

Bremer County Assessor

Sales Ratio Group Statistics

Study Name RURAL RES
Study Date 01/01/2021-12/31/2021
Table Basis Historical (PrYr 2021)

PDFs 2
Time Adj. None
NUTC 0

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Group Tally Number of sales in group = **70**

Deeds: 70; Contracts: 0; Other: 0

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

	Low Assd Value	Mean	High Assd Value	Total
Sale Price	50,000	284,489	545,000	19,914,200
Land Value	0	0	0	0
Improvement Value	0	0	0	0
Total Assd Value	56,610	243,575	524,910	17,050,270

Low PIN 05-02-200-008

High PIN 10-22-151-016

Statistical Measures

High Ratio	137.05
Low Ratio	50.71
Weighted Mean	85.62
Mean	86.11
Median	85.08
Coefficient of Dispersion - Median	13.71
Coefficient of Variance - Mean	17.73
Price Related Differential (PRD)	1.01
Price Related Bias (PRB)	0.005

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Sale #	PDF	PIN	Map Area	Address	D/C	NUTC	Recording	VS	\$ - Land	\$ - Impr	\$ - Total	Sale Date	Sale Price	Ratio
1	2	11-33-300-006	RURAL-2	2407 MARQUIS RD	D	0	2021/5680		\$0	\$0	\$96,350	11/18/2021	\$190,000	50.71
2	2	07-34-100-003	RURAL-2	2546 210TH ST	D	0	2021/2184		\$0	\$0	\$65,620	4/28/2021	\$115,000	57.06
3	2	01-16-300-008	RURAL-4	1241 130TH ST	D	0	2021/6046		\$0	\$0	\$139,800	12/13/2021	\$220,000	63.55
4	2	06-20-226-004	RURAL-RRSM	1792 190TH ST	D	0	2021/4958		\$0	\$0	\$110,490	10/8/2021	\$172,000	64.24
5	2	10-27-126-003	RURAL-1	1938 260TH ST	D	0	2021/4447		\$0	\$0	\$123,190	9/4/2021	\$190,000	64.84
6	2	05-28-100-002	RURAL-1	1231 205TH ST	D	0	2021/4098		\$0	\$0	\$235,710	7/20/2021	\$351,000	67.15
7	2	11-31-100-005	RURAL-1	2719 MIDWAY AVE	D	0	2021/5432		\$0	\$0	\$138,640	10/15/2021	\$205,000	67.63
8	2	11-19-300-003	RURAL-1	2583 MIDWAY AVE	D	0	2021/5113		\$0	\$0	\$219,050	10/15/2021	\$320,000	68.45
9	2	04-03-400-009	RURAL-4	1068 WHITETAIL AVE	D	0	2021/3607		\$0	\$0	\$102,950	7/10/2021	\$146,000	70.51
10	2	09-13-100-017	RURAL-1	2422 FERN AVE	D	0	2021/3680		\$0	\$0	\$286,520	7/21/2021	\$400,000	71.63
11	2	10-22-176-008	RURAL-9	102 RUSTIC HILLS CIR	D	0	2021/5029		\$0	\$0	\$410,030	8/17/2021	\$568,000	72.19
12	2	07-33-300-019	RURAL-2	2413 220TH ST	D	0	2021/4313		\$0	\$0	\$202,230	8/5/2021	\$279,900	72.25
13	2	10-22-151-008	RURAL-8	104 SUMMER RIDGE RD	D	0	2021/2800		\$0	\$0	\$250,020	6/1/2021	\$345,000	72.47
* 14	2	11-20-100-008	RURAL-2	2521 NAVAHO AVE	D	0	2021/5001		\$0	\$0	\$128,730	9/20/2021	\$174,900	73.60
15	2	10-15-351-001	RURAL-1	2477 JOPLIN AVE	D	0	2021/5166		\$0	\$0	\$176,170	10/10/2021	\$239,000	73.71
16	2	10-28-300-001	RURAL-1	2653 IVORY AVE	D	0	2021/3603		\$0	\$0	\$259,500	7/15/2021	\$349,900	74.16
17	2	06-01-400-015	RURAL-1	1690 MIDWAY AVE	D	0	2021/5171		\$0	\$0	\$172,640	10/18/2021	\$232,000	74.41
18	2	04-06-300-002	RURAL-4	1075 SABLE AVE	D	0	2021/3955		\$0	\$0	\$214,930	8/6/2021	\$286,000	75.15
* 19	2	09-21-300-021	RURAL-1	2556 COTTAGE AVE	D	0	2021/3897		\$0	\$0	\$341,320	7/22/2021	\$452,000	75.51
20	2	10-35-100-002	RURAL-1	2010 270TH ST	D	0	2021/5861		\$0	\$0	\$200,210	12/2/2021	\$264,900	75.58
21	2	09-15-400-037	RURAL-RRSM	511 WALNUT CT	D	0	2021/3044		\$0	\$0	\$107,850	6/11/2021	\$140,000	77.04
22	2	11-33-100-006	RURAL-2	2438 270TH ST	D	0	2021/4544		\$0	\$0	\$204,980	9/10/2021	\$265,000	77.35
* 23	2	10-21-200-011	RURAL-1	2510 JOPLIN AVE	D	0	2021/4196		\$0	\$0	\$453,930	8/20/2021	\$575,000	78.94
24	2	09-15-400-036	RURAL-RRSM	510 WALNUT CT	D	0	2021/3264		\$0	\$0	\$121,410	6/28/2021	\$153,500	79.09
25	2	06-23-200-008	RURAL-1	2076 190TH ST	D	0	2021/2653		\$0	\$0	\$109,430	5/25/2021	\$138,000	79.30
26	2	02-10-100-006	RURAL-2	1922 110TH ST	D	0	2021/4543		\$0	\$0	\$179,400	9/13/2021	\$225,000	79.73
27	2	08-16-400-006	RURAL-3	1882 VIKING AVE	D	0	2021/3279		\$0	\$0	\$255,480	6/28/2021	\$315,000	81.10
28	2	10-18-426-002	RURAL-8	100 LEONARD LN	D	0	2021/3259		\$0	\$0	\$292,670	6/25/2021	\$357,500	81.87
29	2	05-04-400-016	RURAL-1	1692 DAKOTA AVE	D	0	2021/3197		\$0	\$0	\$235,650	6/17/2021	\$285,000	82.68
30	2	10-22-476-004	RURAL-9	108 HIDDEN MEADOW LN	D	0	2021/3874		\$0	\$0	\$322,800	7/28/2021	\$390,000	82.77
31	2	12-15-300-002	RURAL-3	2475 VIKING AVE	D	0	2021/3189		\$0	\$0	\$154,140	6/21/2021	\$185,000	83.32
32	2	10-22-152-003	RURAL-8	104 BLAKE RD	D	0	2021/1850		\$0	\$0	\$317,240	4/8/2021	\$379,500	83.59
33	2	01-33-200-025	RURAL-4	1530 DAKOTA AVE	D	0	2021/1433		\$0	\$0	\$185,140	3/8/2021	\$220,000	84.15

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Sale #	PDF	PIN	Map Area	Address	D/C	NUTC	Recording	VS	\$ - Land	\$ - Impr	\$ - Total	Sale Date	Sale Price	Ratio
34	2	08-26-100-005	RURAL-4	3224 200TH ST	D	0	2021/4737		\$0	\$0	\$97,630	9/22/2021	\$115,000	84.90
* 35	2	10-16-377-002	RURAL-8	104 ORCHARD DR	D	0	2021/2753		\$0	\$0	\$329,210	5/5/2021	\$387,500	84.96 <Median
36	2	11-31-301-002	RURAL-1	2751 MIDWAY AVE	D	0	2021/4836		\$0	\$0	\$230,020	9/22/2021	\$270,000	85.19 <Median
37	2	10-18-427-002	RURAL-8	202 LEONARD LN	D	0	2021/4578		\$0	\$0	\$362,170	9/16/2021	\$425,000	85.22
* 38	2	09-17-300-017	RURAL-1	1123 248TH ST	D	0	2021/3983		\$0	\$0	\$473,010	7/30/2021	\$555,000	85.23
39	2	05-15-300-021	RURAL-1	1333 190TH ST	D	0	2021/4893		\$0	\$0	\$403,540	9/30/2021	\$471,400	85.60
40	2	06-31-226-005	RURAL-8	204 GREENWOOD LN	D	0	2021/3991		\$0	\$0	\$363,340	7/30/2021	\$415,000	87.55
41	2	10-16-351-017	RURAL-8	102 COUNTRY HILLS LN	D	0	2021/4049		\$0	\$0	\$321,110	8/10/2021	\$365,000	87.98
42	2	10-36-301-002	RURAL-5	2749 LARRABEE AVE	D	0	2021/4913		\$0	\$0	\$202,610	9/15/2021	\$230,000	88.09
43	2	12-32-400-006	RURAL-2	2961 MARQUIS RD	D	0	2021/4254		\$0	\$0	\$168,300	8/24/2021	\$189,900	88.63
44	2	12-02-100-005	RURAL-4	3230 220TH ST	D	0	2021/5027		\$0	\$0	\$146,320	10/3/2021	\$164,500	88.95
45	2	07-11-100-001	RURAL-3	1705 QUEBEC AVE	D	0	2021/4529		\$0	\$0	\$237,450	9/1/2021	\$265,000	89.60
46	2	10-28-300-003	RURAL-1	2663 IVORY AVE	D	0	2022/0058		\$0	\$0	\$245,780	12/8/2021	\$270,000	91.03
47	2	10-16-328-017	RURAL-1	102 ROSE HILL DR	D	0	2021/4354		\$0	\$0	\$379,280	8/19/2021	\$412,500	91.95
48	2	10-22-127-002	RURAL-9	103 WOOD SMOKE RD	D	0	2021/4262		\$0	\$0	\$468,730	7/29/2021	\$507,000	92.45
49	2	02-23-400-009	RURAL-1	1356 LARRABEE AVE	D	0	2021/4383		\$0	\$0	\$137,130	9/2/2021	\$148,000	92.66
50	2	10-21-200-003	RURAL-1	1880 250TH ST	D	0	2021/0858		\$0	\$0	\$291,280	1/19/2021	\$310,000	93.96
51	2	04-12-100-003	RURAL-4	3311 115TH ST	D	0	2021/4846		\$0	\$0	\$105,010	10/1/2021	\$110,000	95.46
52	2	10-18-426-005	RURAL-8	101 RUTH RD	D	0	2021/0578		\$0	\$0	\$382,070	1/22/2021	\$399,900	95.54
53	2	03-24-100-004	RURAL-3	1337 REED AVE	D	0	2021/1027		\$0	\$0	\$147,300	1/23/2021	\$153,000	96.27
54	2	10-22-151-016	RURAL-9	106 BLAKE RD	D	0	2022/0030		\$0	\$0	\$524,910	12/24/2021	\$545,000	96.31
55	2	10-24-476-022	RURAL-8	110 TIMMERMAN DR	D	0	2021/2684		\$0	\$0	\$443,990	5/18/2021	\$460,900	96.33
56	2	01-09-300-007	RURAL-4	1187 CASPER AVE	D	0	2021/4258		\$0	\$0	\$135,990	8/20/2021	\$140,000	97.14
57	2	10-22-402-002	RURAL-9	100 PARK VIEW RD	D	0	2021/1193		\$0	\$0	\$354,120	3/5/2021	\$363,000	97.55
58	2	10-22-427-007	RURAL-9	100 WILD ROSE RD	D	0	2021/4147		\$0	\$0	\$418,490	7/22/2021	\$429,000	97.55
59	2	12-16-400-013	RURAL-3	2484 VIKING AVE	D	0	2021/0686		\$0	\$0	\$431,750	2/9/2021	\$440,000	98.12
60	2	02-27-100-009	RURAL-1	1926 140TH ST	D	0	2021/5320		\$0	\$0	\$150,450	10/24/2021	\$150,000	100.30
61	2	09-06-100-007	RURAL-1	2240 ASPEN AVE	D	0	2021/0235		\$0	\$0	\$295,490	1/6/2021	\$293,000	100.85
62	2	09-15-400-047	RURAL-RRSM	523 WALNUT CT	D	0	2021/2384		\$0	\$0	\$105,590	5/9/2021	\$104,000	101.53
63	2	10-16-305-032	RURAL-8	122 LAKEVIEW DR	D	0	2021/0611		\$0	\$0	\$424,360	1/28/2021	\$415,000	102.26
64	2	09-32-300-011	RURAL-2	1121 MARQUIS RD	D	0	2021/2860		\$0	\$0	\$298,980	6/4/2021	\$290,000	103.10
65	2	09-26-176-007	RURAL-5	110 CEDAR DR	D	0	2021/1443		\$0	\$0	\$271,220	3/11/2021	\$245,000	110.70
66	2	05-02-200-008	RURAL-2	1488 160TH ST	D	0	2021/3258		\$0	\$0	\$56,610	6/25/2021	\$50,000	113.22

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67	2	01-18-300-007	RURAL-1	1041 130TH ST	D	0	2021/2482		\$0	\$0	\$169,380	5/13/2021	\$148,500	114.06
68	2	10-23-301-003	RURAL-1	2567 KILLDEER AVE	D	0	2021/3441		\$0	\$0	\$367,590	7/7/2021	\$320,000	114.87
* 69	2	11-36-101-001	RURAL-1	2709 REED AVE	D	0	2021/3428		\$0	\$0	\$114,940	7/6/2021	\$96,000	119.73
70	2	04-22-300-005	RURAL-3	3127 140TH ST	D	0	2021/5428		\$0	\$0	\$180,900	11/1/2021	\$132,000	137.05
									\$0	\$0	\$17,050,270		\$19,914,200	
									Building Residual		\$19,914,200			
									Indicated Map Factor		N/A			

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