

CITY OF MADISON HEIGHTS

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
14	\$22,957,500	\$1,915,303	\$476,391	\$19,714,647	\$7,029,610	\$20,565,806	\$20,451,898	1.006	30.62%

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
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%					
24-25-27-487-005	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%					
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%					
64-14-17-156-008	APS	12/31/20	\$157,500	\$29,142	\$5,714	\$76,936	\$51,040	201	\$122,644	\$92,139	32.41%					
64-14-17-156-008	APS	12/31/20	\$157,500	\$29,142	\$5,714	\$76,936	\$51,040	201	\$122,644	\$92,139	32.41%					
64-14-18-226-005	APT	11/10/20	\$8,000,000	\$193,994	\$118,964	\$5,570,784	\$1,576,550	201	\$7,687,042	\$5,958,058	19.71%					
64-14-21-257-031	APP	04/02/19	\$325,000	\$45,835	\$11,833	\$181,126	\$110,870	201	\$267,332	\$258,751	34.11%	64-14-21-257-032				
64-14-22-201-001	APT	07/25/19	\$4,100,000	\$453,917	\$87,864	\$5,236,502	\$1,281,720	201	\$3,558,219	\$5,600,537	31.26%					
64-14-28-481-022	APP	05/21/21	\$310,000	\$18,785	\$0	\$191,061	\$98,790	201	\$291,215	\$272,944	31.87%					
64-19-04-202-029	APT	03/27/20	\$3,250,000	\$122,343	\$58,800	\$3,462,673	\$1,142,690	201	\$3,068,857	\$3,703,394	35.16%					
92-17-26-376-014	APT	05/28/20	\$525,000	\$105,067	\$17,676	\$290,790	\$194,750	201	\$402,257	\$318,499	37.10%					
92-17-35-103-015	APT	10/28/19	\$1,800,000	\$246,422	\$27,525	\$1,178,271	\$686,590	201	\$1,526,053	\$1,290,549	38.14%					

CITY OF MADISON HEIGHTS

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
15	\$5,707,345	\$1,119,340	\$79,212	\$4,266,753	\$2,546,000	\$4,508,793	\$4,508,734	1.000	44.61%

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	DCC	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			
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%					
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%					
44-25-24-351-004	BMS	09/30/19	\$85,000	\$27,846	\$4,285	\$115,229	\$67,020	201	\$52,869	\$111,873	78.85%					
64-13-36-283-016	MRU	03/13/20	\$275,000	\$18,051	\$3,110	\$115,297	\$64,010	201	\$253,839	\$167,583	23.28%					
64-14-08-354-018	CFH	07/30/20	\$190,000	\$39,588	\$13,220	\$105,186	\$72,910	201	\$137,192	\$181,355	38.37%					
64-14-29-476-007	MRU	09/27/21	\$455,000	\$20,768	\$0	\$413,874	\$202,920	201	\$434,232	\$601,561	44.60%					
64-14-29-477-012	MRU	10/08/19	\$372,345	\$18,999	\$0	\$262,103	\$130,960	201	\$353,346	\$380,964	35.17%					
64-14-30-354-003	CFH	07/08/21	\$495,000	\$83,036	\$19,381	\$257,202	\$167,780	201	\$392,583	\$443,452	33.89%	64-14-30-354-004				
64-14-30-477-051	MRU	03/24/21	\$95,000	\$12,886	\$3,495	\$66,917	\$38,380	201	\$78,619	\$97,263	40.40%					
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%					
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%					
P-04-26-354-010	BMS	05/08/19	\$1,500,000	\$139,397	\$15,347	\$1,351,871	\$713,010	201	\$1,345,256	\$969,083	47.53%					
PO-04-22-460-015	DTR	08/06/20	\$250,000	\$55,853	\$0	\$227,361	\$132,090	201	\$194,147	\$214,289	52.84%					

CITY OF MADISON HEIGHTS

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
10	\$3,785,000	\$950,576	\$114,899	\$2,351,630	\$1,559,320	\$2,719,525	\$1,787,839	1.521	41.20%

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
16-25-04-276-029	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				
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%					
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%					
28-25-36-107-005	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%					
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				
44-25-12-151-032	CAS	12/31/19	\$394,000	\$80,223	\$3,898	\$223,555	\$137,700	201	\$309,879	\$136,731	34.95%					
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%					
44-25-14-389-011	CAS	11/03/20	\$575,000	\$39,780	\$6,965	\$226,890	\$127,630	201	\$528,255	\$138,771	22.20%					
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%					

CITY OF MADISON HEIGHTS

ECF FOR 2022: CMD

# 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	\$6,145,000	\$1,906,910	\$95,036	\$4,033,007	\$2,707,350	\$4,143,054	\$4,988,841	0.830	44.06%

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
40-24-13-359-063	COF	02/04/20	\$675,000	\$126,562	\$8,184	\$409,443	\$259,700	201	\$540,254	\$527,633	38.47%					
40-24-14-483-016	COF	08/07/20	\$400,000	\$113,878	\$10,679	\$231,426	\$168,010	201	\$275,443	\$298,229	42.00%					
44-25-11-376-002	COF	10/25/19	\$510,000	\$300,392	\$12,625	\$239,978	\$234,330	201	\$196,983	\$298,480	45.95%					
44-25-12-377-032	COF	10/30/19	\$155,000	\$102,102	\$3,910	\$70,739	\$74,270	201	\$48,988	\$87,984	47.92%					
44-25-12-378-024	COF	10/29/20	\$185,000	\$54,631	\$7,103	\$89,018	\$66,310	201	\$123,266	\$110,719	35.84%					
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%					
44-25-13-210-001	COF	11/02/20	\$170,000	\$51,051	\$2,480	\$81,066	\$60,470	201	\$116,469	\$100,828	35.57%					
44-25-13-210-003	COF	11/02/20	\$295,000	\$102,102	\$8,432	\$139,047	\$109,940	201	\$184,466	\$172,944	37.27%	44-25-13-210-002				
44-25-13-226-055	COF	02/14/20	\$485,000	\$137,480	\$7,461	\$225,890	\$164,860	201	\$340,059	\$280,958	33.99%					
44-25-13-277-018	COF	06/25/19	\$420,000	\$166,280	\$7,567	\$425,609	\$267,390	201	\$246,153	\$529,364	63.66%					
44-25-13-279-038	COF	04/06/21	\$550,000	\$290,891	\$14,327	\$801,088	\$494,830	201	\$244,782	\$996,378	89.97%					
44-25-13-279-044	CMD	11/30/20	\$500,000	\$135,928	\$3,360	\$330,709	\$213,260	201	\$360,712	\$377,953	42.65%					
44-25-14-280-021	CMD	05/14/19	\$300,000	\$92,820	\$2,734	\$225,133	\$145,150	201	\$204,446	\$257,295	48.38%					
44-25-14-481-029	COF	10/27/20	\$250,000	\$57,761	\$1,122	\$134,675	\$85,990	201	\$191,117	\$167,506	34.40%					

CITY OF MADISON HEIGHTS

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
14	\$6,135,000	\$1,472,626	\$160,793	\$3,589,186	\$2,390,150	\$4,501,581	\$2,775,064	1.622	38.96%

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
16-25-04-276-029	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				
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%					
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%					
28-25-36-107-005	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%					
36-18-11-229-008	CMM	03/20/20	\$700,000	\$118,231	\$6,813	\$252,099	\$181,030	201	\$574,956	\$229,181	25.86%					
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				
44-25-12-151-032	CAS	12/31/19	\$394,000	\$80,223	\$3,898	\$223,555	\$137,700	201	\$309,879	\$136,731	34.95%					
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%					
44-25-14-389-011	CAS	11/03/20	\$575,000	\$39,780	\$6,965	\$226,890	\$127,630	201	\$528,255	\$138,771	22.20%					
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%					
64-14-08-380-027	CMM	08/28/19	\$150,000	\$47,320	\$7,939	\$36,648	\$41,440	201	\$94,741	\$28,191	27.63%					
64-14-31-152-001	CMM	02/28/20	\$600,000	\$62,175	\$7,758	\$433,388	\$230,480	201	\$530,067	\$333,375	38.41%	64-14-31-152-002	64-14-31-152-003	64-14-31-152-004		
64-19-03-226-003	CMM	05/30/19	\$900,000	\$294,324	\$23,384	\$515,421	\$377,880	201	\$582,292	\$396,478	41.99%					

CITY OF MADISON HEIGHTS

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
18	\$8,720,000	\$3,583,660	\$145,596	\$5,840,154	\$4,185,517	\$4,990,744	\$6,813,728	0.732	48.00%

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
08-19-25-483-019	CMD	06/08/21	\$700,000	\$576,266	\$3,027	\$239,243	\$346,910	201	\$120,707	\$154,450	49.56%					
08-19-36-227-008	COF	05/21/20	\$875,000	\$637,890	\$2,352	\$481,502	\$487,710	201	\$234,758	\$316,778	55.74%					
16-20-33-226-070	COF	02/28/20	\$250,000	\$143,369	\$5,588	\$172,658	\$149,770	201	\$101,043	\$167,629	59.91%					
40-24-13-103-001	COF	01/28/20	\$400,000	\$158,531	\$14,200	\$596,564	\$247,517	201	\$227,269	\$768,768	61.88%					
40-24-13-359-059	COF	03/20/20	\$925,000	\$185,223	\$23,596	\$758,700	\$463,230	201	\$716,181	\$977,706	50.08%	40-24-13-359-060	40-24-13-360-033			
40-24-14-483-016	COF	08/07/20	\$400,000	\$113,878	\$10,679	\$231,426	\$168,010	201	\$275,443	\$298,229	42.00%					
44-25-11-376-002	COF	10/25/19	\$510,000	\$300,392	\$12,625	\$239,978	\$234,330	201	\$196,983	\$298,480	45.95%					
44-25-12-377-032	COF	10/30/19	\$155,000	\$102,102	\$3,910	\$70,739	\$74,270	201	\$48,988	\$87,984	47.92%					
44-25-12-378-024	COF	10/29/20	\$185,000	\$54,631	\$7,103	\$89,018	\$66,310	201	\$123,266	\$110,719	35.84%					
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%					
44-25-13-210-001	COF	11/02/20	\$170,000	\$51,051	\$2,480	\$81,066	\$60,470	201	\$116,469	\$100,828	35.57%					
44-25-13-210-003	COF	11/02/20	\$295,000	\$102,102	\$8,432	\$139,047	\$109,940	201	\$184,466	\$172,944	37.27%	44-25-13-210-002				
44-25-13-226-055	COF	02/14/20	\$485,000	\$137,480	\$7,461	\$225,890	\$164,860	201	\$340,059	\$280,958	33.99%					
44-25-13-277-018	COF	06/25/19	\$420,000	\$166,280	\$7,567	\$425,609	\$267,390	201	\$246,153	\$529,364	63.66%					
44-25-13-279-038	COF	04/06/21	\$550,000	\$290,891	\$14,327	\$801,088	\$494,830	201	\$244,782	\$996,378	89.97%					
44-25-13-279-044	CMD	11/30/20	\$500,000	\$135,928	\$3,360	\$330,709	\$213,260	201	\$360,712	\$377,953	42.65%					
44-25-14-481-029	COF	10/27/20	\$250,000	\$57,761	\$1,122	\$134,675	\$85,990	201	\$191,117	\$167,506	34.40%					
92-17-35-103-009	COF	02/01/20	\$400,000	\$194,853	\$12,715	\$193,056	\$187,880	201	\$192,432	\$224,484	46.97%					

CITY OF MADISON HEIGHTS

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
11	\$3,629,000	\$1,029,956	\$66,511	\$2,526,869	\$1,653,420	\$2,532,533	\$2,016,717	1.256	45.56%

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
16-20-33-381-041	CRL	04/03/19	\$395,000	\$136,558	\$3,160	\$203,072	\$160,580	201	\$255,282	\$189,787	40.65%	16-20-33-381-010	16-20-33-381-011	16-20-33-381-013		
16-25-04-203-020	CRL	07/31/20	\$590,000	\$194,522	\$12,768	\$273,711	\$221,990	201	\$382,710	\$255,805	37.63%	16-25-04-203-021				
16-25-04-228-008	CRL	10/17/19	\$136,000	\$53,234	\$502	\$94,592	\$69,460	201	\$82,264	\$88,404	51.07%					
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%					
44-25-01-476-010	CRL	03/31/21	\$275,000	\$78,731	\$10,682	\$237,829	\$147,490	201	\$185,587	\$175,649	53.63%					
44-25-12-478-038	CRL	07/01/21	\$400,000	\$102,632	\$3,535	\$157,293	\$115,290	201	\$293,833	\$116,169	28.82%					
44-25-13-101-038	CRL	06/26/19	\$475,000	\$64,311	\$7,364	\$295,713	\$170,060	201	\$403,325	\$218,400	35.80%	44-25-13-106-001				
44-25-13-226-052	CRL	08/08/19	\$168,000	\$46,742	\$3,517	\$135,292	\$83,190	201	\$117,741	\$99,920	49.52%					
44-25-13-351-005	CRL	10/31/19	\$400,000	\$87,516	\$1,862	\$387,768	\$216,550	201	\$310,622	\$286,387	54.14%					
44-25-13-426-006	CRL	07/30/21	\$395,000	\$107,075	\$5,898	\$269,475	\$170,540	201	\$282,027	\$199,021	43.17%					
44-25-24-251-006	CRL	12/07/20	\$200,000	\$76,908	\$14,871	\$275,793	\$169,120	201	\$108,221	\$203,688	84.56%					

CITY OF MADISON HEIGHTS

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
12	\$4,552,194	\$1,514,617	\$111,495	\$2,931,433	\$2,064,460	\$2,926,082	\$2,262,498	1.293	45.35%

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%					
04-25-18-477-051	CRS	04/19/19	\$200,000	\$93,641	\$5,917	\$133,128	\$108,190	201	\$100,442	\$104,169	54.10%					
20-23-27-155-025	CRS	04/30/20	\$360,000	\$61,695	\$883	\$240,532	\$142,440	201	\$297,422	\$224,586	39.57%	20-23-27-155-020				
20-23-27-301-017	CRS	05/08/19	\$217,000	\$54,969	\$2,140	\$104,917	\$75,810	201	\$159,891	\$97,962	34.94%					
20-23-35-103-015	CRS	07/18/19	\$120,000	\$28,541	\$1,581	\$91,272	\$56,090	201	\$89,878	\$85,221	46.74%					
24-25-34-254-045	CRS	02/10/21	\$519,194	\$270,979	\$15,743	\$354,202	\$285,240	201	\$232,472	\$237,242	54.94%					
24-25-34-255-007	CRS	08/01/21	\$250,000	\$50,941	\$1,050	\$116,187	\$74,670	201	\$198,009	\$77,821	29.87%					
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			
44-25-02-101-036	CRS	04/10/19	\$301,000	\$175,545	\$9,913	\$190,883	\$164,880	201	\$115,542	\$140,873	54.78%					
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%					
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%					
44-25-23-203-001	CRS	06/27/19	\$750,000	\$147,319	\$428	\$201,489	\$150,690	201	\$602,253	\$148,700	20.09%					

CITY OF MADISON HEIGHTS

ECF FOR 2022: DIS

# 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
11	\$3,194,000	\$749,501	\$102,331	\$2,994,755	\$1,778,200	\$2,342,168	\$2,596,886	0.902	55.67%

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
16-25-04-228-008	CRL	10/17/19	\$136,000	\$53,234	\$502	\$94,592	\$69,460	201	\$82,264	\$88,404	51.07%					
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%					
28-25-35-426-032	NSC	04/01/21	\$300,000	\$32,348	\$10,928	\$318,768	\$173,550	201	\$256,724	\$330,330	57.85%					
28-25-35-428-050	NSC	06/04/21	\$400,000	\$67,999	\$12,210	\$398,152	\$225,370	201	\$319,791	\$412,593	56.34%					
28-25-36-303-053	NSC	05/13/19	\$250,000	\$52,910	\$32,145	\$385,042	\$223,720	201	\$164,945	\$399,007	89.49%					
44-25-01-476-010	CRL	03/31/21	\$275,000	\$78,731	\$10,682	\$237,829	\$147,490	201	\$185,587	\$175,649	53.63%					
44-25-13-101-038	CRL	06/26/19	\$475,000	\$64,311	\$7,364	\$295,713	\$170,060	201	\$403,325	\$218,400	35.80%	44-25-13-106-001				
44-25-13-226-052	CRL	08/08/19	\$168,000	\$46,742	\$3,517	\$135,292	\$83,190	201	\$117,741	\$99,920	49.52%					
44-25-13-351-005	CRL	10/31/19	\$400,000	\$87,516	\$1,862	\$387,768	\$216,550	201	\$310,622	\$286,387	54.14%					
44-25-13-426-006	CRL	07/30/21	\$395,000	\$107,075	\$5,898	\$269,475	\$170,540	201	\$282,027	\$199,021	43.17%					
44-25-24-251-006	CRL	12/07/20	\$200,000	\$76,908	\$14,871	\$275,793	\$169,120	201	\$108,221	\$203,688	84.56%					

CITY OF MADISON HEIGHTS

ECF FOR 2022: IMS

# 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
38	\$28,725,000	\$6,477,732	\$477,910	\$19,145,398	\$11,838,070	\$21,769,358	\$18,271,041	1.191	41.21%

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
44-25-01-126-025	IND	09/11/19	\$900,000	\$156,372	\$7,176	\$574,364	\$335,000	301	\$736,452	\$552,273	37.22%					
44-25-01-176-018	IND	07/09/20	\$560,000	\$124,500	\$6,452	\$314,676	\$200,110	201	\$429,048	\$302,573	35.73%					
44-25-01-176-027	IND	10/31/19	\$525,000	\$99,600	\$7,811	\$306,345	\$189,920	201	\$417,589	\$294,563	36.18%					
44-25-01-177-017	IND	08/27/20	\$570,000	\$108,315	\$7,829	\$356,296	\$217,630	201	\$453,856	\$342,592	38.18%					
44-25-01-177-021	IND	12/13/19	\$800,000	\$124,500	\$7,919	\$470,726	\$274,030	301	\$667,581	\$452,621	34.25%					
44-25-01-202-022	IND	10/28/20	\$1,455,000	\$445,710	\$42,975	\$988,889	\$673,760	301	\$966,315	\$950,855	46.31%					
44-25-01-202-025	IND	06/10/21	\$1,225,000	\$323,928	\$7,360	\$591,303	\$409,840	201	\$893,712	\$568,561	33.46%					
44-25-01-202-030	IND	09/25/20	\$2,300,000	\$557,138	\$25,280	\$1,276,840	\$833,590	201	\$1,717,582	\$1,227,731	36.24%					
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%					
44-25-02-101-031	IND	06/26/20	\$1,000,000	\$183,638	\$6,820	\$518,799	\$320,070	201	\$809,542	\$498,845	32.01%					
44-25-02-101-038	IND	08/09/19	\$1,150,000	\$233,195	\$4,530	\$792,825	\$467,070	201	\$912,275	\$762,332	40.61%					
44-25-02-326-008	IND	08/03/20	\$925,000	\$169,924	\$9,666	\$473,678	\$294,320	201	\$745,410	\$455,460	31.82%					
44-25-02-376-004	IND	05/08/20	\$1,065,000	\$209,160	\$12,027	\$644,829	\$391,660	201	\$843,813	\$620,028	36.78%					
44-25-02-378-006	IND	04/04/19	\$825,000	\$127,986	\$16,559	\$299,515	\$199,850	301	\$680,455	\$287,995	24.22%					
44-25-02-378-023	IND	11/30/20	\$1,175,000	\$147,612	\$7,932	\$663,810	\$374,020	301	\$1,019,456	\$638,279	31.83%					
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%					
44-25-11-126-009	IND	01/29/20	\$760,000	\$156,596	\$4,802	\$480,857	\$289,890	201	\$598,602	\$462,363	38.14%					
44-25-11-376-024	IND	12/30/20	\$1,410,000	\$341,665	\$55,193	\$1,767,835	\$1,011,160	201	\$1,013,142	\$1,699,841	71.71%					
44-25-11-426-005	IND	11/14/19	\$955,000	\$249,464	\$33,176	\$630,741	\$411,890	201	\$672,360	\$606,482	43.13%					
44-25-11-426-013	IND	03/04/20	\$420,000	\$109,145	\$6,151	\$255,567	\$169,080	201	\$304,704	\$245,738	40.26%					
44-25-12-301-014	IND	10/17/19	\$550,000	\$307,312	\$13,797	\$407,216	\$319,010	201	\$228,891	\$391,554	58.00%					
44-25-13-401-019	IND	05/16/19	\$700,000	\$309,120	\$21,311	\$756,625	\$487,860	301	\$369,569	\$727,524	69.69%					
44-25-13-480-019	IND	05/26/21	\$525,000	\$76,692	\$3,241	\$268,018	\$161,180	301	\$445,067	\$257,710	30.70%					
44-25-23-480-029	IND	10/20/20	\$90,000	\$23,501	\$818	\$101,085	\$57,130	301	\$65,681	\$97,197	63.48%					
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				
44-25-24-205-002	IND	06/16/21	\$175,000	\$73,040	\$6,374	\$246,499	\$150,350	201	\$95,586	\$237,018	85.91%	44-25-24-205-003				
44-25-24-207-002	IND	08/10/21	\$352,000	\$33,200	\$1,709	\$125,846	\$74,420	201	\$317,091	\$121,006	21.14%					
44-25-24-305-002	IND	08/18/20	\$410,000	\$33,200	\$6,385	\$178,236	\$102,230	201	\$370,415	\$171,381	24.93%					
44-25-24-355-018	IMS	01/31/20	\$335,000	\$80,782	\$2,460	\$173,649	\$115,690	201	\$251,758	\$136,195	34.53%	44-25-24-355-017				
44-25-24-360-022	IND	11/15/19	\$1,000,000	\$71,712	\$6,250	\$450,289	\$242,850	201	\$922,038	\$432,970	24.29%	44-25-24-360-021				
44-25-24-360-025	IND	07/01/20	\$100,000	\$23,107	\$49	\$122,576	\$68,110	301	\$76,844	\$117,862	68.11%					
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%					
44-25-24-426-035	IND	08/21/19	\$888,000	\$167,287	\$7,509	\$577,819	\$341,030	201	\$713,204	\$555,595	38.40%					
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%					
44-25-24-455-038	IND	09/03/20	\$150,000	\$25,896	\$1,136	\$84,694	\$50,560	301	\$122,968	\$81,437	33.71%					
44-25-24-459-010	IND	04/25/19	\$100,000	\$26,394	\$4,316	\$99,718	\$60,590	201	\$69,290	\$95,883	60.59%					
44-25-24-476-010	IND	04/22/21	\$260,000	\$49,800	\$3,368	\$110,391	\$74,460	201	\$206,832	\$106,145	28.64%					
44-25-24-476-035	IND	05/01/20	\$720,000	\$191,039	\$21,850	\$437,968	\$296,970	201	\$507,111	\$421,123	41.25%	44-25-24-476-036				

CITY OF MADISON HEIGHTS

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
41	\$30,360,000	\$6,842,189	\$560,315	\$20,453,554	\$12,717,660	\$22,957,496	\$21,635,229	1.061	41.89%

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
44-25-01-126-025	IND	09/11/19	\$900,000	\$156,372	\$7,176	\$574,364	\$335,000	301	\$736,452	\$552,273	37.22%					
44-25-01-176-018	IND	07/09/20	\$560,000	\$124,500	\$6,452	\$314,676	\$200,110	201	\$429,048	\$302,573	35.73%					
44-25-01-176-027	IND	10/31/19	\$525,000	\$99,600	\$7,811	\$306,345	\$189,920	201	\$417,589	\$294,563	36.18%					
44-25-01-177-017	IND	08/27/20	\$570,000	\$108,315	\$7,829	\$356,296	\$217,630	201	\$453,856	\$342,592	38.18%					
44-25-01-177-021	IND	12/13/19	\$800,000	\$124,500	\$7,919	\$470,726	\$274,030	301	\$667,581	\$452,621	34.25%					
44-25-01-202-022	IND	10/28/20	\$1,455,000	\$445,710	\$42,975	\$988,889	\$673,760	301	\$966,315	\$950,855	46.31%					
44-25-01-202-025	IND	06/10/21	\$1,225,000	\$323,928	\$7,360	\$591,303	\$409,840	201	\$893,712	\$568,561	33.46%					
44-25-01-202-030	IND	09/25/20	\$2,300,000	\$557,138	\$25,280	\$1,276,840	\$833,590	201	\$1,717,582	\$1,227,731	36.24%					
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%					
44-25-02-101-031	IND	06/26/20	\$1,000,000	\$183,638	\$6,820	\$518,799	\$320,070	201	\$809,542	\$498,845	32.01%					
44-25-02-101-038	IND	08/09/19	\$1,150,000	\$233,195	\$4,530	\$792,825	\$467,070	201	\$912,275	\$762,332	40.61%					
44-25-02-326-008	IND	08/03/20	\$925,000	\$169,924	\$9,666	\$473,678	\$294,320	201	\$745,410	\$455,460	31.82%					
44-25-02-376-004	IND	05/08/20	\$1,065,000	\$209,160	\$12,027	\$644,829	\$391,660	201	\$843,813	\$620,028	36.78%					
44-25-02-378-006	IND	04/04/19	\$825,000	\$127,986	\$16,559	\$299,515	\$199,850	301	\$680,455	\$287,995	24.22%					
44-25-02-378-023	IND	11/30/20	\$1,175,000	\$147,612	\$7,932	\$663,810	\$374,020	301	\$1,019,456	\$638,279	31.83%					
44-25-11-126-009	IND	01/29/20	\$760,000	\$156,596	\$4,802	\$480,857	\$289,890	201	\$598,602	\$462,363	38.14%					
44-25-11-376-024	IND	12/30/20	\$1,410,000	\$341,665	\$55,193	\$1,767,835	\$1,011,160	201	\$1,013,142	\$1,699,841	71.71%					
44-25-11-426-005	IND	11/14/19	\$955,000	\$249,464	\$33,176	\$630,741	\$411,890	201	\$672,360	\$606,482	43.13%					
44-25-11-426-013	IND	03/04/20	\$420,000	\$109,145	\$6,151	\$255,567	\$169,080	201	\$304,704	\$245,738	40.26%					
44-25-12-301-014	IND	10/17/19	\$550,000	\$307,312	\$13,797	\$407,216	\$319,010	201	\$228,891	\$391,554	58.00%					
44-25-13-401-019	IND	05/16/19	\$700,000	\$309,120	\$21,311	\$756,625	\$487,860	301	\$369,569	\$727,524	69.69%					
44-25-13-480-019	IND	05/26/21	\$525,000	\$76,692	\$3,241	\$268,018	\$161,180	301	\$445,067	\$257,710	30.70%					
44-25-23-480-029	IND	10/20/20	\$90,000	\$23,501	\$818	\$101,085	\$57,130	301	\$65,681	\$97,197	63.48%					
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				
44-25-24-205-002	IND	06/16/21	\$175,000	\$73,040	\$6,374	\$246,499	\$150,350	201	\$95,586	\$237,018	85.91%	44-25-24-205-003				
44-25-24-207-002	IND	08/10/21	\$352,000	\$33,200	\$1,709	\$125,846	\$74,420	201	\$317,091	\$121,006	21.14%					
44-25-24-305-002	IND	08/18/20	\$410,000	\$33,200	\$6,385	\$178,236	\$102,230	201	\$370,415	\$171,381	24.93%					
44-25-24-360-022	IND	11/15/19	\$1,000,000	\$71,712	\$6,250	\$450,289	\$242,850	201	\$922,038	\$432,970	24.29%	44-25-24-360-021				
44-25-24-360-025	IND	07/01/20	\$100,000	\$23,107	\$49	\$122,576	\$68,110	301	\$76,844	\$117,862	68.11%					
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%					
44-25-24-426-035	IND	08/21/19	\$888,000	\$167,287	\$7,509	\$577,819	\$341,030	201	\$713,204	\$555,595	38.40%					
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%					
44-25-24-455-038	IND	09/03/20	\$150,000	\$25,896	\$1,136	\$84,694	\$50,560	301	\$122,968	\$81,437	33.71%					
44-25-24-459-010	IND	04/25/19	\$100,000	\$26,394	\$4,316	\$99,718	\$60,590	201	\$69,290	\$95,883	60.59%					
44-25-24-476-010	IND	04/22/21	\$260,000	\$49,800	\$3,368	\$110,391	\$74,460	201	\$206,832	\$106,145	28.64%					
44-25-24-476-035	IND	05/01/20	\$720,000	\$191,039	\$21,850	\$437,968	\$296,970	201	\$507,111	\$421,123	41.25%	44-25-24-476-036				
64-14-09-301-019	IND	04/24/20	\$700,000	\$130,657	\$23,803	\$479,162	\$296,160	201	\$545,540	\$912,690	42.31%					
64-14-21-403-051	INL	03/20/20	\$600,000	\$36,829	\$22,894	\$219,431	\$132,990	201	\$540,277	\$417,964	22.17%					
64-14-28-332-005	INL	04/19/19	\$105,000	\$10,508	\$0	\$41,480	\$23,960	201	\$94,492	\$79,010	22.82%	64-14-28-332-004				
64-14-29-402-005	INL	07/30/21	\$450,000	\$115,612	\$11,031	\$381,081	\$233,340	301	\$323,357	\$725,869	51.85%	64-14-29-401-009				
64-14-31-326-003	IND	06/14/21	\$825,000	\$407,286	\$54,537	\$965,673	\$663,830	201	\$363,177	\$1,839,377	80.46%					

CITY OF MADISON HEIGHTS

ECF FOR 2022: MOT

# 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	\$7,515,000	\$1,657,682	\$108,059	\$5,018,940	\$3,065,720	\$5,749,259	\$4,786,923	1.201	40.79%

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	DCC	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			
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%					
24-25-27-458-010	APT	10/02/20	\$1,150,000	\$144,957	\$0	\$918,593	\$516,750	201	\$1,005,043	\$834,326	44.93%					
44-25-02-226-016	MOT	10/07/19	\$3,100,000	\$491,946	\$39,616	\$1,601,715	\$955,950	201	\$2,568,438	\$1,233,987	30.84%					
64-14-08-354-018	CFH	07/30/20	\$190,000	\$39,588	\$13,220	\$105,186	\$72,910	201	\$137,192	\$181,355	38.37%					
64-14-30-354-003	CFH	07/08/21	\$495,000	\$83,036	\$19,381	\$257,202	\$167,780	201	\$392,583	\$443,452	33.89%	64-14-30-354-004				
64-19-05-257-001	CFH	10/29/20	\$175,000	\$79,682	\$0	\$153,683	\$105,570	201	\$95,318	\$264,971	60.33%					
L-16-16-276-003	BMS	12/31/19	\$220,000	\$80,682	\$7,133	\$199,235	\$134,170	201	\$132,185	\$193,432	60.99%					
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 MADISON HEIGHTS

ECF FOR 2022: MHP

# 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
20	\$18,468,499	\$3,004,362	\$415,960	\$15,620,982	\$6,700,190	\$15,048,177	\$15,037,176	1.001	36.28%

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
64-19-05-257-001	CFH	10/29/20	\$175,000	\$79,682	\$0	\$153,683	\$105,570	201	\$95,318	\$264,971	60.33%					
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%					
64-14-22-201-001	APT	07/25/19	\$4,100,000	\$453,917	\$87,864	\$5,236,502	\$1,281,720	201	\$3,558,219	\$5,600,537	31.26%					
L-16-16-276-003	BMS	12/31/19	\$220,000	\$80,682	\$7,133	\$199,235	\$134,170	201	\$132,185	\$193,432	60.99%					
64-14-08-354-018	CFH	07/30/20	\$190,000	\$39,588	\$13,220	\$105,186	\$72,910	201	\$137,192	\$181,355	38.37%					
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			
64-14-19-427-022	CFH	02/12/21	\$199,999	\$15,730	\$5,639	\$123,376	\$69,730	201	\$178,630	\$212,717	34.87%					
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%					
64-14-30-354-003	CFH	07/08/21	\$495,000	\$83,036	\$19,381	\$257,202	\$167,780	201	\$392,583	\$443,452	33.89%	64-14-30-354-004				
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				
64-14-27-377-018	BMS	06/25/20	\$225,000	\$97,749	\$4,824	\$86,950	\$84,080	201	\$122,427	\$110,764	37.37%					
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%					
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				
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%					
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%					
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%					
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%					
24-25-27-457-010	APP	10/01/20	\$530,000	\$77,372	\$3,463	\$465,692	\$248,450	201	\$449,165	\$332,400	46.88%					
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%					
44-25-02-226-016	MOT	10/07/19	\$3,100,000	\$491,946	\$39,616	\$1,601,715	\$955,950	201	\$2,568,438	\$1,233,987	30.84%					

CITY OF MADISON HEIGHTS

ECF FOR 2022: NSC

# 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
15	\$5,039,000	\$1,215,285	\$128,186	\$3,795,103	\$2,371,930	\$3,695,529	\$3,330,950	1.109	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
16-20-33-381-041	CRL	04/03/19	\$395,000	\$136,558	\$3,160	\$203,072	\$160,580	201	\$255,282	\$189,787	40.65%	16-20-33-381-010	16-20-33-381-011	16-20-33-381-013		
16-25-04-203-020	CRL	07/31/20	\$590,000	\$194,522	\$12,768	\$273,711	\$221,990	201	\$382,710	\$255,805	37.63%	16-25-04-203-021				
16-25-04-228-008	CRL	10/17/19	\$136,000	\$53,234	\$502	\$94,592	\$69,460	201	\$82,264	\$88,404	51.07%					
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%					
28-25-35-426-032	NSC	04/01/21	\$300,000	\$32,348	\$10,928	\$318,768	\$173,550	201	\$256,724	\$330,330	57.85%					
28-25-35-428-050	NSC	06/04/21	\$400,000	\$67,999	\$12,210	\$398,152	\$225,370	201	\$319,791	\$412,593	56.34%					
28-25-36-157-039	NSC	07/30/21	\$460,000	\$32,072	\$6,392	\$166,272	\$95,870	201	\$421,536	\$172,303	20.84%					
28-25-36-303-053	NSC	05/13/19	\$250,000	\$52,910	\$32,145	\$385,042	\$223,720	201	\$164,945	\$399,007	89.49%					
44-25-01-476-010	CRL	03/31/21	\$275,000	\$78,731	\$10,682	\$237,829	\$147,490	201	\$185,587	\$175,649	53.63%					
44-25-12-478-038	CRL	07/01/21	\$400,000	\$102,632	\$3,535	\$157,293	\$115,290	201	\$293,833	\$116,169	28.82%					
44-25-13-101-038	CRL	06/26/19	\$475,000	\$64,311	\$7,364	\$295,713	\$170,060	201	\$403,325	\$218,400	35.80%	44-25-13-106-001				
44-25-13-226-052	CRL	08/08/19	\$168,000	\$46,742	\$3,517	\$135,292	\$83,190	201	\$117,741	\$99,920	49.52%					
44-25-13-351-005	CRL	10/31/19	\$400,000	\$87,516	\$1,862	\$387,768	\$216,550	201	\$310,622	\$286,387	54.14%					
44-25-13-426-006	CRL	07/30/21	\$395,000	\$107,075	\$5,898	\$269,475	\$170,540	201	\$282,027	\$199,021	43.17%					
44-25-24-251-006	CRL	12/07/20	\$200,000	\$76,908	\$14,871	\$275,793	\$169,120	201	\$108,221	\$203,688	84.56%					