

**2019 REAPPRAISAL
ECONOMIC AREA 8
VACANT LAND**

**SALES STUDY PERIOD:
JULY 1, 2013 - JUNE 30, 2018**

**MARBLE and CRYSTAL VALLEY:
MEADOW/TREE**

ACCOUNT NUMBER	SALE DATE	SALE PRICE	TIME ADJUSTED SALE PRICE	ADJUSTED TASP	ACRES	PARCEL NUMBER	LEGAL
R042325	11/30/2016	\$40,000	\$40,000	\$40,000	0.816	2917-271-06-043	LOT 84 MARBLE SKI AREA 3 #643724
R015774	3/22/2018	\$42,000	\$42,000	\$42,000	0.902	2917-281-07-008	LOT 3 BLK 3 CRYSTAL MEADOWS & ADJ 0.408 AC #652291
R014092	10/24/2017	\$42,000	\$42,000	\$42,000	1.000	2917-271-01-001	LOT 6 BLK 14 MARBLE SKI AREA 2 #649960
R013985	11/16/2017	\$42,000	\$42,000	\$42,000	1.009	2917-262-13-045	LOTS 7,8,9 BLK 13 MARBLE SKI AREA 2 #655596
R042324	12/2/2014	\$34,500	\$40,693	\$40,963	1.027	2917-271-06-042	LOTS 22 & 23 MARBLE SKI AREA 3 #630300
R013847	2/1/2017	\$57,000	\$57,000	\$57,000	1.161	2917-233-02-003	LOTS 31-34 BLK 2 MARBLE SKI AREA 5 #645496
R072588	10/14/2016	\$57,500	\$57,500	\$57,500	1.318	2917-271-06-048	LOS 87 & 88 (CLUSTERED) MARBLE SKI AREA 3
R070772	9/16/2015	\$45,000	\$48,722	\$48,722	1.498	2917-271-06-045	LOTS 8-11 MARBLE SKI AREA FILING 3 #635619
R013914	10/11/2017	\$54,000	\$54,000	\$54,000	1.550	2917-252-01-014	LOT 36 MARBLE CONDO 1 #649961
R014288	7/17/2014	\$45,000	\$55,836	\$55,836	1.590	2917-272-11-003	LOT 2 AMENDED PLAT OF LOTS IN BLOCKS 1 & 2 AND VACATED STREETS IN CRYSTAL RIVER FILING
R014318	8/19/2015	\$63,000	\$68,843	\$68,843	1.640	2917-272-11-005	LOT 4 AMENDED PLAT OF LOTS IN BLOCKS 1 & 2 AND VACATED STREETS IN CRYSTAL RIVER FILING
R014320	8/26/2016	\$72,000	\$72,000	\$72,000	1.840	2917-272-11-004	LOT 3 AMENDED PLAT OF LOTS IN BLOCKS 1 & 2 AND VACATED STREETS IN CRYSTAL RIVER FILING
R014210	10/7/2016	\$75,000	\$75,000	\$75,000	2.010	2917-272-01-020	LOTS 91,92 MARBLE SKI AREA 3 #642855
R013928	5/5/2015	\$66,000	\$74,171	\$74,171	2.160	2917-261-02-007	LOTS 46 & 48 MARBLE CONDO FILING 1
R013922	9/2/2016	\$115,000	\$115,000	\$115,000	8.179	2917-252-03-005	LOT 51 MARBLE CONDO FILING 1 #641886
R013920	1/27/2014	\$120,000	\$158,724	\$158,724	9.230	2917-252-03-008	LOTS 53 & 54 MARBLE CONDO FILING 1 #625366
R026153*	12/15/2014	\$800,000	\$943,600	\$377,440	55.815	2917-000-00-023	55.815A+- IN S2 SEC 21 & NE4NW4 SEC 28 (AKA LOT 1) 11S88W

*Adjustment for River to Meadow in the Crystal/Marble Valley is x 0.40

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THE ADJUSTED TASP AND THE SIZE OF THE PRECEDING SALES WERE PLOTTED ON THIS GRAPH

