## Inverness Township
## Cindy Lane Cheboygan River Access Extraction Method for 2025

| Parcel Number | Street Address | Sale Date | Sale Price | Instr. | Terms of Sale | Adj. Sale $ | Asd. when Sold | Asd/Adj. Sale | Cur. Appraisal | Land Residual | Est. Land Value | Effec. Front | Depth | Net Acres | Total Acres |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 092-018-400-016-05 | 680 CINDY | 09/06/24 | $349,000 | WD | 03-ARM'S LENGTH | $349,000 | $112,700 | 32.29 | $266,700 | $112,300 | $30,000 | 200.0 | 170.0 | 0.78 | 0.78 |
| 092-018-400-016-06 | 670 CINDY | 07/25/24 | $340,470 | WD | 03-ARM'S LENGTH | $340,470 | $110,700 | 32.51 | $262,849 | $107,621 | $30,000 | 200.0 | 170.0 | 0.78 | 0.78 |
| | | **Totals:** | **$879,470** | | | **$879,470** | **$283,100** | | **$723,763** | **$229,657** | **$73,950** | **400.0** | | **1.93** | **1.93** |
| | | | | | | | **Sale. Ratio =>** | **32.19** | | | **Average** | **USED** | | **Average** | |
| | | | | | | | **Std. Dev. =>** | **0.58** | | | **per FF=>** | **$574** | | **per Net Acre=>** | **119,302.34** |