

Values used may be adjusted for Equalization.

Neighborhood #2 - Mendon, Leonidas, Nottawa & Colon

Tillable Non-Irrigated, Scrub, Wet

Parcel #	Sale Date	Conf.	Sale Price	Building Value	Residual Value	Total Acres	Tillable Acres	Scrub Acres	Equals 66% Equivalent Tillable Acres (Scrub)	Wet Acres	Equals 33% Equivalent Tillable Acres (Wet)	ROW	Ditch/Drain	Total Equivalent Tillable Acres	Tillable \$ per Acre	Scrub \$ per Acre	Wet \$ per Acre	
002-020-008-00	11/17/2023	No	\$1,020,000	\$312,537	\$707,463	121.70	94.48	23.20	15.31	1.06	0.35	1.00	1.96	110.14	\$6,423	\$4,284	\$2,142	
012-025-011-00	5/3/2024	No	\$170,000	\$0	\$170,000	12.00	10.38	0.12	0.08	0.00	0.00	0.43	1.07	10.46	\$16,254	\$10,841	\$5,421	
002-035-006-02	10/1/2024	No	\$268,000	\$24,022	\$243,978	40.00	33.50	4.58	3.02	1.42	0.47	0.50	0.00	36.99	\$6,596	\$4,399	\$2,200	
012-024-004-00	12/1/2023	No	\$170,000	\$0	\$170,000	16.28	16.05	0.00	0.00	0.00	0.00	0.23	0.00	16.05	\$10,593	\$7,065	\$3,533	
			\$1,628,000	\$336,559	\$1,291,441		154.409		18.41		0.82			173.64	\$7,437			
															Non-Irrigated	Tillable	Scrub	Wet
																\$7,400	\$4,900	\$2,400

Tillable Irrigated

Parcel #	Sale Date	Conf.	Sale Price	Building Value / PP	Residual Value	Total Acres	Tillable Acres	Scrub Acres	Equals 66% Equivalent Tillable Acres (Scrub)	Wet Acres	Equals 33% Equivalent Tillable Acres (Wet)	ROW	Ditch/Drain	Total Equivalent Tillable Acres	Tillable \$ per Acre	
008-030-002-00	5/26/2023	No	\$2,740,000	\$0	\$2,740,000	278.28	257.74	10.36	6.84	4.57	1.51	5.61	0.00	266.09	\$10,297	
002-008-008-01	6/13/2024	No	\$1,694,000	\$0	\$1,694,000	153.88	149.69	2.87	1.89	0	0.00	1.32	0.00	151.58	\$11,175	
010-002-005-00	7/14/2023	No	\$1,400,000	\$188,200	\$1,211,800	213.89	162.10	45.16	29.81	0	0.00	6.63	0.00	191.91	\$6,315	
010-026-016-00	11/20/2023	No	\$400,000	\$0	\$400,000	36.77	33.67	2.98	1.97	0	0.00	0.12	0.00	35.64	\$11,224	
012-018-007-01	1/16/2024	Yes	\$582,000	\$0	\$582,000	77.96	53.19	10.48	6.92	13.49	4.45	0.80	0.00	64.56	\$9,015	
002-022-001-00	7/25/2024	No	\$295,000	\$0	\$295,000	51.00	39.98	8.59	5.67	1.69	0.56	0.74	0.00	46.21	\$6,384	
010-023-013-00	3/8/2024	No	\$593,000	\$0	\$593,000	65.13	62.04	1.51	1.00	0	0.00	1.58	0.00	63.04	\$9,407	
			\$7,704,000	\$188,200	\$7,515,800		758.41		54.09		6.52			819.01	\$9,177	
															Irrigated	Tillable
																\$9,200

Other parcels in sale: 010-026
Other parcels in sale: 002-008
Other parcels in sale: 010-002