

LAND COMPARABLE PRINTOUT
(SAMPLE)

REN LAM

LAND 01/10/80 10:54:51

VERSION 790306

LAND SALES DATA PROGRAM

TYPE THE CORRECT NUMBER FOR WHAT YOU WISH TO DO.

1 FOR INPUT OF NEW DATA; 2 FOR UPDATE OF DATA; 3 FOR INQUIRY; 4 TO DELETE DATA; AND 5 TO END THE PROGRAM
WHICH DO YOU WISH TO DO? 1

LOCATION OF SALE (96 CHARS. MAX IN 2 SEPARATE LINES; EACH NO MORE THAN 70 CHARS.)
? >10 MAIN STREET, ANYTOWN

LEGAL DESCRIPTION (95 CHARS. MAX IN 2 SEPARATE LINES; EACH NO MORE THAN 70 CHARS.)
? >APN 71-000-34-35-36

SOURCE OF DATA (42 MAX.) ? >2264

PUBLIC RECORDS LOCATED (35 MAX.) ? >CITY HALL

BUYER (42 MAX.) ? >BUYER,INC

SELLER (47 MAX.) ? >SELLER,INC

DATE OF SALE (MM/DD/YY)? >01/01/80

WHAT IS THE ZONING? >R-1

NUMBER OF UNITS PERMITTED? >00

SITE DIMENSIONS--FRONTAGE? >300

SITE DIMENSIONS--DEPTH? >600

AREA IN SQUARE FEET? >168195

PLACE CODE ? >0000

WHAT IS THE GROSS SALES PRICE? >30000

ARE THE ASSESSMENTS (TWO) KNOWN (Y OR N)? >N

TERMS OF SALE? >CASH

ARE OFF-SITE COSTS KNOWN (Y OR N)? >Y

OFF-SITE COSTS? >32000

IS NET DEMOLITION KNOWN (Y OR N)? >N

IS THE ESTIMATED EXCESS LAND IMPROVEMENT COST KNOWN (Y OR N)? >N

IS THE REAL ESTATE TAX ASSESSMENT KNOWN (Y OR N)? >N

ANSWER THE FOLLOWING QUESTIONS WITH A 'Y' FOR YES,AN 'N' FOR NO OR A 'U' FOR UNKNOWN.

ARE ALL UTILITIES AVAILABLE TO SITE? >Y

TYPE OF PAVING ON ADJOINING ROAD? >

ASPHALT

REMARKS (100 CHAR IN 2 LINES, 1ST LINE MAX TO THE PLUS):

? >CUTTER;CURB;SIDEWALKS-09000; STREETS-023000

MORE REMARKS? (100 CHAR. LINE 1 MAX TO THE PLUS):

? >N

INSERT BEING MADE AT LINE 32500

THE SEQUENCE NUMBER FOR THIS LAND SALES COMP.IS-- 32500

DO YOU WANT A PRINTOUT OF THE NEW DATA (Y OR N)? >Y

4050.3

APPENDIX 30

(SAMPLE)

1. PLAN NUMBER: 02500
 2. LOCATION OF SALE: 10 MAIN STREET, ANYTOWN
 3. LEGAL DESCRIPTION: APN 71-000-34,35,36
 4. SOURCE: 2264
 5. PUBLIC RECORDS: CITY HALL
 6. BUYER: BUYER, INC
 7. SELLER: SELLER, INC
 8. DATE OF SALE: 2/1/80
 9. ZONING: R-1
 10. NO. OF UNITS PERMITTED: 00
 11. NO. OF UNITS PERMITTED PER ACRE: 20.7
 12. SITE DIMENSIONS: FRONTAGE 300 DEPTH 600
 13. SITE AREA IN SQUARE FEET: 168,195
 14. SITE AREA IN ACRES: 3.82
 15. ADEQUATE UTILITIES AT SITE YES NO UNKNOWN
 16. WATER X
 17. SEWER X
 18. GAS X
 19. OTHER X
 20. TYPE OF PAVING ON ADJOINING ROAD: ASPHALT
 21. REMARKS: CURTAIN CURB/SIDEWALKS-09000; STREETS-023000

*14. PLACE CODE: 00300
 *15. GROSS SALES PRICE: 30,000
 *16. PLUS ASSESSMENTS: 0
 *17. TOTAL SALES PRICE: 30,000
 *18. TERMS OF SALE: CASH
 *
 *19. SALES PRICE PER SQUARE FOOT: .18
 *20. SALES PRICE PER UNIT: 375
 *21. SALES PRICE PER ACRE: 7,770
 *22. OFF-SITE COSTS: 32,000
 *23. NET DEMOLITION: 0
 *24. ESTIMATED EXCESS LAND IMPROVEMENT COST: 0
 *25. ESTIMATED COST FULLY IMPROVED: 62,000
 *26. COST PER SQUARE FOOT FULLY IMPROVED .37
 COST PER UNIT FULLY IMPROVED 775
 COST PER ACRE FULLY IMPROVED 16,057
 *27. REAL ESTATE TAX ASSESSMENT: 0
 DISTANCE TO SITE COST TO BRING UTILITIES TO SITE
 0 FT. 0
 0 FT. 0
 0 FT. 0
 6 FT. 0

ASSESSMENTS ARE UNKNOWN,
 UNKNOWN, REAL ESTATE TAX ASSESS, UNKNOWN,

NET DEMOLITION IS UNKNOWN, EXCESS LAND IMPV. COST 1

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