

Market Comparison Analysis

	Subject Sidwell & Address	Assessed Value	Land Size	True Cash Value (TCV)		Sq Ft	Year Built	Finish Bsmt	# of Frplcs	# of Baths	Garage	Deck	Patio	A/C	\$ per Sq Ft of TCV
Parcel # Address Nbrhd Code	Subject														
							Yes			Yes	Yes	Yes	Yes		
							No			No	No	No	No		
							(Circle One)			(Circle One)	(Circle One)	(Circle One)	(Circle One)		
	Comparable Sales Sidwell & Address	Assessed Value	Land Size	Sale Price	Sale Date	Sq Ft	Year Built	Finish Bsmt	# of Frplcs	# of Baths	Garage	Deck	Patio	A/C	\$ per Sq Ft of Sale Price
Comparable #1 Parcel # Address Nbrhd Code	Comparable #1														
								Yes			Yes	Yes	Yes	Yes	
								No			No	No	No	No	
								(Circle One)			(Circle One)	(Circle One)	(Circle One)	(Circle One)	
Comparable #2 Parcel # Address Nbrhd Code	Comparable #2														
								Yes			Yes	Yes	Yes	Yes	
								No			No	No	No	No	
								(Circle One)			(Circle One)	(Circle One)	(Circle One)	(Circle One)	
Comparable #3 Parcel # Address Nbrhd Code	Comparable #3														
								Yes			Yes	Yes	Yes	Yes	
								No			No	No	No	No	
								(Circle One)			(Circle One)	(Circle One)	(Circle One)	(Circle One)	

** This spreadsheet is a tool prepared by staff, at the suggestion of the Board of Review to assist in gathering information for an effective appeal. Supportive documentation must also be included with any appeal, for consideration.