

**COMM/IND LAND - IRVING - 2024 ROLL**

<u>PARCEL</u>	<u>ADDRESS</u>	<u>Date</u>	<u>Adj.Sale Price</u>	<u>Improvements</u>	<u>acreage</u>	<u>sqft</u>	<u>net acres</u>	<u>Land Resid</u>	<u>FF</u>	<u>\$/FF</u>	<u>\$/acre</u>
43-107-003-10	204 DIVISION ST	6/12/2020	\$49,500	\$35,228	0.083	3615	0.080	\$14,272	31.50	\$453.08	
51-110-207-00	145 N MAIN-WOODLAND	9/16/2020	\$47,300	\$31,643	0.060	2614	0.060	\$15,657	22.00	\$711.68	
12-031-012-52	12125 M-89	6/9/2021	\$215,000	\$164,486	2.754	119964	2.754	\$50,514 \$80,443	160.00 213.50	\$315.71 \$376.78	

**Used \$375/FF for 2024**

<u>PARCEL</u>	<u>ADDRESS</u>	<u>Date</u>	<u>Adj.Sale Price</u>	<u>Improvements</u>	<u>acreage</u>	<u>sqft</u>	<u>net acres</u>	<u>Land Resid</u>	<u>FF</u>	<u>\$/FF</u>	<u>\$/acre</u>
06-029-045-00	2295 S M-37	1/13/2022	\$158,500	\$128,195	0.950	41382	0.9500	\$30,305	IRREG	N/A	\$31,900.00
03-006-008-60	12120 S M-43	12/9/2020	\$183,750	\$148,617	0.948	41295	0.9230 1.8730	\$35,133 \$65,438	147.50	\$238.19	\$38,063.92 <b>\$34,937.53</b>
12-031-012-52	12125 M-89	6/9/2021	\$215,000	\$164,486	2.754	119964	2.7540	\$50,514	160.00	\$315.71	<b>\$18,342.05</b>
08-031-022-00	2275 MCCANN RD	10/1/2020	\$220,000	\$98,436	9.8	426888	9.2460	\$121,564	LARGE	N/A	<b>\$13,147.74</b>