|  |  |  |  |
| --- | --- | --- | --- |
| **MARKET DATA** | **Project No.:** |  | ***FA-24: (Rev. 10/20)*** |
| **Improved RESIDENTIAL Comparable** | **Sale No.:** |  |  |

|  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- |
| Photograph Date: | | | | | | | | | |  | | | | | | | | | | | | | Photographer: | | | | | | | | |  | | | | | | | | | | | | | | | | | | | | | | | | | |
| Date of Sale: | | | |  | | | | | | | | | | | | | | | | | | | | | | | | | | | Date(s) Inspected: | | | | | | | | | | | |  | | | | | | | | | | | | | | |
| County: |  | | | | | | | | | | | | | | | | | | | County Tax ID Number(s): | | | | | | | | | | | | | | | | | |  | | | | | | | | | | | | | | | | | | | |
| Address: |  | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Grantor: |  | | | | | | | | | | | | | | | | | | | | | | | | | | | | Grantee: | | | | | | | |  | | | | | | | | | | | | | | | | | | | | |
| Recording Data: Deed Book | | | | | | | | | | | |  | | | | | | | | | | | | | | | | | Page | | | | | | | |  | | | | | | | | | | | | | | | | | | | | |
| Encumbrances: | | | | | |  | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
|  | | | | | | ***NOTE; VERIFICATION MUST BE WITH A PARTY TO THE TRANSACTION, IINDICATE WHICH BELOW*** | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Sale Consideration: | | | | | | | | |  | | | | | | | | | | | | | | | | | Grantor | | | |  | | | Grantee | | | | | | |  | | Broker of Sale | | | | | | | |  | Closing Atty. | | | | |  | | |
|  | | | | | | | | | Source Name | | | | | | | | | |  | | | | | | | | | | | | | | | | | | | | | | | Contact Number | | | | | | | | |  | | | | | | | |
| Conditions of Sale: | | | | | | | | |  | | | | | | | | | | | | | | | | | Grantor | | | |  | | | Grantee | | | | | | |  | | Broker of Sale | | | | | | | |  | Closing Atty. | | | | |  | |
|  | | | | | | | | | Source Name | | | | | | | | | |  | | | | | | | | | | | | | | | | | | | | | | | Contact Number | | | | | | | | |  | | | | | | |
| Financing: | | | | | | | | |  | | | | | | | | | | | | | | | | | Grantor | | | |  | | | Grantee | | | | | | |  | | Broker of Sale | | | | | | | |  | Closing Atty. | | | | |  | |
|  | | | | | | | | | Source Name | | | | | | | | | |  | | | | | | | | | | | | | | | | | | | | | | | Contact Number | | | | | | | | |  | | | | | | |
| Mortgage Amount: | | | | | | | | | |  | | | | | | | | | | | | | | | | | | | Interest Rate/Terms: | | | | | | | | | | | | | | | |  | | | | | | | | | | | | |
| Highest and Best Use (Time of Sale): | | | | | | | | | | | | | | | | |  | | | | | | | | | | | | | | | | | | | Zoning (Time of Sale): | | | | | | | | | | | | |  | | | | | | | | |
| Lot Size/Land Area: | | | | | | | | | |  | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |  | | | | | | | | |
| Type of Building: | | | | | | | | | |  | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| No. of Units (Sq. Feet): | | | | | | | | |  | | | | | | | | | | | | | | | | | | | | | | | | | Unit Price (Sq. Feet): | | | | | | | | | | | | | | |  | | | | | | | | |
| Building Construction: | | | | | | | | |  | | | | | | | | | | | | | | | | | | | | | | | | | Construction Quality: | | | | | | | | | | | | | | |  | | | | | | | | |
| Building Condition: | | | | | | | | |  | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Effective Age/Remaining Economic Life: | | | | | | | | | | | | | | | | | | | | |  | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Connected Public/Private Utilities: | | | | | | | | | | | | | | | | |  | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Living Area (SF): | |  | | | | | | | | | | | | Basement Area: | | | | | | | | | | | | |  | | | | | | | | Garage: | | | | |  | | | | | | | Carport: | | | | | |  | | | | |
| Front Porch: | | |  | | | | | | | | | Side Porch: | | | | | | | | | | | |  | | | | | Rear Porch: | | | | | | | | | | |  | | | | | | | Patio: | | | | | |  | | | | |
| Outside Utility Rm: | | | | | | | | | |  | |  | | | | | | | | | | | |  | | | | |  | | | | | | | | | | |  | | | | | | |  | | | | | |  | | | | |
| # of Rooms: | | | | |  | | | | | | | # Bedrooms: | | | | | | | | | | | | |  | | | | # Baths: | | | | | | | | | | |  | | | | | | | # ½ Baths: | | | | | |  | | | | |
| Water Heater: | | | | |  | | | | | | | Fireplace: | | | | | | | | | | | |  | | | | | Base Ceiling Height: | | | | | | | | | | | | | | |  | | | | | | | | | | | | | |
| Heating: | | | | |  | | | | | | | | | | | | | | | | | | | | | | | | Cooling: | | | | | | | |  | | | | | | | | | | | | | | | | | | | | |
| Kitchen Built-ins | | | | | | | Oven | | | |  | | Range | | | | |  | | | | Vent Hood | | | | | |  | | | Dishwasher | | | | | | | |  | | Disposal | | | | |  | | Compactor | | | |  | | Microwave |  | |
| Description of Baths: | | | | | | | |  | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Interior Description: | | | | | | | |  | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Exterior Description: | | | | | | | |  | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Extra Features: | | | | | | | |  | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Landscaping & Site Improvement: | | | | | | | | | | | | | | |  | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Occupant & Rent Data @ Date of Sale: | | | | | | | | | | | | | | | |  | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Other Pertinent Information, If Any (Prior sales, subsequent sales, subsequent improvements, project involvement, etc.): | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
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