

Parcel Number	Street Address	Sale Date	Sale Price	Bldg. Residual	Cost Man. \$	E.C.F.
03-003-014-50	6390 CHIEF	05/22/20	\$157,000	\$88,770	\$146,154	0.607
03-018-010-40	4475 MILARCH	05/22/20	\$153,100	\$118,431	\$113,814	1.041
03-024-001-00	11875 GRIFFITH	10/25/21	\$305,000	\$126,969	\$19,534	6.500
03-036-005-05	1123 N HORSESHOE E	05/24/21	\$130,000	\$90,000	\$80,000	1.125
Totals:			\$745,100	\$424,170	\$359,503	
					E.C.F. =>	1.180

Brown Township Residential ECF

This is used for Back Lots, Lake Property, River Property & Township Property.

Parcel Number	Street Address	Sale Date	Sale Price	Bldg. Residual	Cost Man. \$	E.C.F.
03-003-014-50	6390 CHIEF	5/22/2020	\$157,000	\$88,770	\$146,154	0.607
03-010-008-00	5656 KENNY	1/13/2022	\$90,000	\$38,592	\$52,844	0.73
03-016-010-00	4727 SCHNEIDER	5/21/2021	\$172,500	\$103,000	\$121,172	0.85
03-500-019-00	2418 BIALIK	4/1/2020	\$112,000	\$94,772	\$124,180	0.763
Totals:			\$531,500	\$325,134	\$444,350	
E.C.F. =>						0.732

Brown Township Commercial ECF used .73

Parcel Number	Street Address	Sale Date	Sale Price	Bldg. Residual	Cost Man. \$	E.C.F.
03-003-014-50	6390 CHIEF	05/22/20	\$157,000	\$88,770	\$146,154	0.607
03-010-008-00	5656 KENNY	01/13/22	\$90,000	\$38,592	\$52,844	0.730
03-016-010-00	4727 SCHNEIDER	05/21/21	\$172,500	\$125,700	\$121,172	1.037
03-018-010-40	4475 MILARCH	05/22/20	\$153,100	\$118,431	\$113,814	1.041
03-024-001-00	11875 GRIFFITH	10/25/21	\$305,000	\$140,345	\$146,983	0.955
03-036-005-05	1123 N HORSESHOE BEND	05/24/21	\$130,000	\$90,000	\$56,786	1.585
03-500-019-00	2418 BIALIK	04/01/20	\$112,000	\$94,772	\$124,180	0.763
Totals:			\$1,119,600	\$696,610	\$761,933	
					E.C.F. =>	0.914

Agricultural ECF used in Brown .91

County	Parcel ID	Sale Date	Sale Price	Land + Imp	Bld Value	Manual	ECF
Wexford	10-110-00-001-00	9/16/2020	\$200,000	\$82,043	\$117,957	\$168,748	0.6990
Wexford	MN-MN-I-P-12	2/1/2022	\$100,000	\$37,831	\$62,169	\$54,588	1.1389
Wexford	10-068-00-001-02	11/24/2020	\$731,000	\$118,629	\$612,621	\$1,138,115	0.5383
Manistee	07-690-003-00	1/29/2021	\$675,000	\$42,500	\$632,500	\$1,113,333	0.5681
			\$1,706,250	\$281,003	\$1,425,247	\$2,474,784	0.5759

Brown Township Industrial ECF used .576