------------|------------------|------------------|------------------------|------------------|-------------|------------------|--------------------|----------|-------------------|
| 12         | \$4,096,000      | \$939,278        | \$39,329               | \$2,907,933      | \$1,823,130 | \$3,117,393      | \$2,485,120        | 1.254    | 44.51%            |

| PARCEL           | NBHD | SALE DATE | SALE PRICE | LAND VALUE | LAND IMPROVEMENT | BLDG VALUE | 2021 AV   | CLASS | BLDG RESID | BLDG (RCNLD) | RATIO  | Multiparcel1     | Multiparcel2     | Multiparcel3 | Multiparcel4 | Multiparcel5 |
|------------------|------|-----------|------------|------------|------------------|------------|-----------|-------|------------|--------------|--------|------------------|------------------|--------------|--------------|--------------|
| 04-25-17-155-033 | CRL  | 05/22/19  | \$130,000  | \$49,038   | \$1,215          | \$90,082   | \$65,410  | 201   | \$79,747   | \$71,380     | 50.32% |                  |                  |              |              |              |
| 04-25-07-381-037 | CRL  | 06/20/19  | \$159,000  | \$30,775   | \$2,464          | \$103,995  | \$64,590  | 201   | \$125,761  | \$82,405     | 40.62% |                  |                  |              |              |              |
| 04-25-07-477-025 | CRL  | 05/17/19  | \$186,000  | \$37,614   | \$1,894          | \$116,834  | \$72,330  | 201   | \$146,492  | \$92,578     | 38.89% |                  |                  |              |              |              |
| 16-25-04-228-036 | CRL  | 07/17/19  | \$195,000  | \$81,727   | \$2,352          | \$196,331  | \$129,150 | 201   | \$110,921  | \$183,487    | 66.23% |                  |                  |              |              |              |
| 24-25-33-229-040 | CRL  | 10/02/20  | \$363,000  | \$151,829  | \$0              | \$428,411  | \$262,390 | 201   | \$211,171  | \$339,739    | 72.28% |                  |                  |              |              |              |
| 24-25-34-278-058 | CRL  | 08/15/19  | \$425,000  | \$128,684  | \$5,310          | \$370,270  | \$216,020 | 201   | \$291,006  | \$446,108    | 50.83% | 24-25-34-278-053 | 24-25-34-278-059 |              |              |              |
| 04-25-16-351-024 | CRL  | 09/28/20  | \$200,000  | \$94,270   | \$3,214          | \$152,189  | \$114,490 | 201   | \$102,516  | \$120,594    | 57.25% |                  |                  |              |              |              |
| 04-25-18-203-003 | CRL  | 12/12/19  | \$323,000  | \$32,143   | \$247            | \$173,686  | \$95,740  | 201   | \$290,610  | \$137,628    | 29.64% |                  |                  |              |              |              |
| 04-25-07-451-041 | CRL  | 02/01/21  | \$300,000  | \$49,923   | \$2,320          | \$225,871  | \$128,330 | 201   | \$247,757  | \$178,979    | 42.78% |                  |                  |              |              |              |
| 04-25-07-454-041 | CRL  | 11/20/20  | \$850,000  | \$118,004  | \$11,812         | \$636,287  | \$356,660 | 201   | \$720,184  | \$504,189    | 41.96% |                  |                  |              |              |              |
| 04-25-17-431-032 | CRL  | 10/24/19  | \$700,000  | \$72,554   | \$974            | \$281,418  | \$166,530 | 201   | \$626,472  | \$222,994    | 23.79% |                  |                  |              |              |              |
| 04-25-18-126-020 | CRL  | 07/26/19  | \$265,000  | \$92,717   | \$7,527          | \$132,559  | \$151,490 | 201   | \$164,756  | \$105,039    | 57.17% |                  |                  |              |              |              |

**CITY OF BERKLEY**

**ECF FOR 2022: CRS**

| # OF SALES | TOTAL SALE PRICE | TOTAL LAND VALUE | TOTAL LAND IMPROVEMENT | TOTAL BLDG VALUE | TOTAL AV    | TOTAL BLDG RESID | TOTAL BLDG (RCNLD) | 2022 ECF | TOTAL SALES RATIO |
|------------|------------------|------------------|------------------------|------------------|-------------|------------------|--------------------|----------|-------------------|
| 10         | \$6,703,000      | \$2,624,644      | \$188,949              | \$4,067,129      | \$3,051,880 | \$3,889,407      | \$3,117,674        | 1.248    | 45.53%            |

| PARCEL           | NBHD     | SALE DATE | SALE PRICE  | LAND VALUE | LAND IMPROVEMENT | BLDG VALUE | 2021 AV   | CLASS | BLDG RESID  | BLDG (RCNLD) | RATIO  | Multiparcel1     | Multiparcel2     | Multiparcel3 | Multiparcel4 | Multiparcel5 |
|------------------|----------|-----------|-------------|------------|------------------|------------|-----------|-------|-------------|--------------|--------|------------------|------------------|--------------|--------------|--------------|
| 04-25-18-202-003 | BAR, CRL | 01/02/20  | \$600,000   | \$62,234   | \$2,684          | \$201,548  | \$124,810 | 201   | \$535,082   | \$175,412    | 20.80% | 04-25-18-202-002 |                  |              |              |              |
| 04-25-17-151-032 | CRS      | 11/25/19  | \$930,000   | \$205,664  | \$26,579         | \$539,405  | \$362,280 | 201   | \$697,757   | \$422,070    | 38.95% |                  |                  |              |              |              |
| 04-25-18-477-051 | CRS      | 04/19/19  | \$200,000   | \$93,641   | \$5,917          | \$133,128  | \$108,190 | 201   | \$100,442   | \$104,169    | 54.10% |                  |                  |              |              |              |
| 44-25-02-201-026 | CRS      | 12/15/20  | \$500,000   | \$279,440  | \$33,177         | \$675,428  | \$446,060 | 201   | \$187,383   | \$498,471    | 89.21% |                  |                  |              |              |              |
| 28-25-26-477-022 | CRS      | 09/24/20  | \$255,000   | \$56,776   | \$8,302          | \$120,072  | \$84,060  | 201   | \$189,922   | \$104,410    | 32.96% | 28-25-26-477-023 | 28-25-26-477-025 |              |              |              |
| 24-25-34-131-052 | CRS      | 09/16/21  | \$700,000   | \$572,132  | \$7,580          | \$424,881  | \$430,230 | 201   | \$120,288   | \$284,582    | 61.46% | 24-25-34-131-055 |                  |              |              |              |
| 44-25-13-226-005 | CRS      | 01/28/20  | \$150,000   | \$89,107   | \$5,782          | \$163,918  | \$114,050 | 201   | \$55,111    | \$120,973    | 76.03% |                  |                  |              |              |              |
| O-09-14-100-073  | CRS, CRL | 05/10/21  | \$1,200,000 | \$869,824  | \$58,998         | \$542,741  | \$612,410 | 201   | \$271,178   | \$422,367    | 51.03% | O-09-14-100-074  |                  |              |              |              |
| OL-09-11-278-036 | CRS      | 10/07/19  | \$1,518,000 | \$116,324  | \$25,916         | \$635,935  | \$358,510 | 201   | \$1,375,760 | \$494,891    | 23.62% |                  |                  |              |              |              |
| O-09-11-477-040  | CRS      | 11/01/20  | \$650,000   | \$279,502  | \$14,014         | \$630,073  | \$411,280 | 201   | \$356,484   | \$490,329    | 63.27% |                  |                  |              |              |              |



**CITY OF BERKLEY**  
**ECF FOR 2022: IND**

| # OF SALES | TOTAL SALE PRICE | TOTAL LAND VALUE | TOTAL LAND IMPROVEMENT | TOTAL BLDG VALUE | TOTAL AV    | TOTAL BLDG RESID | TOTAL BLDG (RCNLD) | 2022 ECF | TOTAL SALES RATIO |
|------------|------------------|------------------|------------------------|------------------|-------------|------------------|--------------------|----------|-------------------|
| 14         | \$16,692,500     | \$3,488,265      | \$421,973              | \$11,693,813     | \$7,258,170 | \$12,782,262     | \$14,048,418       | 0.910    | 43.48%            |

| PARCEL           | NBHD | SALE DATE | SALE PRICE  | LAND VALUE  | LAND IMPROVEMENT | BLDG VALUE  | 2021 AV     | CLASS | BLDG RESID  | BLDG (RCNLD) | RATIO  | Multiparcel1     | Multiparcel2     | Multiparcel3     | Multiparcel4     | Multiparcel5 |
|------------------|------|-----------|-------------|-------------|------------------|-------------|-------------|-------|-------------|--------------|--------|------------------|------------------|------------------|------------------|--------------|
| 04-25-17-382-048 | IND  | 07/25/19  | \$430,000   | \$61,989    | \$11,692         | \$189,771   | \$124,570   | 201   | \$356,319   | \$224,847    | 28.97% |                  |                  |                  |                  |              |
| 04-25-18-454-026 | IND  | 11/02/20  | \$170,000   | \$44,836    | \$11,214         | \$120,105   | \$84,770    | 201   | \$113,950   | \$142,305    | 49.86% |                  |                  |                  |                  |              |
| 16-20-33-151-055 | IND  | 09/22/20  | \$2,800,000 | \$371,758   | \$80,634         | \$2,099,629 | \$1,214,870 | 201   | \$2,347,608 | \$2,592,135  | 43.39% |                  |                  |                  |                  |              |
| 24-25-26-382-032 | INL  | 03/18/20  | \$235,000   | \$89,701    | \$2,070          | \$106,758   | \$89,590    | 201   | \$143,229   | \$143,107    | 38.12% |                  |                  |                  |                  |              |
| 24-25-35-103-016 | INL  | 04/26/19  | \$4,725,000 | \$1,071,983 | \$90,597         | \$2,830,449 | \$1,828,130 | 201   | \$3,562,420 | \$3,794,168  | 38.69% | 24-25-35-102-016 | 24-25-35-103-017 | 24-25-35-103-034 | 24-25-35-104-017 |              |
| 24-25-35-176-005 | INL  | 12/03/20  | \$1,400,000 | \$281,055   | \$22,208         | \$812,884   | \$509,750   | 201   | \$1,096,737 | \$1,089,657  | 36.41% |                  |                  |                  |                  |              |
| 28-25-25-354-022 | IND  | 08/05/21  | \$275,000   | \$69,044    | \$23,033         | \$190,070   | \$178,390   | 201   | \$182,923   | \$231,793    | 64.87% | 28-25-25-354-021 |                  |                  |                  |              |
| 28-25-35-429-059 | IND  | 05/10/19  | \$307,500   | \$57,830    | \$5,076          | \$245,218   | \$142,870   | 301   | \$244,594   | \$299,046    | 46.46% | 28-25-35-429-024 | 28-25-35-429-049 |                  |                  |              |
| 44-25-01-327-017 | IND  | 06/01/20  | \$1,725,000 | \$403,123   | \$37,737         | \$1,364,036 | \$836,380   | 301   | \$1,284,140 | \$1,311,573  | 48.49% |                  |                  |                  |                  |              |
| 44-25-02-477-019 | IMS  | 07/19/19  | \$710,000   | \$255,653   | \$27,400         | \$605,022   | \$355,000   | 201   | \$426,947   | \$474,527    | 50.00% |                  |                  |                  |                  |              |
| 44-25-24-205-001 | IND  | 11/22/19  | \$200,000   | \$84,926    | \$7,856          | \$124,653   | \$93,140    | 201   | \$107,218   | \$119,859    | 46.57% | 44-25-24-205-013 |                  |                  |                  |              |
| 44-25-24-426-027 | IND  | 04/17/19  | \$865,000   | \$186,750   | \$17,161         | \$746,602   | \$441,820   | 301   | \$661,089   | \$717,887    | 51.08% |                  |                  |                  |                  |              |
| 44-25-24-427-001 | IND  | 09/26/19  | \$850,000   | \$186,750   | \$17,525         | \$756,561   | \$446,400   | 201   | \$645,725   | \$727,463    | 52.52% |                  |                  |                  |                  |              |
| S-25-32-253-006  | IND  | 09/01/20  | \$2,000,000 | \$322,867   | \$67,770         | \$1,502,055 | \$912,490   | 201   | \$1,609,363 | \$2,180,051  | 45.62% |                  |                  |                  |                  |              |