

**2015 Assessment Sales Ratio Study
Final Sales Analysis for the State Board of Equalization
12 month study**

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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Aitkin CO=01 PT=06 Property=Commercial (with buildings)

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Aitkin	0100	95.11	96.94	.	.	30.07	.	.	7	0

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
* Indicate calculations were done without extreme ratios
source: RUNDATA.RATIO_SBE created JUNE23**

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City and Township Ratios by Property Type
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County_Name=Aitkin CO=01 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Aitkin TWP	0001	100.52	103.80	.	.	12.61	.	.	13	0
Ball Bluff	0002	95.50	93.76	.	.	15.32	.	.	6	0
Farm Island	0008	98.82	98.56	97.09	.	15.44	.	.	30	0
Fleming	0009	99.70	95.56	.	.	15.64	.	.	17	0
Glen	0010	93.72	99.94	.	.	22.42	.	.	11	0
Hazelton	0012	96.88	91.23	.	.	19.00	.	.	23	0
Lakeside	0017	107.00	92.31	.	.	20.71	.	.	10	0
Malmo	0022	104.76	95.18	.	.	11.80	.	.	7	0
Nordland	0025	95.48	97.55	.	.	15.01	.	.	28	0
Shamrock	0030	98.18	96.10	95.80	10.77	10.66	1.01	.	50	0
Spencer	0032	110.38	98.00	.	.	24.12	.	.	7	0
Wagner	0035	96.87	94.25	.	.	21.77	.	.	10	0
Workman	0040	99.53	95.67	.	.	19.21	.	.	7	0
Aitkin	0100	103.31	100.72	.	.	16.05	.	.	12	0
Hill City	0700	96.57	96.19	.	.	16.65	.	.	9	0

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**City and Township Ratios by Property Type
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County_Name=Aitkin CO=01 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-Off Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Aitkin TWP	0001	100.83	100.56	.	.	15.05	.	.	6	0
Hazelton	0012	95.70	91.98	.	.	22.77	.	.	8	0
Malmö	0022	104.76	95.18	.	.	11.80	.	.	7	0
Nordland	0025	97.85	98.16	.	.	12.77	.	.	9	0
Shamrock	0030	99.56	95.90	.	.	7.59	.	.	12	0
Spencer	0032	110.38	98.00	.	.	24.12	.	.	7	0
Aitkin	0100	103.31	100.72	.	.	16.05	.	.	12	0
Hill City	0700	96.63	97.06	.	.	18.02	.	.	8	0

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County_Name=Aitkin CO=01 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-On Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Aitkin TWP	0001	100.25	103.80	.	.	11.34	.	.	7	0
Farm Island	0008	99.62	100.03	.	.	15.85	.	.	25	0
Fleming	0009	102.80	98.52	.	.	13.61	.	.	15	0
Glen	0010	89.27	89.40	.	.	21.52	.	.	8	0
Hazelton	0012	97.51	89.07	.	.	16.42	.	.	15	0
Lakeside	0017	100.05	92.09	.	.	19.71	.	.	6	0
Nordland	0025	94.37	93.00	.	.	16.36	.	.	19	0
Shamrock	0030	97.74	96.27	95.78	11.07	11.36	1.01	.	38	0
Wagner	0035	95.01	94.25	.	.	16.31	.	.	8	0

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**Countywide Ratios by Property Type
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CO=01 County_Name=Aitkin

PT	Property	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
06	Commercial (with buildings)	101.34	96.94	.	.	33.92	.	.	11	0
91	Seasonal Recreational Residential/Residential Aggregation	98.45	96.39	95.25	15.15	16.39	1.02	.	301	0
91	Seasonal Recreational Residential/Residential Aggregation-Off Water	99.33	96.12	96.22	16.51	16.96	1.01	.	128	0
91	Seasonal Recreational Residential/Residential Aggregation-On Water	97.79	96.85	94.86	14.11	16.01	1.02	.	173	0
92	Rural Vacant Land (34.5 or more acres) Aggregation	99.25	92.38	98.35	19.39	21.73	1.01	.	36	0
93	Agricultural Rural Vacant Bare Land (34.5 or more acres) Aggregation	99.25	92.38	98.35	19.39	21.73	1.01	.	36	0
95	Agriculture Improved and Unimproved (34.5 or more acres) Aggregation	100.99	97.03	99.97	20.07	23.22	1.01	.	41	0

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**City and Township Ratios by Property Type
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County_Name=Anoka CO=02 PT=02 Property=Apartment (4 or more units)

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Columbia Heights	0500	92.66	96.58	.	.	13.11	.	.	7	0

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**City and Township Ratios by Property Type
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County_Name=Anoka CO=02 PT=07 Property=Industrial (with buildings)

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Blaine	6200	91.48	92.93	.	.	16.23	.	.	8	0

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City and Township Ratios by Property Type
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County_Name=Anoka CO=02 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Linwood	0010	95.77	92.36	93.29	10.95	12.22	1.01	-6.63	60	60
Anoka	0100	93.55	93.49	92.67	6.42	8.14	1.01	-3.86	171	171
Andover	0300	93.33	93.28	92.52	6.64	7.79	1.01	-2.06	434	434
Centerville	0400	93.02	92.82	91.98	4.89	6.88	1.01	-3.42	63	63
Columbia Heights	0500	94.21	93.47	93.14	7.60	9.26	1.01	-7.10	236	236
Circle Pines	0600	93.80	93.42	92.36	7.67	9.92	1.01	-6.17	71	71
Nowthen	0700	94.89	92.93	93.01	11.02	13.97	1.02	.	41	41
Fridley	0800	93.68	92.66	92.39	7.30	9.46	1.01	-7.67	271	271
Lexington	0900	94.01	93.77	.	.	8.43	.	.	20	20
Coon Rapids	1000	93.59	93.36	93.33	5.89	6.99	1.00	.	663	663
Ramsey	1200	93.80	93.46	93.24	5.80	7.23	1.01	-1.86	365	365
Lino Lakes	1300	93.58	92.68	92.64	7.13	8.54	1.01	-2.46	224	224
East Bethel	1400	92.71	92.12	91.55	8.55	11.22	1.01	-7.03	135	135
St. Francis	1600	93.90	93.08	92.87	8.82	10.01	1.01	-5.17	127	127
Ham Lake	1700	94.19	93.91	93.15	7.15	9.37	1.01	-4.11	153	153
Oak Grove	1800	95.42	93.77	93.55	9.96	11.81	1.01	.	104	104
Columbus	1900	93.04	93.67	91.87	6.56	8.15	1.01	-9.28	31	31
Blaine	6200	94.39	93.31	93.28	6.79	7.89	1.01	-3.07	916	916
Spring Lake Park	8700	92.34	92.92	91.44	7.93	10.45	1.01	-11.14	70	70

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**City and Township Ratios by Property Type
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County_Name=Anoka CO=02 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-Off Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Linwood	0010	95.17	91.74	92.30	10.90	12.00	1.02	-8.76	54	54
Anoka	0100	93.50	93.47	92.58	6.54	8.26	1.01	-4.78	165	165
Andover	0300	93.35	93.28	92.55	6.66	7.81	1.01	-1.99	430	430
Centerville	0400	93.28	93.00	92.56	4.81	6.71	1.01	.	56	56
Columbia Heights	0500	94.22	93.49	93.17	7.62	9.28	1.01	-7.51	235	235
Circle Pines	0600	94.19	93.44	93.23	7.68	9.74	1.01	.	66	66
Nowthen	0700	93.05	92.21	91.57	9.80	12.36	1.02	.	38	38
Fridley	0800	93.88	92.77	92.68	7.29	9.44	1.01	-7.36	264	264
Lexington	0900	94.01	93.77	.	.	8.43	.	.	20	20
Coon Rapids	1000	93.56	93.35	93.29	5.86	6.95	1.00	.	660	660
Ramsey	1200	93.81	93.45	93.25	5.83	7.25	1.01	-1.88	359	359
Lino Lakes	1300	93.58	92.68	92.64	7.13	8.54	1.01	-2.46	224	224
East Bethel	1400	92.71	92.00	91.43	8.71	11.38	1.01	-9.53	121	121
St. Francis	1600	93.75	93.02	92.68	8.86	10.05	1.01	-5.81	124	124
Ham Lake	1700	93.97	93.76	92.90	7.16	9.32	1.01	-4.47	148	148
Oak Grove	1800	96.00	94.13	94.46	9.17	9.79	1.01	.	91	91
Columbus	1900	93.66	94.28	.	.	7.28	.	.	28	28
Blaine	6200	94.40	93.26	93.29	6.87	7.96	1.01	-3.52	883	883
Spring Lake Park	8700	92.46	93.14	91.58	7.88	10.45	1.01	-10.74	69	69

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City and Township Ratios by Property Type
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County_Name=Anoka CO=02 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-On Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Linwood	0010	101.16	97.63	.	.	12.77	.	.	6	6
Anoka	0100	94.93	95.10	.	.	3.77	.	.	6	6
Centerville	0400	90.93	92.72	.	.	8.31	.	.	7	7
Fridley	0800	86.26	87.10	.	.	5.93	.	.	7	7
Ramsey	1200	92.90	94.68	.	.	6.56	.	.	6	6
East Bethel	1400	92.65	92.58	.	.	10.15	.	.	14	14
Oak Grove	1800	91.38	92.92	.	.	22.17	.	.	13	13
Blaine	6200	94.18	93.65	93.07	4.91	5.84	1.00	.	33	33

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**Countywide Ratios by Property Type
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CO=02 County_Name=Anoka

PT	Property	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
02	Apartment (4 or more units)	90.60	93.02	.	.	10.34	.	.	24	0
06	Commercial (with buildings)	95.76	95.97	79.11	15.96	19.26	1.18	-4.74	33	0
07	Industrial (with buildings)	93.69	97.61	.	.	15.24	.	.	29	0
91	Seasonal Recreational Residential/Residential Aggregation	93.88	93.27	92.94	6.96	8.53	1.01	-2.61	4,160	4,160
91	Seasonal Recreational Residential/Residential Aggregation-Off Water	93.87	93.26	92.96	6.93	8.42	1.01	-2.75	4,040	4,040
91	Seasonal Recreational Residential/Residential Aggregation-On Water	93.93	93.46	92.47	7.96	11.59	1.01	-3.72	120	120

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**City and Township Ratios by Property Type
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County_Name=Becker CO=03 PT=06 Property=Commercial (with buildings)

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Detroit Lakes	0300	98.29	91.54	.	.	35.51	.	.	10	0

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**City and Township Ratios by Property Type
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County_Name=Becker CO=03 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Burlington	0003	97.07	95.46	.	.	18.97	.	.	26	20
Cormorant	0006	91.93	87.64	90.12	11.59	15.31	1.02	.	36	9
Detroit	0008	92.97	91.28	93.89	.	11.49	.	.	31	18
Erie	0009	97.11	92.45	.	.	15.49	.	.	24	14
Height Of Land	0014	98.94	97.02	.	.	17.82	.	.	10	2
Holmesville	0015	94.88	87.79	.	.	18.80	.	.	7	2
Lake Eunice	0016	94.44	91.26	92.36	16.64	19.89	1.02	.	47	11
Lake Park TWP	0017	89.57	89.03	.	.	23.08	.	.	6	2
Lake View	0018	92.36	92.50	91.52	14.39	16.93	1.00	.	32	15
Maple Grove	0019	99.37	88.04	.	.	16.71	.	.	6	0
Osage	0020	91.11	94.87	.	.	13.97	.	.	11	8
Richwood	0023	101.21	94.42	.	.	16.28	.	.	6	5
Toad Lake	0032	108.86	99.58	.	.	16.20	.	.	8	2
Eagle View	0037	98.60	97.94	.	.	7.73	.	.	6	1
Audubon	0100	97.13	95.82	.	.	12.91	.	.	13	11
Detroit Lakes	0300	95.90	94.30	90.94	13.34	15.26	1.04	-3.81	166	142
Frazee	0400	92.52	83.79	.	.	22.71	.	.	9	8
Lake Park	0500	106.26	91.44	.	.	10.54	.	.	8	8

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County_Name=Becker CO=03 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-Off Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Burlington	0003	95.21	95.46	.	.	15.77	.	.	20	20
Cormorant	0006	87.03	82.38	.	.	11.77	.	.	9	9
Detroit	0008	89.43	87.76	.	.	10.45	.	.	18	18
Erie	0009	93.59	88.67	.	.	17.62	.	.	14	14
Lake Eunice	0016	86.97	83.47	.	.	12.77	.	.	11	11
Lake View	0018	84.90	85.57	.	.	15.90	.	.	15	15
Osage	0020	92.54	95.00	.	.	8.17	.	.	8	8
Audubon	0100	99.91	95.83	.	.	11.52	.	.	11	11
Detroit Lakes	0300	96.93	94.82	93.16	12.94	14.22	1.02	-3.48	142	142
Frazee	0400	90.21	82.73	.	.	23.50	.	.	8	8
Lake Park	0500	106.26	91.44	.	.	10.54	.	.	8	8

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County_Name=Becker CO=03 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-On Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Burlington	0003	103.29	96.80	.	.	25.13	.	.	6	0
Cormorant	0006	93.56	91.21	.	.	15.98	.	.	27	0
Detroit	0008	97.86	98.65	.	.	11.25	.	.	13	0
Erie	0009	102.02	100.16	.	.	11.57	.	.	10	0
Height Of Land	0014	106.57	103.46	.	.	10.78	.	.	8	0
Lake Eunice	0016	96.72	92.97	93.06	15.96	19.84	1.04	.	36	0
Lake View	0018	98.94	98.28	.	.	15.92	.	.	17	0
Maple Grove	0019	99.37	88.04	.	.	16.71	.	.	6	0
Toad Lake	0032	104.83	99.58	.	.	12.72	.	.	6	0
Detroit Lakes	0300	89.80	89.51	.	.	20.38	.	.	24	0

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County_Name=Becker CO=03 PT=92 Property=Rural Vacant Land (34.5 or more acres) Aggregation

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Green Valley	0012	98.49	94.85	.	.	22.26	.	.	7	0

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
* Indicate calculations were done without extreme ratios
source: RUNDATA.RATIO_SBE created JUNE23**

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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Becker CO=03 PT=93 Property=Agricultural Rural Vacant Bare Land (34.5 or more acres) Aggregation

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Green Valley	0012	98.49	94.85	.	.	22.26	.	.	7	0

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
* Indicate calculations were done without extreme ratios
source: RUNDATA.RATIO_SBE created JUNE23**

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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
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County_Name=Becker CO=03 PT=95 Property=Agriculture Improved and Unimproved (34.5 or more acres) Aggregation

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Green Valley	0012	98.49	94.85	.	.	22.26	.	.	7	0

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
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Countywide Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales

CO=03 County_Name=Becker

PT	Property	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
06	Commercial (with buildings)	98.04	94.26	.	.	33.38	.	.	15	0
91	Seasonal Recreational Residential/Residential Aggregation	95.57	93.42	92.46	14.61	16.06	1.02	.	506	312
91	Seasonal Recreational Residential/Residential Aggregation-Off Water	94.66	92.39	91.18	14.99	15.39	1.02	.	312	312
91	Seasonal Recreational Residential/Residential Aggregation-On Water	97.04	95.21	93.48	13.91	16.70	1.03	-4.81	194	0
92	Rural Vacant Land (34.5 or more acres) Aggregation	98.95	95.94	.	.	28.62	.	.	26	0
93	Agricultural Rural Vacant Bare Land (34.5 or more acres) Aggregation	97.60	94.43	99.65	25.69	43.10	0.98	10.62	32	0
95	Agriculture Improved and Unimproved (34.5 or more acres) Aggregation	101.03	95.94	96.38	28.25	44.30	1.05	.	44	0

All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
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City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
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County_Name=Beltrami CO=04 PT=06 Property=Commercial (with buildings)

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Bemidji	0100	99.33	95.03	.	.	37.37	.	.	15	0

All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Beltrami CO=04 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Bemidji TWP	0003	96.62	96.49	.	.	11.44	.	.	23	23
Eckles	0010	94.56	93.08	.	.	11.56	.	.	25	25
Frohn	0011	90.81	92.18	.	.	17.12	.	.	15	15
Grant Valley	0012	90.45	89.68	.	.	14.05	.	.	24	24
Hagali	0013	95.64	101.53	.	.	22.30	.	.	8	8
Hines	0015	95.52	97.51	.	.	14.00	.	.	13	13
Liberty	0022	100.87	93.53	.	.	17.73	.	.	11	11
Northern	0027	91.25	90.48	86.34	16.48	34.39	1.06	.	80	80
Ten Lake	0039	92.71	91.15	.	.	15.33	.	.	12	12
Turtle Lake	0040	94.29	93.10	.	.	9.88	.	.	17	17
Turtle River TWP	0041	88.09	87.80	.	.	19.46	.	.	14	14
Waskish	0043	89.54	72.72	.	.	18.78	.	.	7	7
Bemidji	0100	95.32	92.93	92.99	14.00	14.68	1.00	.	163	163
Blackduck	0200	124.04	103.96	.	.	10.14	.	.	10	10
Turtle River	2300	89.68	90.37	.	.	11.44	.	.	6	6

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
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City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales

County_Name=Beltrami CO=04 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-Off Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Bemidji TWP	0003	95.95	94.75	.	.	10.86	.	.	22	22
Eckles	0010	94.56	93.08	.	.	11.56	.	.	25	25
Frohn	0011	92.68	90.04	.	.	7.49	.	.	6	6
Grant Valley	0012	90.02	89.68	.	.	13.38	.	.	22	22
Hagali	0013	99.97	106.80	.	.	23.36	.	.	6	6
Hines	0015	100.24	98.27	.	.	9.91	.	.	6	6
Liberty	0022	101.60	92.62	.	.	18.80	.	.	10	10
Northern	0027	91.91	90.64	88.57	16.48	36.18	1.04	.	68	68
Turtle River TWP	0041	90.47	89.46	.	.	20.71	.	.	6	6
Bemidji	0100	95.43	92.84	92.70	14.44	14.93	1.01	.	152	152
Blackduck	0200	124.04	103.96	.	.	10.14	.	.	10	10

All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
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City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales

County_Name=Beltrami CO=04 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-On Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Frohn	0011	89.55	95.95	.	.	22.01	.	.	9	9
Hines	0015	91.48	90.60	.	.	16.72	.	.	7	7
Northern	0027	87.51	86.72	.	.	21.07	.	.	12	12
Ten Lake	0039	89.17	89.95	.	.	15.33	.	.	11	11
Turtle Lake	0040	92.52	91.91	.	.	10.31	.	.	12	12
Turtle River TWP	0041	86.31	87.80	.	.	19.61	.	.	8	8
Bemidji	0100	93.83	94.95	.	.	11.37	.	.	11	11

All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
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**Countywide Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

CO=04 County_Name=Beltrami

PT	Property	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
06	Commercial (with buildings)	89.17	92.86	.	.	42.21	.	.	25	0
91	Seasonal Recreational Residential/Residential Aggregation	95.15	92.19	89.75	16.50	20.28	1.03	-2.05	484	484
91	Seasonal Recreational Residential/Residential Aggregation-Off Water	95.67	92.40	90.89	16.23	20.55	1.02	.	387	387
91	Seasonal Recreational Residential/Residential Aggregation-On Water	93.06	91.08	87.43	17.38	19.22	1.04	.	97	97
92	Rural Vacant Land (34.5 or more acres) Aggregation	89.60	94.77	.	.	30.38	.	.	21	0
93	Agricultural Rural Vacant Bare Land (34.5 or more acres) Aggregation	88.74	92.00	.	.	36.19	.	.	25	0
95	Agriculture Improved and Unimproved (34.5 or more acres) Aggregation	93.74	92.00	87.73	24.49	34.19	1.08	.	35	0

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
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source: RUNDATA.RATIO_SBE created JUNE23**

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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Benton CO=05 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Granite Ledge	0005	95.71	96.56	.	.	7.04	.	.	8	8
Langola	0006	97.94	98.43	.	.	9.64	.	.	10	6
Minden	0009	93.03	92.76	.	.	7.79	.	.	9	9
St. George	0010	95.72	96.88	.	.	5.14	.	.	8	8
Sauk Rapids TWP	0011	91.00	91.77	.	.	11.71	.	.	7	6
Watab	0012	100.13	96.17	98.65	9.23	11.37	1.01	.	37	24
Foley	0200	91.31	92.12	89.98	8.74	10.40	1.01	.	39	39
Rice	0600	101.02	95.36	.	.	6.61	.	.	25	25
Sauk Rapids	0900	96.94	96.52	96.22	8.17	9.06	1.00	.	157	157
Sartell	8600	97.76	95.09	.	.	6.59	.	.	15	15
St. Cloud	9200	95.38	94.22	92.19	10.72	9.88	1.02	-6.23	44	44

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
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source: RUNDATA.RATIO_SBE created JUNE23**

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City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales

County_Name=Benton CO=05 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-Off Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Granite Ledge	0005	95.71	96.56	.	.	7.04	.	.	8	8
Langola	0006	92.87	92.20	.	.	9.09	.	.	6	6
Minden	0009	93.03	92.76	.	.	7.79	.	.	9	9
St. George	0010	95.72	96.88	.	.	5.14	.	.	8	8
Sauk Rapids TWP	0011	94.41	93.81	.	.	6.58	.	.	6	6
Watab	0012	97.42	95.04	.	.	9.10	.	.	24	24
Foley	0200	91.31	92.12	89.98	8.74	10.40	1.01	.	39	39
Rice	0600	101.02	95.36	.	.	6.61	.	.	25	25
Sauk Rapids	0900	96.94	96.52	96.22	8.17	9.06	1.00	.	157	157
Sartell	8600	97.76	95.09	.	.	6.59	.	.	15	15
St. Cloud	9200	95.38	94.22	92.19	10.72	9.88	1.02	-6.23	44	44

All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
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**City and Township Ratios by Property Type
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Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Benton CO=05 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-On Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Watab	0012	105.13	106.72	.	.	12.60	.	.	13	0

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source: RUNDATA.RATIO_SBE created JUNE23**

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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Benton CO=05 PT=95 Property=Agriculture Improved and Unimproved (34.5 or more acres) Aggregation

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Maywood	0008	105.70	104.01	.	.	18.11	.	.	8	0

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**Countywide Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

CO=05 County_Name=Benton

PT	Property	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
06	Commercial (with buildings)	100.38	93.92	.	.	25.51	.	.	14	0
91	Seasonal Recreational Residential/Residential Aggregation	96.28	95.12	95.36	8.90	9.71	1.00	.	378	360
91	Seasonal Recreational Residential/Residential Aggregation-Off Water	95.93	94.88	94.98	8.68	9.21	1.00	.	360	360
91	Seasonal Recreational Residential/Residential Aggregation-On Water	103.31	105.47	.	.	13.49	.	.	18	0
92	Rural Vacant Land (34.5 or more acres) Aggregation	98.27	98.11	.	.	21.66	.	.	7	0
93	Agricultural Rural Vacant Bare Land (34.5 or more acres) Aggregation	98.06	98.45	.	.	15.77	.	.	14	0
95	Agriculture Improved and Unimproved (34.5 or more acres) Aggregation	100.03	100.82	.	.	13.86	.	.	25	0

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Based on sales from October 2014 through September 2015
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**Selected Countywide Ratios with Largest Cities Removed:
Hennepin without Minneapolis, Ramsey without St. Paul
St. Louis without Duluth, Olmsted without Rochester
Benton, Sherburne and Stearns without St Cloud, Clay without Moorhead**

CO=05 County=Benton without St. Cloud

Property	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Commercial (with buildings)	103.73	92.83	.	.	28.61	.	.	10	0
Seasonal Recreational Residential/Residential Aggregation	96.40	95.23	95.70	8.68	9.64	1.00	1.76	334	316
Seasonal Recreational Residential/Residential Aggregation-Off Water	96.01	94.89	95.30	8.40	9.09	1.00	1.83	316	316
Seasonal Recreational Residential/Residential Aggregation-On Water	103.31	105.47	.	.	13.49	.	.	18	0
Rural Vacant Land (34.5 or more acres) Aggregation	98.27	98.11	.	.	21.66	.	.	7	0
Agricultural Rural Vacant Bare Land (34.5 or more acres) Aggregation	98.06	98.45	.	.	15.77	.	.	14	0
Agriculture Improved and Unimproved (34.5 or more acres) Aggregation	100.03	100.82	.	.	13.86	.	.	25	0

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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Big Stone CO=06 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Foster	0006	97.37	94.12	.	.	9.58	.	.	6	0
Ortonville	0800	100.17	94.12	94.43	13.20	25.03	1.04	-9.42	44	0

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**City and Township Ratios by Property Type
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Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Big Stone CO=06 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-Off Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Ortonville	0800	100.46	93.47	93.92	14.68	27.13	1.05	-9.87	37	0

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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Big Stone CO=06 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-On Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Ortonville	0800	98.60	99.43	.	.	4.21	.	.	7	0

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**Countywide Ratios by Property Type
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CO=06 County_Name=Big Stone

PT	Property	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
91	Seasonal Recreational Residential/Residential Aggregation	98.84	94.42	93.32	11.78	21.72	1.05	-6.64	67	0
91	Seasonal Recreational Residential/Residential Aggregation-Off Water	99.39	93.82	92.99	13.28	24.37	1.06	-6.78	51	0
91	Seasonal Recreational Residential/Residential Aggregation-On Water	97.06	96.12	.	.	6.52	.	.	16	0

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City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
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County_Name=Blue Earth CO=07 PT=06 Property=Commercial (with buildings)

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Mankato	0900	95.95	103.52	.	.	17.57	.	.	19	0

All sales adjusted for time and terms
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*** Indicate calculations were done without extreme ratios**
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City and Township Ratios by Property Type
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County_Name=Blue Earth CO=07 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Decoria	0006	97.24	96.91	.	.	8.24	.	.	13	13
Jamestown	0008	93.00	95.05	.	.	6.80	.	.	7	7
Lime	0011	97.84	96.25	.	.	7.20	.	.	11	11
McPherson	0014	94.34	90.03	.	.	16.77	.	.	6	6
Mankato TWP	0015	95.00	96.14	.	.	6.00	.	.	15	15
Rapidan	0019	91.38	91.29	.	.	9.17	.	.	7	7
South Bend	0021	97.14	96.68	.	.	12.93	.	.	17	17
Amboy	0100	99.96	96.15	.	.	14.54	.	.	8	8
Eagle Lake	0300	95.94	98.07	96.69	6.58	8.33	0.99	8.04	32	32
Lake Crystal	0700	96.89	96.13	96.06	7.79	10.33	1.01	.	41	41
Madison Lake	0800	96.34	95.42	.	.	10.15	.	.	9	9
Mankato	0900	98.55	97.38	97.21	8.09	9.19	1.01	-2.53	466	466
Mapleton	1000	101.30	94.24	.	.	14.01	.	.	21	21
St. Clair	1300	100.45	98.30	.	.	11.10	.	.	15	15

All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
*** Indicate calculations were done without extreme ratios**
source: RUNDATA.RATIO_SBE created JUNE23

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City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales

County_Name=Blue Earth CO=07 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-Off Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Decoria	0006	97.24	96.91	.	.	8.24	.	.	13	13
Jamestown	0008	93.00	95.05	.	.	6.80	.	.	7	7
Lime	0011	97.84	96.25	.	.	7.20	.	.	11	11
McPherson	0014	94.34	90.03	.	.	16.77	.	.	6	6
Mankato TWP	0015	95.00	96.14	.	.	6.00	.	.	15	15
Rapidan	0019	91.38	91.29	.	.	9.17	.	.	7	7
South Bend	0021	97.14	96.68	.	.	12.93	.	.	17	17
Amboy	0100	99.96	96.15	.	.	14.54	.	.	8	8
Eagle Lake	0300	95.94	98.07	96.69	6.58	8.33	0.99	8.04	32	32
Lake Crystal	0700	96.89	96.13	96.06	7.79	10.33	1.01	.	41	41
Madison Lake	0800	96.34	95.42	.	.	10.15	.	.	9	9
Mankato	0900	98.55	97.38	97.21	8.09	9.19	1.01	-2.53	466	466
Mapleton	1000	101.30	94.24	.	.	14.01	.	.	21	21
St. Clair	1300	100.45	98.30	.	.	11.10	.	.	15	15

All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
*** Indicate calculations were done without extreme ratios**
source: RUNDATA.RATIO_SBE created JUNE23

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**Countywide Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

CO=07 County_Name=Blue Earth

PT	Property	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
06	Commercial (with buildings)	94.99	94.81	.	.	17.64	.	.	28	0
91	Seasonal Recreational Residential/Residential Aggregation	97.86	96.88	96.37	8.68	9.93	1.01	-2.10	712	711
91	Seasonal Recreational Residential/Residential Aggregation-Off Water	97.86	96.88	96.37	8.68	9.93	1.01	-2.10	712	711
92	Rural Vacant Land (34.5 or more acres) Aggregation	95.98	94.95	.	.	11.82	.	.	7	0
93	Agricultural Rural Vacant Bare Land (34.5 or more acres) Aggregation	95.27	95.29	.	.	10.09	.	.	16	0
95	Agriculture Improved and Unimproved (34.5 or more acres) Aggregation	95.68	95.61	.	.	9.80	.	.	17	0

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
* Indicate calculations were done without extreme ratios
source: RUNDATA.RATIO_SBE created JUNE23**

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City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales

County_Name=Brown CO=08 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Cottonwood	0004	94.56	93.47	.	.	4.16	.	.	6	6
Milford	0010	95.73	95.62	.	.	7.86	.	.	8	8
New Ulm	0600	93.55	93.65	93.11	5.98	7.18	1.00	.	163	162
Sleepy Eye	0800	98.16	94.95	.	.	13.59	.	.	25	25
Springfield	0900	92.87	95.01	.	.	9.46	.	.	24	24

All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
*** Indicate calculations were done without extreme ratios**
source: RUNDATA.RATIO_SBE created JUNE23

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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Brown CO=08 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-Off Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Cottonwood	0004	94.56	93.47	.	.	4.16	.	.	6	6
Milford	0010	95.73	95.62	.	.	7.86	.	.	8	8
New Ulm	0600	93.63	93.67	93.20	5.93	7.12	1.00	.	162	162
Sleepy Eye	0800	98.16	94.95	.	.	13.59	.	.	25	25
Springfield	0900	92.87	95.01	.	.	9.46	.	.	24	24

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
* Indicate calculations were done without extreme ratios
source: RUNDATA.RATIO_SBE created JUNE23**

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**Countywide Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

CO=08 County_Name=Brown

PT	Property	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
06	Commercial (with buildings)	88.32	89.73	.	.	14.18	.	.	6	0
91	Seasonal Recreational Residential/Residential Aggregation	93.97	93.79	93.39	6.63	8.47	1.00	.	243	240
91	Seasonal Recreational Residential/Residential Aggregation-Off Water	94.01	93.90	93.44	6.55	8.40	1.00	.	240	240
93	Agricultural Rural Vacant Bare Land (34.5 or more acres) Aggregation	100.75	97.15	.	.	7.40	.	.	21	0
95	Agriculture Improved and Unimproved (34.5 or more acres) Aggregation	100.75	97.15	.	.	7.40	.	.	21	0

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
* Indicate calculations were done without extreme ratios
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City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales

County_Name=Carlton CO=09 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Barnum TWP	0003	99.86	91.08	.	.	20.31	.	.	13	6
Blackhoof	0005	89.51	91.67	.	.	8.72	.	.	8	6
Eagle	0008	91.09	91.32	.	.	10.74	.	.	13	6
Kalevala	0010	89.25	91.29	.	.	12.26	.	.	7	6
Moose Lake TWP	0014	94.27	90.30	.	.	12.48	.	.	14	11
Perch Lake	0015	107.01	101.17	.	.	15.12	.	.	9	2
Thomson TWP	0023	92.26	91.52	90.63	10.87	16.51	1.01	.	58	53
Twin Lakes	0024	94.38	91.99	.	.	10.32	.	.	19	17
Carlton	0400	94.54	95.15	.	.	11.96	.	.	14	14
Cloquet	0500	93.05	90.56	90.64	12.84	13.35	1.02	-4.65	153	153
Moose Lake	1200	100.05	92.37	.	.	14.17	.	.	23	22
Scanlon	1500	93.29	90.54	.	.	9.87	.	.	10	10
Wrenshall	1700	91.04	92.77	.	.	15.37	.	.	10	10

All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
*** Indicate calculations were done without extreme ratios**
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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Carlton CO=09 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-Off Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Barnum TWP	0003	84.29	87.93	.	.	10.91	.	.	6	6
Blackhoof	0005	91.57	92.41	.	.	6.61	.	.	6	6
Eagle	0008	88.66	82.78	.	.	8.04	.	.	6	6
Kalevala	0010	88.91	92.42	.	.	13.44	.	.	6	6
Moose Lake TWP	0014	94.62	90.63	.	.	13.76	.	.	11	11
Thomson TWP	0023	93.41	90.98	92.26	9.64	11.53	1.01	.	53	53
Twin Lakes	0024	93.81	89.99	.	.	10.66	.	.	17	17
Carlton	0400	94.54	95.15	.	.	11.96	.	.	14	14
Cloquet	0500	93.05	90.56	90.64	12.84	13.35	1.02	-4.65	153	153
Moose Lake	1200	100.39	92.77	.	.	14.51	.	.	22	22
Scanlon	1500	93.29	90.54	.	.	9.87	.	.	10	10
Wrenshall	1700	91.04	92.77	.	.	15.37	.	.	10	10

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
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source: RUNDATA.RATIO_SBE created JUNE23**

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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Carlton CO=09 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-On Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Barnum TWP	0003	113.20	95.71	.	.	22.73	.	.	7	0
Eagle	0008	93.17	94.55	.	.	7.25	.	.	7	0
Perch Lake	0015	113.65	112.64	.	.	13.48	.	.	7	0

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
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source: RUNDATA.RATIO_SBE created JUNE23**

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Countywide Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales

CO=09 County_Name=Carlton

PT	Property	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
06	Commercial (with buildings)	104.03	98.33	.	.	18.72	.	.	11	0
91	Seasonal Recreational Residential/Residential Aggregation	94.00	91.68	91.19	12.72	13.67	1.01	-2.04	396	357
91	Seasonal Recreational Residential/Residential Aggregation-Off Water	93.52	91.31	91.06	12.32	12.75	1.01	-2.09	357	357
91	Seasonal Recreational Residential/Residential Aggregation-On Water	98.34	94.55	92.04	16.37	20.28	1.03	.	39	0
92	Rural Vacant Land (34.5 or more acres) Aggregation	95.91	93.77	.	.	24.92	.	.	25	0
93	Agricultural Rural Vacant Bare Land (34.5 or more acres) Aggregation	97.52	94.70	91.95	.	24.09	.	.	30	0
95	Agriculture Improved and Unimproved (34.5 or more acres) Aggregation	95.83	93.77	90.00	19.25	22.94	1.07	-6.74	37	0

All sales adjusted for time and terms
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City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales

County_Name=Carver CO=10 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Benton	0001	95.29	94.70	.	.	4.40	.	.	6	6
Hollywood	0007	114.81	96.76	.	.	5.07	.	.	8	8
Laketown	0008	94.67	92.45	.	.	15.25	.	.	14	11
San Francisco	0009	95.63	93.29	.	.	14.96	.	.	9	9
Waconia TWP	0010	93.91	93.30	.	.	15.42	.	.	11	9
Watertown TWP	0011	96.77	98.21	.	.	9.93	.	.	9	8
Carver	0200	98.11	96.58	96.11	8.55	8.61	1.00	.	92	92
Chaska	0400	95.24	94.98	95.38	7.12	8.43	1.00	1.29	395	394
Cologne	0500	96.15	95.37	96.02	5.74	7.92	1.00	.	30	30
Hamburg	0600	89.73	91.40	.	.	9.47	.	.	11	11
Mayer	0700	94.50	94.87	94.01	9.02	10.65	1.00	.	51	51
New Germany	0800	98.28	96.45	.	.	4.61	.	.	7	7
Norwood-Young America	0900	93.14	92.45	92.96	7.01	8.69	1.00	.	49	49
Victoria	1000	95.77	96.63	95.77	6.24	8.31	1.00	.	161	158
Waconia	1100	96.29	95.51	95.61	6.51	7.22	1.00	.	208	205
Watertown	1200	104.16	94.51	97.63	16.98	57.78	1.05	.	72	72
Chanhassen	6300	94.78	94.38	94.73	6.30	7.73	1.00	.	473	452

All sales adjusted for time and terms
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City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales

County_Name=Carver CO=10 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-Off Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Benton	0001	95.29	94.70	.	.	4.40	.	.	6	6
Hollywood	0007	114.81	96.76	.	.	5.07	.	.	8	8
Laketown	0008	96.75	93.69	.	.	8.47	.	.	11	11
San Francisco	0009	95.63	93.29	.	.	14.96	.	.	9	9
Waconia TWP	0010	95.75	93.30	.	.	15.74	.	.	9	9
Watertown TWP	0011	98.73	98.36	.	.	8.23	.	.	8	8
Carver	0200	98.11	96.58	96.11	8.55	8.61	1.00	.	92	92
Chaska	0400	95.25	94.98	95.41	7.13	8.43	1.00	1.36	394	394
Cologne	0500	96.15	95.37	96.02	5.74	7.92	1.00	.	30	30
Hamburg	0600	89.73	91.40	.	.	9.47	.	.	11	11
Mayer	0700	94.50	94.87	94.01	9.02	10.65	1.00	.	51	51
New Germany	0800	98.28	96.45	.	.	4.61	.	.	7	7
Norwood-Young America	0900	93.14	92.45	92.96	7.01	8.69	1.00	.	49	49
Victoria	1000	95.56	96.51	95.37	6.16	8.25	1.00	.	158	158
Waconia	1100	96.34	95.50	95.64	6.53	7.23	1.00	.	205	205
Watertown	1200	104.16	94.51	97.63	16.98	57.78	1.05	.	72	72
Chanhassen	6300	94.52	94.37	94.35	6.11	7.71	1.00	.	452	452

All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
*** Indicate calculations were done without extreme ratios**
source: RUNDATA.RATIO_SBE created JUNE23

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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Carver CO=10 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-On Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Chanhassen	6300	100.32	96.13	.	.	8.11	.	.	21	0

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
* Indicate calculations were done without extreme ratios
source: RUNDATA.RATIO_SBE created JUNE23**

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Countywide Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales

CO=10 County_Name=Carver

PT	Property	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
06	Commercial (with buildings)	107.97	103.60	.	.	21.81	.	.	13	0
91	Seasonal Recreational Residential/Residential Aggregation	95.85	94.93	95.17	7.51	15.23	1.00	.	1,621	1,587
91	Seasonal Recreational Residential/Residential Aggregation-Off Water	95.82	94.90	95.14	7.43	15.28	1.00	.	1,587	1,587
91	Seasonal Recreational Residential/Residential Aggregation-On Water	97.36	96.36	95.70	11.48	12.32	1.01	.	34	0

All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
*** Indicate calculations were done without extreme ratios**
source: RUNDATA.RATIO_SBE created JUNE23

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City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales

County_Name=Cass CO=11 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Barclay	0002	94.20	95.05	.	.	9.60	.	.	11	0
Birch Lake	0005	107.19	100.77	.	.	12.62	.	.	19	0
Crooked Lake	0012	96.72	96.35	.	.	16.37	.	.	17	0
Fairview	0015	99.96	96.72	.	.	12.06	.	.	20	0
Hiram	0017	94.63	96.87	.	.	15.35	.	.	7	0
Inguadona	0019	89.54	95.43	.	.	22.08	.	.	9	0
Kego	0020	97.19	93.55	.	.	13.15	.	.	20	0
Leech Lake	0022	98.83	94.46	.	.	16.77	.	.	11	0
Loon Lake	0024	96.42	96.52	.	.	9.56	.	.	9	0
Maple	0025	95.59	95.70	.	.	16.00	.	.	6	0
Pine Lake	0031	85.52	93.73	.	.	14.99	.	.	6	0
Pine River TWP	0032	101.24	97.41	.	.	12.91	.	.	18	0
Ponto Lake	0033	97.98	97.28	.	.	14.18	.	.	24	0
Powers	0035	102.77	101.23	.	.	15.66	.	.	22	0
Shingobee	0039	97.79	96.27	98.97	13.20	15.83	0.99	.	33	0
Sylvan	0042	96.04	96.94	93.83	11.63	14.13	1.02	.	53	0
Thunder Lake	0043	93.27	95.41	.	.	14.77	.	.	14	0
Trelipe	0045	92.80	95.14	.	.	11.17	.	.	8	0
Turtle Lake	0046	96.01	97.74	.	.	9.85	.	.	19	0
Wabedo	0047	101.73	96.64	.	.	9.85	.	.	12	0

All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
*** Indicate calculations were done without extreme ratios**
source: RUNDATA.RATIO_SBE created JUNE23

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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Cass CO=11 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Woodrow	0052	98.10	95.90	.	.	18.64	.	.	28	0
East Gull Lake	0500	91.34	93.51	.	.	14.56	.	.	21	0
Longville	1000	97.71	94.92	.	.	11.36	.	.	6	0
Lake Shore	1200	98.94	96.55	95.76	10.77	10.94	1.02	.	47	0
Pillager	1500	97.21	97.89	.	.	21.27	.	.	8	0
Pine River	1600	95.63	96.00	.	.	16.44	.	.	12	0
Walker	2300	94.44	96.97	.	.	11.42	.	.	26	0

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
* Indicate calculations were done without extreme ratios
source: RUNDATA.RATIO_SBE created JUNE23**

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City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales

County_Name=Cass CO=11 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-Off Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Barclay	0002	92.59	91.75	.	.	11.21	.	.	7	0
Fairview	0015	99.87	97.77	.	.	12.56	.	.	8	0
Loon Lake	0024	96.76	98.39	.	.	10.12	.	.	8	0
Maple	0025	95.59	95.70	.	.	16.00	.	.	6	0
Pine River TWP	0032	102.37	102.86	.	.	14.02	.	.	15	0
Powers	0035	90.84	88.61	.	.	18.41	.	.	8	0
Shingobee	0039	100.44	103.44	.	.	15.95	.	.	14	0
Sylvan	0042	97.85	96.83	96.46	11.48	13.17	1.01	.	40	0
East Gull Lake	0500	95.43	93.91	.	.	14.40	.	.	7	0
Lake Shore	1200	109.84	99.14	.	.	15.53	.	.	7	0
Pillager	1500	96.26	94.87	.	.	25.30	.	.	6	0
Pine River	1600	92.63	96.20	.	.	15.19	.	.	8	0
Walker	2300	93.64	98.21	.	.	13.62	.	.	14	0

All sales adjusted for time and terms
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City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales

County_Name=Cass CO=11 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-On Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Birch Lake	0005	109.04	100.98	.	.	11.88	.	.	14	0
Crooked Lake	0012	98.73	97.39	.	.	12.37	.	.	14	0
Fairview	0015	100.02	96.72	.	.	11.85	.	.	12	0
Hiram	0017	94.25	95.46	.	.	16.84	.	.	6	0
Inguadona	0019	91.72	95.43	.	.	21.81	.	.	7	0
Kego	0020	98.21	96.15	.	.	12.88	.	.	16	0
Leech Lake	0022	97.32	95.20	.	.	16.48	.	.	7	0
Pine Lake	0031	85.52	93.73	.	.	14.99	.	.	6	0
Ponto Lake	0033	98.36	96.88	.	.	14.04	.	.	21	0
Powers	0035	109.58	102.22	.	.	11.97	.	.	14	0
Shingobee	0039	95.84	93.41	.	.	15.87	.	.	19	0
Sylvan	0042	90.46	97.83	.	.	16.15	.	.	13	0
Thunder Lake	0043	91.07	94.13	.	.	12.61	.	.	13	0
Trelipe	0045	92.03	93.82	.	.	13.20	.	.	6	0
Turtle Lake	0046	96.26	98.05	.	.	10.37	.	.	16	0
Wabedo	0047	103.14	100.57	.	.	10.09	.	.	10	0
Woodrow	0052	98.92	95.90	.	.	18.65	.	.	26	0
East Gull Lake	0500	89.29	91.23	.	.	14.67	.	.	14	0
Lake Shore	1200	97.04	96.08	95.60	8.41	10.33	1.03	-3.77	40	0
Walker	2300	95.38	96.10	.	.	8.79	.	.	12	0

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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Cass CO=11 PT=95 Property=Agriculture Improved and Unimproved (34.5 or more acres) Aggregation

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Byron	0011	92.86	92.40	.	.	22.71	.	.	7	0

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Countywide Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales

CO=11 County_Name=Cass

PT	Property	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
06	Commercial (with buildings)	92.40	91.76	.	.	16.07	.	.	11	0
91	Seasonal Recreational Residential/Residential Aggregation	97.30	96.37	95.65	11.76	14.17	1.02	.	585	0
91	Seasonal Recreational Residential/Residential Aggregation-Off Water	96.84	96.23	95.34	12.62	15.13	1.01	.	237	0
91	Seasonal Recreational Residential/Residential Aggregation-On Water	97.61	96.39	95.75	11.17	13.49	1.02	.	348	0
92	Rural Vacant Land (34.5 or more acres) Aggregation	98.66	98.18	92.66	15.25	21.38	1.07	.	67	0
93	Agricultural Rural Vacant Bare Land (34.5 or more acres) Aggregation	100.41	98.24	93.88	17.14	25.22	1.07	.	74	0
95	Agriculture Improved and Unimproved (34.5 or more acres) Aggregation	100.53	98.24	95.69	16.29	24.01	1.05	.	82	0

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City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales

County_Name=Chippewa CO=12 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Rosewood	0012	94.52	94.11	.	.	6.01	.	.	7	0
Sparta	0013	102.67	101.05	.	.	15.14	.	.	8	0
Clara City	0100	102.18	97.05	.	.	10.26	.	.	19	0
Milan	0500	98.34	91.60	.	.	9.98	.	.	8	0
Montevideo	0600	103.03	97.27	99.13	14.22	12.05	1.01	.	59	0
Granite Falls	7000	103.98	99.48	.	.	14.44	.	.	8	0

All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
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City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales

County_Name=Chippewa CO=12 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-Off Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Rosewood	0012	94.52	94.11	.	.	6.01	.	.	7	0
Sparta	0013	102.67	101.05	.	.	15.14	.	.	8	0
Clara City	0100	102.18	97.05	.	.	10.26	.	.	19	0
Milan	0500	98.34	91.60	.	.	9.98	.	.	8	0
Montevideo	0600	103.03	97.27	99.13	14.22	12.05	1.01	.	59	0
Granite Falls	7000	103.98	99.48	.	.	14.44	.	.	8	0

All sales adjusted for time and terms
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**Countywide Ratios by Property Type
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Ratios reported only for jurisdictions with 6 or more sales**

CO=12 County_Name=Chippewa

PT	Property	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
91	Seasonal Recreational Residential/Residential Aggregation	100.47	96.53	96.55	14.95	15.61	1.02	.	130	0
91	Seasonal Recreational Residential/Residential Aggregation-Off Water	100.47	96.53	96.55	14.95	15.61	1.02	.	130	0
93	Agricultural Rural Vacant Bare Land (34.5 or more acres) Aggregation	99.14	99.39	.	.	8.12	.	.	22	22
95	Agriculture Improved and Unimproved (34.5 or more acres) Aggregation	99.14	99.39	.	.	8.12	.	.	22	22

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City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales

County_Name=Chisago CO=13 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Amador	0001	98.98	98.89	.	.	4.55	.	.	6	6
Chisago Lake	0003	93.64	93.64	92.00	7.98	10.16	1.01	.	45	45
Fish Lake	0004	94.08	96.83	.	.	9.32	.	.	24	24
Franconia	0005	92.54	91.84	.	.	11.85	.	.	18	18
Lent	0006	93.38	93.89	92.97	5.73	7.45	1.00	.	30	30
Nessel	0007	98.11	97.46	.	.	8.92	.	.	28	28
Sunrise	0010	95.73	94.37	.	.	7.50	.	.	18	18
Center City	0200	92.61	95.16	.	.	8.84	.	.	15	15
Chisago City	0300	96.38	95.63	91.61	6.89	8.46	1.05	.	59	59
Harris	0400	95.49	93.99	.	.	12.75	.	.	9	9
Lindstrom	0500	97.98	97.33	96.39	9.01	9.97	1.01	.	95	95
North Branch	0600	96.36	95.89	95.68	7.26	9.23	1.01	.	117	117
Rush City	0700	96.99	95.13	94.37	.	9.27	.	.	30	30
Shafer	0800	94.63	95.53	.	.	6.40	.	.	18	18
Stacy	0900	97.96	98.53	.	.	7.42	.	.	15	15
Taylors Falls	1100	94.57	93.97	.	.	6.40	.	.	17	17
Wyoming	1200	97.44	96.42	96.80	6.04	8.33	1.01	.	65	65

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City and Township Ratios by Property Type
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County_Name=Chisago CO=13 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-Off Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Amador	0001	98.98	98.89	.	.	4.55	.	.	6	6
Chisago Lake	0003	94.58	93.64	.	.	7.25	.	.	27	27
Fish Lake	0004	91.68	97.16	.	.	11.72	.	.	11	11
Franconia	0005	92.54	91.84	.	.	11.85	.	.	18	18
Lent	0006	93.06	93.79	.	.	7.37	.	.	29	29
Nessel	0007	95.35	95.05	.	.	8.35	.	.	13	13
Sunrise	0010	95.40	93.08	.	.	7.44	.	.	17	17
Chisago City	0300	98.73	97.42	98.12	6.16	7.18	1.00	.	38	38
Harris	0400	95.49	93.99	.	.	12.75	.	.	9	9
Lindstrom	0500	98.89	97.81	98.02	8.98	10.30	1.00	.	75	75
North Branch	0600	96.38	95.89	95.71	7.30	9.29	1.01	.	115	115
Rush City	0700	96.84	94.83	.	.	9.25	.	.	29	29
Shafer	0800	94.63	95.53	.	.	6.40	.	.	18	18
Stacy	0900	97.96	98.53	.	.	7.42	.	.	15	15
Taylors Falls	1100	94.57	93.97	.	.	6.40	.	.	17	17
Wyoming	1200	97.68	96.45	97.03	6.10	8.43	1.01	-6.10	61	61

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City and Township Ratios by Property Type
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County_Name=Chisago CO=13 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-On Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Chisago Lake	0003	92.25	93.01	.	.	13.47	.	.	18	18
Fish Lake	0004	96.11	96.50	.	.	6.04	.	.	13	13
Nessel	0007	100.50	100.03	.	.	8.78	.	.	15	15
Center City	0200	91.81	93.07	.	.	9.43	.	.	10	10
Chisago City	0300	91.91	93.51	.	.	8.97	.	.	21	21
Lindstrom	0500	94.57	92.46	.	.	7.59	.	.	20	20

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**Countywide Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
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CO=13 County_Name=Chisago

PT	Property	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
91	Seasonal Recreational Residential/Residential Aggregation	96.14	95.72	94.53	7.56	9.10	1.01	-2.29	616	616
91	Seasonal Recreational Residential/Residential Aggregation-Off Water	96.46	95.89	95.43	7.50	9.02	1.01	.	510	510
91	Seasonal Recreational Residential/Residential Aggregation-On Water	94.62	94.07	91.65	7.76	9.44	1.03	-5.04	106	106
93	Agricultural Rural Vacant Bare Land (34.5 or more acres) Aggregation	99.50	99.24	.	.	15.35	.	.	10	0
95	Agriculture Improved and Unimproved (34.5 or more acres) Aggregation	99.22	98.96	.	.	14.55	.	.	14	0

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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Clay CO=14 PT=06 Property=Commercial (with buildings)

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Moorhead	1600	100.63	97.42	.	.	16.73	.	.	12	0

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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Clay CO=14 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Parke	0024	90.38	95.88	.	.	15.62	.	.	8	2
Barnesville	0300	94.92	95.08	95.08	8.89	12.07	1.00	.	35	35
Dilworth	0700	93.31	93.46	92.35	7.33	9.63	1.01	.	65	65
Glyndon	1100	95.77	95.65	.	.	4.89	.	.	18	18
Hawley	1200	101.50	96.91	98.36	10.70	9.40	1.01	.	51	51
Moorhead	1600	95.32	94.68	94.61	7.20	8.92	1.00	.	746	745
Sabin	1800	96.56	95.65	.	.	12.00	.	.	12	12

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City and Township Ratios by Property Type
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Ratios reported only for jurisdictions with 6 or more sales

County_Name=Clay CO=14 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-Off Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Barnesville	0300	94.92	95.08	95.08	8.89	12.07	1.00	.	35	35
Dilworth	0700	93.31	93.46	92.35	7.33	9.63	1.01	.	65	65
Glyndon	1100	95.77	95.65	.	.	4.89	.	.	18	18
Hawley	1200	101.50	96.91	98.36	10.70	9.40	1.01	.	51	51
Moorhead	1600	95.32	94.69	94.61	7.21	8.93	1.00	.	745	745
Sabin	1800	96.56	95.65	.	.	12.00	.	.	12	12

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**City and Township Ratios by Property Type
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County_Name=Clay CO=14 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-On Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Parke	0024	90.74	95.88	.	.	15.93	.	.	6	0

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**Countywide Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
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CO=14 County_Name=Clay

PT	Property	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
02	Apartment (4 or more units)	87.39	94.22	.	.	20.72	.	.	7	0
06	Commercial (with buildings)	95.64	96.32	.	.	21.01	.	.	19	0
91	Seasonal Recreational Residential/Residential Aggregation	95.00	94.57	93.90	8.02	9.54	1.01	-1.12	1,003	996
91	Seasonal Recreational Residential/Residential Aggregation-Off Water	95.03	94.58	93.94	8.01	9.50	1.01	-1.07	996	996
91	Seasonal Recreational Residential/Residential Aggregation-On Water	91.16	94.14	.	.	14.53	.	.	7	0
93	Agricultural Rural Vacant Bare Land (34.5 or more acres) Aggregation	99.54	93.46	.	.	17.29	.	.	18	18
95	Agriculture Improved and Unimproved (34.5 or more acres) Aggregation	99.54	93.46	.	.	17.29	.	.	18	18

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
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**Selected Countywide Ratios with Largest Cities Removed:
Hennepin without Minneapolis, Ramsey without St. Paul
St. Louis without Duluth, Olmsted without Rochester
Benton, Sherburne and Stearns without St Cloud, Clay without Moorhead**

CO=14 County=Clay without Moorhead

Property	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Commercial (with buildings)	87.09	92.25	.	.	27.10	.	.	7	0
Seasonal Recreational Residential/Residential Aggregation	94.08	93.57	91.75	10.38	11.18	1.02	-2.52	257	251
Seasonal Recreational Residential/Residential Aggregation-Off Water	94.16	93.52	91.84	10.36	11.08	1.01	-2.43	251	251
Seasonal Recreational Residential/Residential Aggregation-On Water	90.74	95.88	.	.	15.93	.	.	6	0
Agricultural Rural Vacant Bare Land (34.5 or more acres) Aggregation	99.54	93.46	.	.	17.29	.	.	18	18
Agriculture Improved and Unimproved (34.5 or more acres) Aggregation	99.54	93.46	.	.	17.29	.	.	18	18

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
* Indicate calculations were done without extreme ratios
source: RUNDATA.RATIO_SBE created JUNE23**

**2015 Assessment Sales Ratio Study
Final Sales Analysis for the State Board of Equalization
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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Clearwater CO=15 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Copley	0003	92.70	88.13	.	.	20.34	.	.	9	0
Bagley	0200	98.43	97.32	.	.	17.59	.	.	28	0

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
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**2015 Assessment Sales Ratio Study
Final Sales Analysis for the State Board of Equalization
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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Clearwater CO=15 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-Off Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Copley	0003	92.70	88.13	.	.	20.34	.	.	9	0
Bagley	0200	98.43	97.32	.	.	17.59	.	.	28	0

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
* Indicate calculations were done without extreme ratios
source: RUNDATA.RATIO_SBE created JUNE23**

**2015 Assessment Sales Ratio Study
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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Clearwater CO=15 PT=95 Property=Agriculture Improved and Unimproved (34.5 or more acres) Aggregation

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Falk	0006	100.12	97.65	.	.	22.65	.	.	6	0

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source: RUNDATA.RATIO_SBE created JUNE23**

**2015 Assessment Sales Ratio Study
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**Countywide Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

CO=15 County_Name=Clearwater

PT	Property	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
06	Commercial (with buildings)	75.83	88.26	.	.	44.13	.	.	8	0
91	Seasonal Recreational Residential/Residential Aggregation	93.05	90.46	89.66	15.45	19.07	1.03	-4.39	83	0
91	Seasonal Recreational Residential/Residential Aggregation-Off Water	92.86	90.46	89.63	14.96	18.38	1.03	-4.76	73	0
91	Seasonal Recreational Residential/Residential Aggregation-On Water	94.40	89.33	.	.	24.33	.	.	10	0
92	Rural Vacant Land (34.5 or more acres) Aggregation	89.20	94.27	.	.	17.55	.	.	17	0
93	Agricultural Rural Vacant Bare Land (34.5 or more acres) Aggregation	88.42	88.69	92.14	.	23.83	.	.	34	0
95	Agriculture Improved and Unimproved (34.5 or more acres) Aggregation	87.33	89.10	88.77	18.90	21.60	0.97	.	47	0

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
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source: RUNDATA.RATIO_SBE created JUNE23**

**2015 Assessment Sales Ratio Study
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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Cook CO=16 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Tofte	0001	101.26	100.85	.	.	17.25	.	.	16	0
Lutsen	0002	96.59	101.30	.	.	22.64	.	.	15	0
Schroeder	0009	91.40	91.73	.	.	7.31	.	.	6	0
Unorg. Range 1W	0091	90.55	93.19	.	.	7.78	.	.	13	0
Unorg. Range 1E	0092	94.05	99.30	.	.	17.63	.	.	13	0
Grand Marais	0100	95.98	91.44	.	.	12.63	.	.	17	0

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
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**2015 Assessment Sales Ratio Study
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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Cook CO=16 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-Off Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Lutsen	0002	109.48	105.55	.	.	16.96	.	.	6	0
Schroeder	0009	91.40	91.73	.	.	7.31	.	.	6	0
Unorg. Range 1W	0091	90.01	89.63	.	.	7.62	.	.	7	0
Unorg. Range 1E	0092	96.36	99.65	.	.	10.95	.	.	8	0
Grand Marais	0100	96.65	93.03	.	.	12.78	.	.	16	0

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
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**2015 Assessment Sales Ratio Study
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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Cook CO=16 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-On Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Tofte	0001	105.94	102.12	.	.	16.73	.	.	11	0
Lutsen	0002	88.00	86.10	.	.	23.26	.	.	9	0
Unorg. Range 1W	0091	91.18	93.34	.	.	8.63	.	.	6	0

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**2015 Assessment Sales Ratio Study
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**Countywide Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

CO=16 County_Name=Cook

PT	Property	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
91	Seasonal Recreational Residential/Residential Aggregation	94.71	94.46	94.21	11.96	15.77	1.00	.	98	0
91	Seasonal Recreational Residential/Residential Aggregation-Off Water	95.46	95.58	95.90	10.81	13.34	0.99	5.18	56	0
91	Seasonal Recreational Residential/Residential Aggregation-On Water	93.70	93.34	92.58	13.25	18.59	1.01	.	42	0
92	Rural Vacant Land (34.5 or more acres) Aggregation	104.52	90.65	.	.	54.35	.	.	7	0
93	Agricultural Rural Vacant Bare Land (34.5 or more acres) Aggregation	104.52	90.65	.	.	54.35	.	.	7	0
95	Agriculture Improved and Unimproved (34.5 or more acres) Aggregation	104.52	90.65	.	.	54.35	.	.	7	0

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
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source: RUNDATA.RATIO_SBE created JUNE23**

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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Cottonwood CO=17 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Mountain Lake	0400	103.93	102.75	.	.	16.44	.	.	15	15
Westbrook	0600	96.91	99.25	.	.	24.15	.	.	9	9
Windom	0700	95.17	95.71	94.59	15.58	18.27	1.01	.	65	65

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
* Indicate calculations were done without extreme ratios
source: RUNDATA.RATIO_SBE created JUNE23**

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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Cottonwood CO=17 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-Off Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Mountain Lake	0400	103.93	102.75	.	.	16.44	.	.	15	15
Westbrook	0600	96.91	99.25	.	.	24.15	.	.	9	9
Windom	0700	95.17	95.71	94.59	15.58	18.27	1.01	.	65	65

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
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source: RUNDATA.RATIO_SBE created JUNE23**

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**Countywide Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

CO=17 County_Name=Cottonwood

PT	Property	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
06	Commercial (with buildings)	100.42	102.25	.	.	19.16	.	.	7	0
91	Seasonal Recreational Residential/Residential Aggregation	96.51	95.68	94.67	16.25	18.92	1.02	.	101	101
91	Seasonal Recreational Residential/Residential Aggregation-Off Water	96.51	95.68	94.67	16.25	18.92	1.02	.	101	101
93	Agricultural Rural Vacant Bare Land (34.5 or more acres) Aggregation	103.61	101.14	.	.	12.43	.	.	18	0
95	Agriculture Improved and Unimproved (34.5 or more acres) Aggregation	103.61	101.14	.	.	12.43	.	.	18	0

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
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source: RUNDATA.RATIO_SBE created JUNE23**

**2015 Assessment Sales Ratio Study
Final Sales Analysis for the State Board of Equalization
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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Crow Wing CO=18 PT=06 Property=Commercial (with buildings)

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Baxter	0100	99.40	91.59	.	.	23.50	.	.	6	0
Brainerd	0200	96.93	96.23	.	.	23.78	.	.	13	0

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source: RUNDATA.RATIO_SBE created JUNE23**

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City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales

County_Name=Crow Wing CO=18 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Bay Lake	0002	96.67	92.12	95.96	14.38	13.47	0.99	.	34	34
Center	0003	97.72	98.06	.	.	14.87	.	.	25	25
Crow Wing	0004	99.00	97.68	99.07	9.72	15.13	1.00	.	31	31
Daggett Brook	0005	99.47	91.12	.	.	11.29	.	.	7	7
Deerwood TWP	0007	94.84	93.21	.	.	12.50	.	.	12	12
Fairfield	0009	98.02	95.22	.	.	13.10	.	.	8	8
Fort Ripley TWP	0010	105.86	95.25	.	.	14.37	.	.	15	15
Garrison TWP	0012	100.66	98.39	.	.	19.52	.	.	22	22
Ideal	0013	95.25	94.23	89.00	15.06	17.45	1.05	.	48	48
Irondale	0014	95.59	95.09	.	.	8.94	.	.	18	18
Jenkins TWP	0015	108.92	95.02	.	.	21.86	.	.	12	12
Lake Edward	0016	96.67	98.11	98.24	10.66	16.45	0.98	.	37	37
Long Lake	0018	91.05	97.12	.	.	23.29	.	.	21	21
Maple Grove	0019	95.29	94.63	.	.	14.14	.	.	11	11
Mission	0020	91.18	93.65	.	.	13.55	.	.	19	19
Nokay Lake	0021	93.10	99.37	.	.	19.43	.	.	8	8
Oak Lawn	0022	96.74	96.51	.	.	14.64	.	.	14	14
Pelican	0023	95.81	96.35	.	.	4.85	.	.	9	9
Roosevelt	0027	94.03	96.69	.	.	25.00	.	.	18	18
Ross Lake	0028	101.14	96.59	.	.	18.52	.	.	12	12

All sales adjusted for time and terms
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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Crow Wing CO=18 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
St. Mathias	0029	95.62	92.25	.	.	9.42	.	.	6	6
Timothy	0032	94.01	91.76	.	.	11.45	.	.	6	6
Wolford	0034	96.61	96.17	.	.	8.22	.	.	7	7
Unorg. 1st Assessment	0099	101.03	98.11	98.55	13.69	19.85	1.01	.	88	88
Baxter	0100	98.29	96.66	95.12	10.12	11.23	1.02	.	146	146
Brainerd	0200	99.61	98.69	92.18	12.73	13.60	1.06	-8.16	166	166
Crosby	0300	97.63	95.42	94.48	.	10.22	.	.	32	32
Deerwood	0600	100.80	101.09	.	.	6.81	.	.	9	9
Fifty Lakes	0700	102.89	93.17	.	.	14.39	.	.	20	20
Ironton	1100	94.61	94.65	.	.	10.64	.	.	7	7
Jenkins	1200	109.66	95.01	.	.	9.56	.	.	7	7
Nisswa	1600	93.43	94.81	93.09	10.96	13.87	0.99	.	40	40
Breezy Point	1900	92.23	93.16	91.33	12.01	19.90	1.01	7.41	80	80
Pequot Lakes	2000	98.96	97.61	92.60	11.55	11.20	1.07	.	40	40
Emily	2400	108.28	104.83	.	.	13.29	.	.	22	22
Crosslake	2500	97.27	96.88	94.91	11.01	12.92	1.02	.	84	84

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City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales

County_Name=Crow Wing CO=18 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-Off Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Bay Lake	0002	97.33	91.23	.	.	13.16	.	.	11	11
Center	0003	96.11	97.77	.	.	13.19	.	.	11	11
Crow Wing	0004	99.00	97.68	99.07	9.72	15.13	1.00	.	31	31
Daggett Brook	0005	99.47	91.12	.	.	11.29	.	.	7	7
Fort Ripley TWP	0010	106.36	92.67	.	.	9.42	.	.	8	8
Ideal	0013	100.60	98.91	.	.	18.23	.	.	18	18
Irondale	0014	96.60	96.07	.	.	9.78	.	.	13	13
Lake Edward	0016	96.53	96.56	.	.	11.40	.	.	13	13
Long Lake	0018	87.85	97.12	.	.	29.44	.	.	11	11
Nokay Lake	0021	92.06	94.27	.	.	21.74	.	.	7	7
Oak Lawn	0022	98.77	96.51	.	.	11.39	.	.	12	12
St. Mathias	0029	95.62	92.25	.	.	9.42	.	.	6	6
Unorg. 1st Assessment	0099	100.96	97.91	98.52	12.39	18.33	1.01	.	67	67
Baxter	0100	97.99	96.11	94.93	9.51	9.90	1.02	-4.12	125	125
Brainerd	0200	99.60	98.50	92.04	12.63	13.37	1.06	-8.70	162	162
Crosby	0300	97.63	95.42	94.48	.	10.22	.	.	32	32
Deerwood	0600	98.74	97.29	.	.	5.89	.	.	7	7
Ironton	1100	94.61	94.65	.	.	10.64	.	.	7	7
Jenkins	1200	109.66	95.01	.	.	9.56	.	.	7	7
Nisswa	1600	94.16	94.11	.	.	13.04	.	.	18	18

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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Crow Wing CO=18 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-Off Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Breezy Point	1900	90.93	93.16	90.63	10.99	17.19	1.00	9.07	60	60
Pequot Lakes	2000	95.09	97.61	.	.	9.03	.	.	28	28
Emily	2400	108.19	104.83	.	.	16.22	.	.	9	9
Crosslake	2500	95.91	97.36	.	.	10.70	.	.	26	26

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City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales

County_Name=Crow Wing CO=18 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-On Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Bay Lake	0002	96.36	94.26	.	.	13.82	.	.	23	23
Center	0003	98.87	98.06	.	.	16.54	.	.	14	14
Deerwood TWP	0007	97.66	95.97	.	.	12.53	.	.	7	7
Fort Ripley TWP	0010	105.18	109.57	.	.	19.95	.	.	7	7
Garrison TWP	0012	102.72	101.57	.	.	21.16	.	.	17	17
Ideal	0013	92.04	88.99	86.15	.	15.87	.	.	30	30
Jenkins TWP	0015	111.84	102.77	.	.	25.19	.	.	10	10
Lake Edward	0016	96.75	98.56	.	.	18.97	.	.	24	24
Long Lake	0018	94.57	96.85	.	.	17.09	.	.	10	10
Maple Grove	0019	98.93	95.91	.	.	16.61	.	.	6	6
Mission	0020	89.20	92.24	.	.	14.20	.	.	15	15
Pelican	0023	95.74	96.21	.	.	5.18	.	.	8	8
Roosevelt	0027	89.83	85.63	.	.	25.90	.	.	14	14
Ross Lake	0028	100.64	92.99	.	.	19.44	.	.	11	11
Wolford	0034	96.28	95.36	.	.	8.98	.	.	6	6
Unorg. 1st Assessment	0099	101.25	98.30	.	.	24.46	.	.	21	21
Baxter	0100	100.08	102.17	.	.	16.68	.	.	21	21
Fifty Lakes	0700	96.25	91.90	.	.	14.39	.	.	17	17
Nisswa	1600	92.83	95.05	.	.	14.70	.	.	22	22
Breezy Point	1900	96.06	92.78	.	.	25.82	.	.	20	20

All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
*** Indicate calculations were done without extreme ratios**
source: RUNDATA.RATIO_SBE created JUNE23

**2015 Assessment Sales Ratio Study
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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Crow Wing CO=18 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-On Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Pequot Lakes	2000	107.01	97.90	.	.	15.61	.	.	12	12
Emily	2400	108.35	103.49	.	.	11.93	.	.	13	13
Crosslake	2500	97.88	96.74	94.52	12.68	13.91	1.03	.	58	58

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
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source: RUNDATA.RATIO_SBE created JUNE23**

**2015 Assessment Sales Ratio Study
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**Countywide Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

CO=18 County_Name=Crow Wing

PT	Property	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
02	Apartment (4 or more units)	109.72	99.56	.	.	24.73	.	.	6	0
06	Commercial (with buildings)	102.06	97.49	88.78	22.49	27.29	1.15	-7.19	35	0
91	Seasonal Recreational Residential/Residential Aggregation	97.95	96.10	94.08	12.71	15.32	1.03	.	1,175	1,175
91	Seasonal Recreational Residential/Residential Aggregation-Off Water	98.17	96.21	94.21	11.61	13.93	1.03	.	756	756
91	Seasonal Recreational Residential/Residential Aggregation-On Water	97.56	95.86	93.97	14.77	17.60	1.02	.	419	419
92	Rural Vacant Land (34.5 or more acres) Aggregation	100.56	97.32	.	.	20.60	.	.	25	0
93	Agricultural Rural Vacant Bare Land (34.5 or more acres) Aggregation	100.87	96.62	92.63	.	24.41	.	.	30	0
95	Agriculture Improved and Unimproved (34.5 or more acres) Aggregation	99.95	95.92	92.30	22.95	24.63	1.05	.	31	0

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
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source: RUNDATA.RATIO_SBE created JUNE23**

**2015 Assessment Sales Ratio Study
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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Dakota CO=19 PT=06 Property=Commercial (with buildings)

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Inver Grove Heights	0500	97.01	100.85	.	.	25.55	.	.	6	0
Lakeville	0600	91.91	93.06	.	.	22.92	.	.	10	0
Burnsville	1800	98.00	97.64	.	.	16.46	.	.	14	0
Apple Valley	1900	98.83	99.69	.	.	15.14	.	.	6	0
Eagan	2000	94.46	97.40	.	.	29.73	.	.	15	0
Hastings	7500	94.31	98.30	.	.	23.42	.	.	9	0

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City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales

County_Name=Dakota CO=19 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Castle Rock	0002	97.02	94.68	.	.	14.96	.	.	8	8
Empire	0005	96.15	93.77	95.27	5.22	6.59	1.00	.	39	39
Eureka	0006	94.11	95.94	.	.	15.28	.	.	11	10
Hampton TWP	0008	97.63	95.84	.	.	12.40	.	.	6	6
Marshan	0012	97.33	92.12	.	.	14.07	.	.	7	7
Nininger	0014	97.36	95.02	.	.	10.62	.	.	10	9
Ravenna	0016	92.16	92.27	.	.	10.74	.	.	29	28
Vermillion TWP	0019	95.01	94.16	.	.	17.37	.	.	10	10
Waterford	0020	91.93	93.31	.	.	10.43	.	.	6	6
Farmington	0200	95.29	94.11	94.80	6.43	7.84	1.00	.	457	457
Hampton	0300	95.49	94.10	.	.	9.56	.	.	12	11
Inver Grove Heights	0500	94.84	94.08	94.34	6.75	8.36	1.01	-1.34	379	379
Lakeville	0600	94.45	93.97	93.85	6.34	7.54	1.01	-0.89	906	906
Randolph	0900	101.54	91.19	.	.	18.53	.	.	7	6
Rosemount	1000	94.24	93.92	93.87	5.28	6.70	1.00	.	367	367
South St. Paul	1100	94.77	92.99	93.92	8.47	9.82	1.01	-4.62	190	190
West St. Paul	1300	95.60	93.99	94.65	9.31	11.55	1.01	.	229	226
Lilydale	1400	95.06	95.95	.	.	12.53	.	.	22	22
Mendota Heights	1600	94.51	93.56	93.46	8.44	10.42	1.01	.	152	152
Burnsville	1800	95.46	94.17	94.51	7.70	9.38	1.01	-1.50	855	855

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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Dakota CO=19 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Apple Valley	1900	94.33	94.06	93.84	6.37	8.00	1.00	.	836	836
Eagan	2000	95.33	94.39	95.00	6.75	8.13	1.00	-0.92	865	865
Hastings	7500	94.30	94.07	93.75	6.91	8.39	1.00	.	357	357
Northfield	9700	91.91	91.56	.	.	12.41	.	.	24	24

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**2015 Assessment Sales Ratio Study
Final Sales Analysis for the State Board of Equalization
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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Dakota CO=19 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-Off Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Castle Rock	0002	97.02	94.68	.	.	14.96	.	.	8	8
Empire	0005	96.15	93.77	95.27	5.22	6.59	1.00	.	39	39
Eureka	0006	95.59	96.24	.	.	14.91	.	.	10	10
Hampton TWP	0008	97.63	95.84	.	.	12.40	.	.	6	6
Marshan	0012	97.33	92.12	.	.	14.07	.	.	7	7
Nininger	0014	95.31	93.93	.	.	9.13	.	.	9	9
Ravenna	0016	92.47	93.10	.	.	10.77	.	.	28	28
Vermillion TWP	0019	95.01	94.16	.	.	17.37	.	.	10	10
Waterford	0020	91.93	93.31	.	.	10.43	.	.	6	6
Farmington	0200	95.19	94.06	94.67	6.46	7.88	1.00	.	445	445
Hampton	0300	95.17	92.62	.	.	9.99	.	.	11	11
Inver Grove Heights	0500	94.95	94.11	94.60	6.62	8.20	1.01	.	361	361
Lakeville	0600	94.44	93.91	93.99	6.17	7.24	1.00	.	848	848
Randolph	0900	103.26	91.16	.	.	20.34	.	.	6	6
Rosemount	1000	94.27	93.92	93.91	5.28	6.70	1.00	.	361	361
South St. Paul	1100	94.82	92.99	93.97	8.49	9.83	1.01	-4.54	188	188
West St. Paul	1300	95.44	93.99	94.30	9.26	11.54	1.01	.	226	226
Lilydale	1400	95.06	95.95	.	.	12.53	.	.	22	22
Mendota Heights	1600	94.40	93.56	93.34	8.38	10.41	1.01	.	147	147
Burnsville	1800	95.54	94.22	94.74	7.68	9.35	1.01	-1.20	847	847

**All sales adjusted for time and terms
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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Dakota CO=19 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-Off Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Apple Valley	1900	94.38	94.07	94.07	6.34	8.02	1.00	.	827	827
Eagan	2000	95.34	94.35	95.06	6.83	8.20	1.01	-1.10	778	778
Hastings	7500	94.31	94.07	93.77	6.93	8.41	1.00	.	355	355
Northfield	9700	91.91	91.56	.	.	12.41	.	.	24	24

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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
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County_Name=Dakota CO=19 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-On Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Farmington	0200	98.87	97.77	.	.	5.24	.	.	12	12
Inver Grove Heights	0500	92.59	90.38	.	.	11.35	.	.	18	18
Lakeville	0600	94.69	95.94	92.46	8.37	11.23	1.03	-8.94	58	58
Rosemount	1000	92.23	92.36	.	.	6.61	.	.	6	6
Burnsville	1800	87.20	87.20	.	.	11.32	.	.	8	8
Apple Valley	1900	90.09	92.83	.	.	6.56	.	.	9	9
Eagan	2000	95.30	94.43	94.72	6.06	7.45	1.01	.	87	87

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**2015 Assessment Sales Ratio Study
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**Countywide Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

CO=19 County_Name=Dakota

PT	Property	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
02	Apartment (4 or more units)	95.69	94.12	.	.	10.05	.	.	21	0
06	Commercial (with buildings)	96.33	97.40	86.26	16.70	20.88	1.12	-2.84	73	0
07	Industrial (with buildings)	91.90	94.76	.	.	11.47	.	.	10	0
90	Agricultural Bare Land (less than 34.5 acres) Aggregation	89.95	106.66	.	.	38.34	.	.	12	0
91	Seasonal Recreational Residential/Residential Aggregation	94.87	94.05	94.19	6.98	8.62	1.01	-0.96	5,810	5,802
91	Seasonal Recreational Residential/Residential Aggregation-Off Water	94.88	94.05	94.30	6.95	8.59	1.01	-0.92	5,592	5,592
91	Seasonal Recreational Residential/Residential Aggregation-On Water	94.48	94.75	92.51	7.56	9.60	1.02	-4.12	218	210
93	Agricultural Rural Vacant Bare Land (34.5 or more acres) Aggregation	98.05	94.74	.	.	27.20	.	.	13	0
95	Agriculture Improved and Unimproved (34.5 or more acres) Aggregation	96.46	94.47	.	.	27.22	.	.	14	0

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**2015 Assessment Sales Ratio Study
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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Dodge CO=20 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Mantorville TWP	0007	89.41	91.57	.	.	13.65	.	.	19	19
Wasioja	0011	87.98	87.55	.	.	12.26	.	.	6	6
Dodge Center	0200	96.86	97.15	96.55	6.49	6.26	1.00	.	33	33
Hayfield	0300	93.95	91.36	.	.	14.94	.	.	14	14
Kasson	0400	98.22	97.82	97.08	7.25	8.34	1.01	.	92	92
Mantorville	0500	131.57	96.40	.	.	11.45	.	.	15	15
West Concord	0600	95.33	90.18	.	.	15.02	.	.	9	9

**All sales adjusted for time and terms
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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Dodge CO=20 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-Off Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Mantorville TWP	0007	89.41	91.57	.	.	13.65	.	.	19	19
Wasioja	0011	87.98	87.55	.	.	12.26	.	.	6	6
Dodge Center	0200	96.86	97.15	96.55	6.49	6.26	1.00	.	33	33
Hayfield	0300	93.95	91.36	.	.	14.94	.	.	14	14
Kasson	0400	98.22	97.82	97.08	7.25	8.34	1.01	.	92	92
Mantorville	0500	131.57	96.40	.	.	11.45	.	.	15	15
West Concord	0600	95.33	90.18	.	.	15.02	.	.	9	9

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**Countywide Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

CO=20 County_Name=Dodge

PT	Property	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
91	Seasonal Recreational Residential/Residential Aggregation	98.47	94.43	93.99	12.51	10.65	1.01	.	209	209
91	Seasonal Recreational Residential/Residential Aggregation-Off Water	98.47	94.43	93.99	12.51	10.65	1.01	.	209	209
93	Agricultural Rural Vacant Bare Land (34.5 or more acres) Aggregation	99.10	99.81	.	.	11.78	.	.	13	0
95	Agriculture Improved and Unimproved (34.5 or more acres) Aggregation	98.89	99.14	.	.	11.23	.	.	14	0

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**2015 Assessment Sales Ratio Study
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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Douglas CO=21 PT=06 Property=Commercial (with buildings)

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Alexandria	0100	98.86	99.89	.	.	2.79	.	.	6	0

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City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales

County_Name=Douglas CO=21 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Alexandria TWP	0001	95.53	95.34	95.46	6.36	7.26	1.00	.	52	14
Brandon TWP	0003	95.82	91.77	.	.	7.36	.	.	8	6
Carlos TWP	0004	95.74	95.46	95.04	5.57	6.92	1.01	.	35	16
Holmes City	0006	93.13	93.60	.	.	5.61	.	.	8	6
Hudson	0007	96.76	97.47	.	.	9.42	.	.	6	3
Ida	0008	96.60	97.61	96.20	4.71	6.16	1.00	.	34	23
La Grand	0009	97.55	97.70	96.58	5.80	6.96	1.01	.	86	29
Lake Mary	0010	95.76	96.74	.	.	7.10	.	.	17	13
Leaf Valley	0011	93.54	99.48	.	.	12.74	.	.	6	5
Miltona TWP	0014	99.27	99.12	.	.	9.09	.	.	21	16
Osakis TWP	0017	99.28	103.04	.	.	8.72	.	.	9	4
Alexandria	0100	99.93	99.23	98.45	6.44	7.79	1.01	.	196	196
Carlos	0300	103.65	98.91	.	.	9.74	.	.	11	0
Evansville	0400	101.96	101.92	.	.	15.72	.	.	15	0
Osakis	8200	96.13	97.03	.	.	7.39	.	.	16	1

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City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales

County_Name=Douglas CO=21 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-Off Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Alexandria TWP	0001	95.99	95.34	96.15	5.89	6.27	1.00	.	38	0
Carlos TWP	0004	96.86	96.22	.	.	6.19	.	.	19	0
Ida	0008	97.17	98.32	.	.	6.03	.	.	11	0
La Grand	0009	98.26	97.91	97.65	5.07	5.30	1.00	.	57	0
Alexandria	0100	100.34	99.35	99.40	6.26	7.28	1.00	.	183	183
Carlos	0300	103.65	98.91	.	.	9.74	.	.	11	0
Evansville	0400	101.96	101.92	.	.	15.72	.	.	15	0
Osakis	8200	96.38	97.38	.	.	7.55	.	.	15	0

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City and Township Ratios by Property Type
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Ratios reported only for jurisdictions with 6 or more sales

County_Name=Douglas CO=21 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-On Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Alexandria TWP	0001	94.26	95.34	.	.	9.74	.	.	14	14
Brandon TWP	0003	94.63	91.57	.	.	6.43	.	.	6	6
Carlos TWP	0004	94.41	94.07	.	.	7.77	.	.	16	16
Holmes City	0006	93.60	93.60	.	.	3.34	.	.	6	6
Ida	0008	96.33	96.98	.	.	6.33	.	.	23	23
La Grand	0009	96.17	96.12	.	.	9.37	.	.	29	29
Lake Mary	0010	94.81	95.33	.	.	7.39	.	.	13	13
Miltona TWP	0014	100.63	100.07	.	.	9.17	.	.	16	16
Alexandria	0100	94.10	95.47	.	.	12.54	.	.	13	13

All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
*** Indicate calculations were done without extreme ratios**
source: RUNDATA.RATIO_SBE created JUNE23

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Countywide Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales

CO=21 County_Name=Douglas

PT	Property	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
06	Commercial (with buildings)	96.12	98.47	.	.	8.24	.	.	12	0
91	Seasonal Recreational Residential/Residential Aggregation	98.31	98.02	96.96	6.68	8.24	1.01	-1.55	561	344
91	Seasonal Recreational Residential/Residential Aggregation-Off Water	99.30	98.67	98.31	6.67	7.96	1.01	-1.15	400	183
91	Seasonal Recreational Residential/Residential Aggregation-On Water	95.86	96.12	95.19	6.49	8.60	1.01	.	161	161
92	Rural Vacant Land (34.5 or more acres) Aggregation	91.29	92.70	.	.	13.85	.	.	13	0
93	Agricultural Rural Vacant Bare Land (34.5 or more acres) Aggregation	96.74	95.04	.	.	13.00	.	.	26	0
95	Agriculture Improved and Unimproved (34.5 or more acres) Aggregation	97.60	97.59	94.33	13.43	13.15	1.00	.	33	0

All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
*** Indicate calculations were done without extreme ratios**
source: RUNDATA.RATIO_SBE created JUNE23

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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Faribault CO=22 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Blue Earth	0100	102.19	97.00	98.23	16.84	19.39	1.04	.	33	0
Wells	1200	100.01	90.88	.	.	23.31	.	.	21	0
Winnebago	1300	98.15	105.01	.	.	34.74	.	.	12	0
Minnesota Lake	7300	84.67	91.24	.	.	34.11	.	.	11	0

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
* Indicate calculations were done without extreme ratios
source: RUNDATA.RATIO_SBE created JUNE23**

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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Faribault CO=22 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-Off Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Blue Earth	0100	102.19	97.00	98.23	16.84	19.39	1.04	.	33	0
Wells	1200	100.01	90.88	.	.	23.31	.	.	21	0
Winnebago	1300	98.15	105.01	.	.	34.74	.	.	12	0
Minnesota Lake	7300	84.67	91.24	.	.	34.11	.	.	11	0

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
* Indicate calculations were done without extreme ratios
source: RUNDATA.RATIO_SBE created JUNE23**

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**Countywide Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

CO=22 County_Name=Faribault

PT	Property	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
06	Commercial (with buildings)	102.95	97.00	.	.	40.14	.	.	8	0
91	Seasonal Recreational Residential/Residential Aggregation	99.76	94.25	94.21	21.77	24.31	1.03	.	121	0
91	Seasonal Recreational Residential/Residential Aggregation-Off Water	99.76	94.25	94.21	21.77	24.31	1.03	.	121	0
93	Agricultural Rural Vacant Bare Land (34.5 or more acres) Aggregation	100.21	98.04	98.40	.	10.98	.	.	32	32
95	Agriculture Improved and Unimproved (34.5 or more acres) Aggregation	98.91	97.75	97.68	.	14.63	.	.	33	33

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
* Indicate calculations were done without extreme ratios
source: RUNDATA.RATIO_SBE created JUNE23**

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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Fillmore CO=23 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Fountain	0300	92.81	95.65	.	.	13.46	.	.	6	0
Harmony	0500	101.28	102.75	.	.	19.43	.	.	21	0
Lanesboro	0600	99.20	98.32	.	.	16.74	.	.	19	0
Mabel	0700	102.43	97.59	.	.	14.15	.	.	16	0
Preston	1000	105.09	104.76	.	.	35.40	.	.	18	0
Rushford	1200	108.76	98.19	.	.	17.06	.	.	24	0
Spring Valley	1300	102.82	96.77	97.83	14.59	12.01	1.02	-8.09	39	0
Wykoff	1500	93.26	94.90	.	.	20.09	.	.	9	0
Rushford Village	1600	94.64	91.90	.	.	11.24	.	.	7	0
Chatfield	6400	93.58	96.59	.	.	12.62	.	.	20	0

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
* Indicate calculations were done without extreme ratios
source: RUNDATA.RATIO_SBE created JUNE23**

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City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales

County_Name=Fillmore CO=23 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-Off Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Fountain	0300	92.81	95.65	.	.	13.46	.	.	6	0
Harmony	0500	101.28	102.75	.	.	19.43	.	.	21	0
Lanesboro	0600	99.20	98.32	.	.	16.74	.	.	19	0
Mabel	0700	102.43	97.59	.	.	14.15	.	.	16	0
Preston	1000	105.09	104.76	.	.	35.40	.	.	18	0
Rushford	1200	108.76	98.19	.	.	17.06	.	.	24	0
Spring Valley	1300	102.82	96.77	97.83	14.59	12.01	1.02	-8.09	39	0
Wykoff	1500	93.26	94.90	.	.	20.09	.	.	9	0
Rushford Village	1600	94.64	91.90	.	.	11.24	.	.	7	0
Chatfield	6400	93.58	96.59	.	.	12.62	.	.	20	0

All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
*** Indicate calculations were done without extreme ratios**
source: RUNDATA.RATIO_SBE created JUNE23

**2015 Assessment Sales Ratio Study
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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Fillmore CO=23 PT=93 Property=Agricultural Rural Vacant Bare Land (34.5 or more acres) Aggregation

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Preble	0019	98.18	102.25	.	.	16.33	.	.	6	6

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
* Indicate calculations were done without extreme ratios
source: RUNDATA.RATIO_SBE created JUNE23**

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City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales

County_Name=Fillmore CO=23 PT=95 Property=Agriculture Improved and Unimproved (34.5 or more acres) Aggregation

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Fillmore	0010	88.75	92.24	.	.	13.64	.	.	6	6
Preble	0019	98.18	102.25	.	.	16.33	.	.	6	6

All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
*** Indicate calculations were done without extreme ratios**
source: RUNDATA.RATIO_SBE created JUNE23

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**Countywide Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

CO=23 County_Name=Fillmore

PT	Property	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
06	Commercial (with buildings)	102.22	93.45	.	.	35.53	.	.	12	0
91	Seasonal Recreational Residential/Residential Aggregation	99.79	95.72	91.98	19.27	23.45	1.06	-9.58	247	0
91	Seasonal Recreational Residential/Residential Aggregation-Off Water	99.79	95.72	91.98	19.27	23.45	1.06	-9.58	247	0
92	Rural Vacant Land (34.5 or more acres) Aggregation	101.78	102.98	.	.	12.81	.	.	6	6
93	Agricultural Rural Vacant Bare Land (34.5 or more acres) Aggregation	96.03	97.61	88.63	15.23	20.55	1.08	-7.22	36	36
95	Agriculture Improved and Unimproved (34.5 or more acres) Aggregation	95.56	98.23	87.55	16.22	21.83	1.09	-8.79	47	47

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
* Indicate calculations were done without extreme ratios
source: RUNDATA.RATIO_SBE created JUNE23**

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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Freeborn CO=24 PT=06 Property=Commercial (with buildings)

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Albert Lea	0100	106.01	102.00	.	.	36.06	.	.	13	0

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
* Indicate calculations were done without extreme ratios
source: RUNDATA.RATIO_SBE created JUNE23**

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City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales

County_Name=Freeborn CO=24 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Albert Lea TWP	0001	83.68	78.90	.	.	14.32	.	.	8	8
Bancroft	0003	88.26	83.27	.	.	13.05	.	.	9	9
Pickereel Lake	0018	89.34	91.06	.	.	10.94	.	.	8	8
Albert Lea	0100	96.08	95.11	93.79	13.85	18.09	1.01	.	245	229
Alden	0200	112.03	101.47	.	.	36.20	.	.	14	14
Clarks Grove	0400	96.91	95.70	.	.	22.20	.	.	9	9
Geneva	0800	91.63	92.12	.	.	10.70	.	.	8	8
Glenville	0900	99.75	102.86	.	.	18.93	.	.	6	6
Hollandale	1300	93.37	97.84	.	.	21.97	.	.	6	6

All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
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source: RUNDATA.RATIO_SBE created JUNE23

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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Freeborn CO=24 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-Off Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price relatedmber 2015
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**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
* Indicate calculations were done without extreme ratios
source: RUNDATA.RATIO_SBE created JUNE23**

**2015 Assessment Sales Ratio Study
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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Wilkin CO=84 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Breckenridge	0100	95.70	95.66	95.62	8.83	11.36	1.00	.	34	0

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
* Indicate calculations were done without extreme ratios
source: RUNDATA.RATIO_SBE created JUNE23**

**2015 Assessment Sales Ratio Study
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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Wilkin CO=84 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-Off Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Breckenridge	0100	95.70	95.66	95.62	8.83	11.36	1.00	.	34	0

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
* Indicate calculations were done without extreme ratios
source: RUNDATA.RATIO_SBE created JUNE23**

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**Countywide Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

CO=84 County_Name=Wilkin

PT	Property	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
91	Seasonal Recreational Residential/Residential Aggregation	89.83	92.53	88.65	12.19	15.26	1.01	.	55	21
91	Seasonal Recreational Residential/Residential Aggregation-Off Water	89.83	92.53	88.65	12.19	15.26	1.01	.	55	21
93	Agricultural Rural Vacant Bare Land (34.5 or more acres) Aggregation	101.28	106.19	.	.	12.44	.	.	8	8
95	Agriculture Improved and Unimproved (34.5 or more acres) Aggregation	101.28	106.19	.	.	12.44	.	.	8	8

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
* Indicate calculations were done without extreme ratios
source: RUNDATA.RATIO_SBE created JUNE23**

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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Winona CO=85 PT=06 Property=Commercial (with buildings)

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Winona	1300	105.50	96.76	.	.	14.22	.	.	12	0

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
* Indicate calculations were done without extreme ratios
source: RUNDATA.RATIO_SBE created JUNE23**

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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Winona CO=85 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Homer	0006	96.57	97.92	.	.	9.21	.	.	7	7
Richmond	0011	98.71	88.84	.	.	17.24	.	.	7	7
Wilson	0018	101.70	101.86	.	.	10.14	.	.	8	8
Goodview	0500	98.21	97.39	98.13	6.64	8.06	1.00	.	53	53
Lewiston	0700	103.46	98.35	.	.	9.65	.	.	20	20
Rollingstone	0900	98.74	99.60	.	.	7.77	.	.	12	12
St. Charles	1000	92.16	92.90	93.15	10.13	12.48	0.99	7.31	52	52
Stockton	1100	121.17	100.75	.	.	13.94	.	.	12	12
Winona	1300	97.33	96.99	95.79	10.72	13.29	1.01	.	320	320

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
* Indicate calculations were done without extreme ratios
source: RUNDATA.RATIO_SBE created JUNE23**

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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Winona CO=85 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-Off Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Homer	0006	96.57	97.92	.	.	9.21	.	.	7	7
Richmond	0011	98.71	88.84	.	.	17.24	.	.	7	7
Wilson	0018	101.70	101.86	.	.	10.14	.	.	8	8
Goodview	0500	98.21	97.39	98.13	6.64	8.06	1.00	.	53	53
Lewiston	0700	103.46	98.35	.	.	9.65	.	.	20	20
Rollingstone	0900	98.74	99.60	.	.	7.77	.	.	12	12
St. Charles	1000	92.16	92.90	93.15	10.13	12.48	0.99	7.31	52	52
Stockton	1100	121.17	100.75	.	.	13.94	.	.	12	12
Winona	1300	97.33	96.99	95.79	10.72	13.29	1.01	.	320	320

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
* Indicate calculations were done without extreme ratios
source: RUNDATA.RATIO_SBE created JUNE23**

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**Countywide Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

CO=85 County_Name=Winona

PT	Property	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
06	Commercial (with buildings)	99.34	95.16	.	.	17.46	.	.	19	0
91	Seasonal Recreational Residential/Residential Aggregation	97.63	96.74	96.29	10.64	12.39	1.00	1.74	534	534
91	Seasonal Recreational Residential/Residential Aggregation-Off Water	97.63	96.74	96.29	10.64	12.39	1.00	1.74	534	534
93	Agricultural Rural Vacant Bare Land (34.5 or more acres) Aggregation	100.22	100.38	.	.	12.53	.	.	16	16
95	Agriculture Improved and Unimproved (34.5 or more acres) Aggregation	99.75	101.47	.	.	16.55	.	.	24	24

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
* Indicate calculations were done without extreme ratios
source: RUNDATA.RATIO_SBE created JUNE23**

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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Wright CO=86 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Albion	0001	89.74	93.50	.	.	15.80	.	.	6	6
Buffalo TWP	0002	99.00	98.93	.	.	14.43	.	.	7	7
Chatham	0003	94.48	94.60	.	.	4.73	.	.	6	6
Clearwater TWP	0004	97.25	96.54	.	.	6.98	.	.	11	11
Cokato TWP	0005	97.56	95.17	.	.	8.02	.	.	14	14
Corinna	0006	93.76	95.51	93.61	6.73	7.54	1.01	.	58	58
Franklin	0008	96.77	97.85	.	.	6.65	.	.	29	29
French Lake	0009	99.42	94.47	.	.	9.54	.	.	9	9
Maple Lake TWP	0010	97.06	95.91	.	.	10.94	.	.	26	26
Marysville	0011	89.47	91.79	.	.	7.90	.	.	7	7
Monticello TWP	0013	95.17	94.61	.	.	9.71	.	.	27	27
Rockford TWP	0015	94.67	92.60	.	.	10.10	.	.	26	26
Silver Creek	0016	98.48	97.02	.	.	7.70	.	.	21	21
Southside	0017	94.44	92.40	.	.	8.75	.	.	25	25
Stockholm	0018	91.38	94.73	.	.	13.57	.	.	7	7
Victor	0019	98.21	92.79	.	.	7.69	.	.	8	8
Albertville	0100	94.23	94.03	94.28	4.62	5.64	1.00	.	130	130
Annandale	0200	95.88	96.91	95.76	6.91	9.15	1.00	.	51	51
Buffalo	0300	93.52	94.35	93.18	5.15	6.32	1.00	.	208	208
Cokato	0500	98.18	95.99	97.71	8.50	8.67	1.00	.	36	36

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
* Indicate calculations were done without extreme ratios
source: RUNDATA.RATIO_SBE created JUNE23**

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City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales

County_Name=Wright CO=86 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Delano	0600	94.17	95.56	94.34	6.16	6.22	1.00	.	76	76
Howard Lake	1000	94.02	95.53	.	.	8.33	.	.	11	11
Maple Lake	1100	95.07	94.23	.	.	7.96	.	.	24	24
Monticello	1200	94.11	94.32	93.63	5.58	7.02	1.01	.	165	165
Montrose	1300	94.18	94.77	94.02	5.51	7.07	1.00	.	63	63
St. Michael	1600	96.72	97.28	96.44	6.60	7.97	1.00	.	239	239
Waverly	1800	97.55	96.07	97.37	.	6.48	.	.	31	31
Otsego	1900	94.60	94.49	94.27	6.32	7.61	1.00	.	297	297
Clearwater	7200	99.34	99.75	.	.	6.05	.	.	26	26
Hanover	7400	95.27	93.17	94.95	5.62	7.25	1.01	-9.42	40	40
Rockford	8300	93.82	93.56	93.29	5.28	6.93	1.01	.	59	59

All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
 * Indicate calculations were done without extreme ratios
 source: RUNDATA.RATIO_SBE created JUNE23

2015 Assessment Sales Ratio Study
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City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales

County_Name=Wright CO=86 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-Off Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Clearwater TWP	0004	96.59	97.00	.	.	7.59	.	.	8	8
Cokato TWP	0005	94.85	93.22	.	.	5.91	.	.	11	11
Corinna	0006	86.71	88.42	.	.	7.46	.	.	9	9
Franklin	0008	96.44	97.20	.	.	6.04	.	.	26	26
Monticello TWP	0013	93.73	92.76	.	.	9.07	.	.	23	23
Rockford TWP	0015	92.69	91.24	.	.	9.59	.	.	19	19
Silver Creek	0016	101.00	96.81	.	.	3.52	.	.	8	8
Southside	0017	92.94	92.40	.	.	6.04	.	.	7	7
Albertville	0100	94.29	94.03	94.34	4.60	5.63	1.00	.	122	122
Annandale	0200	95.85	96.91	96.00	7.06	9.19	1.00	.	44	44
Buffalo	0300	93.42	94.30	93.12	5.04	6.16	1.00	.	197	197
Cokato	0500	98.18	95.99	97.71	8.50	8.67	1.00	.	36	36
Delano	0600	94.18	95.66	94.37	6.20	6.26	1.00	.	75	75
Howard Lake	1000	95.08	94.33	.	.	8.46	.	.	8	8
Maple Lake	1100	94.88	94.16	.	.	8.03	.	.	23	23
Monticello	1200	94.37	94.32	94.00	5.51	6.74	1.00	.	157	157
Montrose	1300	94.32	94.71	94.19	5.56	7.19	1.00	.	56	56
St. Michael	1600	96.73	97.08	96.54	6.54	7.87	1.00	.	223	223
Waverly	1800	98.06	94.68	.	.	5.94	.	.	24	24
Otsego	1900	94.31	94.34	93.85	6.23	7.43	1.00	.	278	278

All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Wright CO=86 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-Off Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Clearwater	7200	99.34	99.75	.	.	6.05	.	.	26	26
Hanover	7400	95.43	93.26	95.12	5.65	7.27	1.01	-9.12	39	39
Rockford	8300	93.82	93.56	93.29	5.28	6.93	1.01	.	59	59

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
* Indicate calculations were done without extreme ratios
source: RUNDATA.RATIO_SBE created JUNE23**

**2015 Assessment Sales Ratio Study
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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Wright CO=86 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-On Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Corinna	0006	95.05	95.82	93.79	5.84	7.57	1.01	.	49	49
French Lake	0009	95.55	91.13	.	.	10.28	.	.	7	7
Maple Lake TWP	0010	96.73	95.38	.	.	11.37	.	.	23	23
Rockford TWP	0015	100.03	98.40	.	.	8.38	.	.	7	7
Silver Creek	0016	96.93	97.15	.	.	8.96	.	.	13	13
Southside	0017	95.03	93.62	.	.	9.67	.	.	18	18
Victor	0019	98.98	92.71	.	.	8.38	.	.	7	7
Albertville	0100	93.41	93.12	.	.	6.12	.	.	8	8
Annandale	0200	96.06	98.45	.	.	9.64	.	.	7	7
Buffalo	0300	95.33	94.62	.	.	8.74	.	.	11	11
Monticello	1200	89.12	93.37	.	.	10.63	.	.	8	8
Montrose	1300	93.07	94.77	.	.	6.46	.	.	7	7
St. Michael	1600	96.61	98.12	.	.	9.48	.	.	16	16
Waverly	1800	95.82	97.01	.	.	8.33	.	.	7	7
Otsego	1900	98.85	96.29	.	.	8.73	.	.	19	19

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
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source: RUNDATA.RATIO_SBE created JUNE23**

**2015 Assessment Sales Ratio Study
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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Wright CO=86 PT=95 Property=Agriculture Improved and Unimproved (34.5 or more acres) Aggregation

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Franklin	0008	99.51	98.96	.	.	10.74	.	.	8	0

**All sales adjusted for time and terms
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source: RUNDATA.RATIO_SBE created JUNE23**

**2015 Assessment Sales Ratio Study
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**Countywide Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

CO=86 County_Name=Wright

PT	Property	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
06	Commercial (with buildings)	98.68	94.40	.	.	16.55	.	.	18	0
91	Seasonal Recreational Residential/Residential Aggregation	95.04	94.81	94.74	6.40	7.60	1.00	.	1,752	1,752
91	Seasonal Recreational Residential/Residential Aggregation-Off Water	94.89	94.66	94.59	6.20	7.26	1.00	.	1,511	1,511
91	Seasonal Recreational Residential/Residential Aggregation-On Water	96.00	95.84	95.42	7.56	9.38	1.00	.	241	241
92	Rural Vacant Land (34.5 or more acres) Aggregation	100.07	100.94	.	.	14.47	.	.	14	0
93	Agricultural Rural Vacant Bare Land (34.5 or more acres) Aggregation	99.84	100.86	.	.	13.68	.	.	23	0
95	Agriculture Improved and Unimproved (34.5 or more acres) Aggregation	99.61	100.44	100.53	9.94	13.38	0.99	.	40	0

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
* Indicate calculations were done without extreme ratios
source: RUNDATA.RATIO_SBE created JUNE23**

**2015 Assessment Sales Ratio Study
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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Yellow Medicine CO=87 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Canby	0200	109.54	104.28	.	.	16.51	.	.	14	0
Clarkfield	0300	103.97	102.75	.	.	15.84	.	.	11	0
Granite Falls	7000	102.20	98.00	.	.	8.02	.	.	16	0

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
* Indicate calculations were done without extreme ratios
source: RUNDATA.RATIO_SBE created JUNE23**

**2015 Assessment Sales Ratio Study
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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Yellow Medicine CO=87 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-Off Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Canby	0200	109.54	104.28	.	.	16.51	.	.	14	0
Clarkfield	0300	103.97	102.75	.	.	15.84	.	.	11	0
Granite Falls	7000	102.20	98.00	.	.	8.02	.	.	16	0

**All sales adjusted for time and terms
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**2015 Assessment Sales Ratio Study
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**Countywide Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

CO=87 County_Name=Yellow Medicine

PT	Property	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
91	Seasonal Recreational Residential/Residential Aggregation	101.38	99.21	97.52	13.74	15.99	1.04	-4.41	67	0
91	Seasonal Recreational Residential/Residential Aggregation-Off Water	101.38	99.21	97.52	13.74	15.99	1.04	-4.41	67	0
93	Agricultural Rural Vacant Bare Land (34.5 or more acres) Aggregation	98.20	94.81	.	.	7.28	.	.	15	0
95	Agriculture Improved and Unimproved (34.5 or more acres) Aggregation	98.60	94.98	.	.	7.51	.	.	17	0

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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Minneapolis CO=88 PT=02 Property=Apartment (4 or more units)

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Minneapolis	8800	97.00	94.38	89.07	10.55	13.76	1.09	-2.02	94	94

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Based on sales from October 2014 through September 2015
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**2015 Assessment Sales Ratio Study
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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Minneapolis CO=88 PT=06 Property=Commercial (with buildings)

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Minneapolis	8800	94.52	94.71	77.82	12.59	16.10	1.20	-3.39	78	0

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
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**2015 Assessment Sales Ratio Study
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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Minneapolis CO=88 PT=07 Property=Industrial (with buildings)

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Minneapolis	8800	92.14	99.99	.	.	17.67	.	.	9	0

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Minneapolis CO=88 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Minneapolis	8800	96.88	95.36	94.18	10.44	11.83	1.01	-1.18	4,992	4,987

**All sales adjusted for time and terms
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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Minneapolis CO=88 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-Off Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Minneapolis	8800	96.87	95.36	94.18	10.44	11.83	1.01	-1.18	4,987	4,987

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**Countywide Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

CO=88 County_Name=Minneapolis

PT	Property	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
02	Apartment (4 or more units)	97.00	94.38	89.07	10.55	13.76	1.09	-2.02	94	94
06	Commercial (with buildings)	94.52	94.71	77.82	12.59	16.10	1.20	-3.39	78	0
07	Industrial (with buildings)	92.14	99.99	.	.	17.67	.	.	9	0
91	Seasonal Recreational Residential/Residential Aggregation	96.88	95.36	94.18	10.44	11.83	1.01	-1.18	4,992	4,987
91	Seasonal Recreational Residential/Residential Aggregation-Off Water	96.87	95.36	94.18	10.44	11.83	1.01	-1.18	4,987	4,987

**All sales adjusted for time and terms
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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=St. Paul CO=89 PT=02 Property=Apartment (4 or more units)

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
St. Paul	8900	92.42	91.20	87.77	12.83	15.00	1.04	.	55	55

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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=St. Paul CO=89 PT=06 Property=Commercial (with buildings)

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
St. Paul	8900	102.65	100.00	100.92	15.17	22.29	1.02	.	43	0

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
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source: RUNDATA.RATIO_SBE created JUNE23**

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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=St. Paul CO=89 PT=07 Property=Industrial (with buildings)

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
St. Paul	8900	93.63	94.23	.	.	18.95	.	.	13	0

**All sales adjusted for time and terms
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source: RUNDATA.RATIO_SBE created JUNE23**

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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=St. Paul CO=89 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
St. Paul	8900	97.10	95.93	95.81	8.17	10.17	1.01	-1.07	2,781	2,781

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
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**City and Township Ratios by Property Type
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Ratios reported only for jurisdictions with 6 or more sales**

County_Name=St. Paul CO=89 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-Off Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
St. Paul	8900	97.10	95.94	95.82	8.17	10.17	1.01	-1.07	2,773	2,773

**All sales adjusted for time and terms
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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=St. Paul CO=89 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-On Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
St. Paul	8900	97.50	94.77	.	.	8.69	.	.	8	8

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
* Indicate calculations were done without extreme ratios
source: RUNDATA.RATIO_SBE created JUNE23**

2015 Assessment Sales Ratio Study
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Countywide Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales

CO=89 County_Name=St. Paul

PT	Property	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
02	Apartment (4 or more units)	92.42	91.20	87.77	12.83	15.00	1.04	.	55	55
06	Commercial (with buildings)	102.65	100.00	100.92	15.17	22.29	1.02	.	43	0
07	Industrial (with buildings)	93.63	94.23	.	.	18.95	.	.	13	0
91	Seasonal Recreational Residential/Residential Aggregation	97.10	95.93	95.81	8.17	10.17	1.01	-1.07	2,781	2,781
91	Seasonal Recreational Residential/Residential Aggregation-Off Water	97.10	95.94	95.82	8.17	10.17	1.01	-1.07	2,773	2,773
91	Seasonal Recreational Residential/Residential Aggregation-On Water	97.50	94.77	.	.	8.69	.	.	8	8

All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
*** Indicate calculations were done without extreme ratios**
source: RUNDATA.RATIO_SBE created JUNE23

**2015 Assessment Sales Ratio Study
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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Duluth CO=90 PT=02 Property=Apartment (4 or more units)

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Duluth	9000	92.45	91.92	.	.	10.52	.	.	8	0

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
* Indicate calculations were done without extreme ratios
source: RUNDATA.RATIO_SBE created JUNE23**

**2015 Assessment Sales Ratio Study
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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Duluth CO=90 PT=06 Property=Commercial (with buildings)

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Duluth	9000	104.48	94.51	.	.	31.15	.	.	23	0

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
* Indicate calculations were done without extreme ratios
source: RUNDATA.RATIO_SBE created JUNE23**

**2015 Assessment Sales Ratio Study
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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Duluth CO=90 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Duluth	9000	95.65	93.78	92.67	13.13	13.70	1.01	.	1,130	1,114

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
* Indicate calculations were done without extreme ratios
source: RUNDATA.RATIO_SBE created JUNE23**

**2015 Assessment Sales Ratio Study
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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Duluth CO=90 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-Off Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Duluth	9000	95.72	93.78	92.81	13.16	13.68	1.01	.	1,114	1,114

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
* Indicate calculations were done without extreme ratios
source: RUNDATA.RATIO_SBE created JUNE23**

**2015 Assessment Sales Ratio Study
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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Duluth CO=90 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-On Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Duluth	9000	90.85	93.28	.	.	15.19	.	.	16	0

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
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source: RUNDATA.RATIO_SBE created JUNE23**

**2015 Assessment Sales Ratio Study
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**Countywide Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

CO=90 County_Name=Duluth

PT	Property	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
02	Apartment (4 or more units)	92.45	91.92	.	.	10.52	.	.	8	0
06	Commercial (with buildings)	104.48	94.51	.	.	31.15	.	.	23	0
91	Seasonal Recreational Residential/Residential Aggregation	95.65	93.78	92.67	13.13	13.70	1.01	.	1,130	1,114
91	Seasonal Recreational Residential/Residential Aggregation-Off Water	95.72	93.78	92.81	13.16	13.68	1.01	.	1,114	1,114
91	Seasonal Recreational Residential/Residential Aggregation-On Water	90.85	93.28	.	.	15.19	.	.	16	0

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
* Indicate calculations were done without extreme ratios
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2015 Assessment Sales Ratio Study
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City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales

County_Name=Rochester CO=91 PT=02 Property=Apartment (4 or more units)

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Rochester	0800	92.78	93.39	.	.	7.79	.	.	21	0

All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
*** Indicate calculations were done without extreme ratios**
source: RUNDATA.RATIO_SBE created JUNE23

**2015 Assessment Sales Ratio Study
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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Rochester CO=91 PT=06 Property=Commercial (with buildings)

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Rochester	0800	92.65	93.62	86.82	11.87	17.56	1.07	-2.62	52	0

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
* Indicate calculations were done without extreme ratios
source: RUNDATA.RATIO_SBE created JUNE23**

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City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales

County_Name=Rochester CO=91 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Rochester	0800	96.52	95.80	95.33	8.40	9.40	1.01	-0.54	2,264	2,264

All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
*** Indicate calculations were done without extreme ratios**
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**2015 Assessment Sales Ratio Study
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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=Rochester CO=91 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-Off Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
Rochester	0800	96.52	95.80	95.33	8.40	9.40	1.01	-0.54	2,264	2,264

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
* Indicate calculations were done without extreme ratios
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**2015 Assessment Sales Ratio Study
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**Countywide Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

CO=91 County_Name=Rochester

PT	Property	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
02	Apartment (4 or more units)	92.78	93.39	.	.	7.79	.	.	21	0
06	Commercial (with buildings)	92.65	93.62	86.82	11.87	17.56	1.07	-2.62	52	0
91	Seasonal Recreational Residential/Residential Aggregation	96.52	95.80	95.33	8.40	9.40	1.01	-0.54	2,264	2,264
91	Seasonal Recreational Residential/Residential Aggregation-Off Water	96.52	95.80	95.33	8.40	9.40	1.01	-0.54	2,264	2,264

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
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2015 Assessment Sales Ratio Study
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City and Township Ratios by Property Type
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Ratios reported only for jurisdictions with 6 or more sales

County_Name=St. Cloud CO=92 PT=02 Property=Apartment (4 or more units)

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
St. Cloud	9200	95.17	93.58	.	.	8.72	.	.	15	0

All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
*** Indicate calculations were done without extreme ratios**
source: RUNDATA.RATIO_SBE created JUNE23

**2015 Assessment Sales Ratio Study
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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=St. Cloud CO=92 PT=06 Property=Commercial (with buildings)

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
St. Cloud	9200	99.96	96.33	.	.	11.71	.	.	19	0

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
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**2015 Assessment Sales Ratio Study
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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=St. Cloud CO=92 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
St. Cloud	9200	94.89	93.68	93.04	7.94	8.69	1.01	-2.86	711	708

**All sales adjusted for time and terms
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**City and Township Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

County_Name=St. Cloud CO=92 PT=91 Property=Seasonal Recreational Residential/Residential Aggregation-Off Water

City-Twp Name	City-Twp Code	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
St. Cloud	9200	94.90	93.72	93.03	7.96	8.70	1.01	-2.89	708	708

**All sales adjusted for time and terms
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**2015 Assessment Sales Ratio Study
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**Countywide Ratios by Property Type
Final ratios reflect the 2016 EMV/the sales price forward adjusted to Jan 2, 2016
Ratios reported only for jurisdictions with 6 or more sales**

CO=92 County_Name=St. Cloud

PT	Property	Mean ratio	Median ratio	Aggregate ratio	Coeff. of dispersion *	Coeff. of variation *	Price related differential *	Price related bias *	Number of sales	Sales with time trends
02	Apartment (4 or more units)	95.17	93.58	.	.	8.72	.	.	15	0
06	Commercial (with buildings)	99.96	96.33	.	.	11.71	.	.	19	0
91	Seasonal Recreational Residential/Residential Aggregation	94.89	93.68	93.04	7.94	8.69	1.01	-2.86	711	708
91	Seasonal Recreational Residential/Residential Aggregation-Off Water	94.90	93.72	93.03	7.96	8.70	1.01	-2.89	708	708

**All sales adjusted for time and terms
Based on sales from October 2014 through September 2015
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source: RUNDATA.RATIO_SBE created JUNE23**