

Residential 2021-2023

Parcel Number	Sale Date	Sale Price	Comments	Acreage	\$/PA	Frontage	\$/PFF
005-001-002-00	03/28/22	\$1,400		0.75	1,867		
001-016-009-00	05/25/22	\$7,000	ADJ TO EXISTING	0.90	7,778		
004-166-010-00	02/07/22	\$4,700		1.00	4,700		
007-094-023-00	10/16/21	\$1,500		1.00	1,500		
007-700-070-00	07/21/21	\$5,500		1.00	5,500		
007-720-020-00	07/20/21	\$7,500		1.00	7,500		
002-335-019-00	03/25/22	\$19,000	ADJ TO EXISTING	1.14	16,667		
002-336-014-00	05/05/22	\$7,500		1.38	5,435		
007-403-001-00	03/03/22	\$8,000		1.50	5,333		
007-660-042-00	07/12/21	\$14,000		1.73	8,092		
001-007-007-50	03/23/22	\$12,000		1.79	6,704		
002-316-011-00	09/13/21	\$13,000		2.00	6,500		
007-720-008-00	03/10/23	\$15,500	ADJ TO EXISTING	2.00	7,750		
001-017-027-20	11/01/21	\$23,000	ADJ TO EXISTING	2.44	9,426		
005-231-004-00 D	01/21/22	\$5,000		2.80	1,786		
007-056-006-00	12/10/21	\$21,000		3.00	7,000		
002-251-018-60	08/16/22	\$10,000		3.03	3,300		
001-018-404-80	08/01/21	\$12,700		4.61	2,755		
005-023-006-00	03/09/22	\$17,000		5.00	3,400		
007-256-002-60	01/11/23	\$20,000		5.00	4,000		
005-176-014-00 D	01/06/23	\$12,000		5.00	2,400		
002-080-062-30	10/07/22	\$13,700		5.02	2,729		
007-275-005-01	09/30/21	\$8,400		5.72	1,469		
002-325-005-00	07/27/22	\$18,500		6.00	3,083		
002-260-025-20	12/29/21	\$19,900		6.20	3,210		
004-003-024-17 D	12/06/21	\$25,000		6.69	3,737		
002-327-010-00	10/26/22	\$27,500		6.90	3,986		
004-021-006-00	02/14/23	\$10,000		7.00	1,429		
007-053-016-00	07/22/21	\$16,000		7.64	2,094		
002-317-010-10	08/30/21	\$14,500		7.70	1,883		
002-317-010-10	01/25/22	\$17,000		7.70	2,208		

002-317-010-20	09/20/21	\$20,000		7.75	2,581
004-007-015-00	08/23/22	\$10,000		8.00	1,250
007-275-005-04	04/10/21	\$22,500		8.00	2,813
004-152-020-30	04/07/21	\$25,000	ADJ TO EXISTING	8.02	3,117
005-227-011-00 D	06/09/21	\$33,000		8.24	4,005
003-153-003-10	09/20/21	\$10,000		8.28	1,208
006-127-008-10 D	01/19/22	\$28,000		8.70	3,218
054-015-008-00	06/14/21	\$20,201		9.00	2,245
002-080-060-50	04/11/22	\$27,500		9.29	2,959
007-063-022-00	06/11/21	\$28,000		9.70	2,887
001-029-019-00	04/05/22	\$15,000		9.80	1,531
005-007-005-10 D	07/06/22	\$13,900		10.00	1,390
001-008-006-00	06/28/22	\$15,000		10.00	1,500
002-273-015-00	03/02/23	\$32,000		10.00	3,200
006-280-009-60	04/26/22	\$47,500	ADJ TO EXISTING	10.00	4,750
007-233-040-05	01/11/23	\$27,500		10.00	2,750
004-155-009-00	06/04/21	\$27,500		10.10	2,723
001-112-034-50 D	12/17/21	\$27,500		11.00	2,500
054-025-116-00	10/28/22	\$11,000		11.60	948
002-260-010-00	05/27/21	\$15,500		12.00	1,292
002-057-009-16	09/28/21	\$50,000		12.17	4,108
001-017-027-00	04/22/21	\$50,000		12.45	4,016
004-167-004-02	09/02/21	\$30,000		13.10	2,290
007-093-009-00	09/16/21	\$29,900		15.11	1,979
004-235-017-30	08/24/22	\$27,000		16.02	1,685
006-169-005-40	10/03/22	\$39,000		16.34	2,387
001-007-055-00 D	06/11/21	\$35,000		18.17	1,926
006-018-004-00 D	12/30/21	\$35,500		19.00	1,868
001-075-015-00 D	01/18/21	\$23,000		20.00	1,150
001-075-015-10 D	10/07/21	\$27,000		20.00	1,350
003-183-009-00 D	07/09/21	\$30,000		20.00	1,500
006-014-016-00 D	01/07/21	\$30,000		20.00	1,500
002-154-005-00	09/17/21	\$30,000		20.00	1,500

005-134-011-40	04/28/21	\$32,500		20.00	1,625
007-064-009-00	04/19/22	\$29,500		20.00	1,475
004-167-004-08	10/13/21	\$28,500		20.52	1,389
004-010-010-18	05/04/21	\$17,500		25.27	693
007-013-035-50	03/08/23	\$69,000		26.00	2,654
004-166-005-10	03/31/23	\$59,000		31.00	1,903
002-285-011-00	06/08/21	\$26,000		31.90	815
005-217-006-00 D	02/23/22	\$49,000		35.82	1,368
004-014-001-00	06/18/21	\$35,000		35.84	977
004-233-010-00	01/27/23	\$60,000		37.60	1,596
004-169-001-00	06/08/21	\$55,000		38.00	1,447
006-272-025-00	06/21/22	\$60,000		38.00	1,579
004-256-001-00	06/29/21	\$45,000		38.19	1,178
007-005-004-00	07/05/22	\$22,000		38.50	571
002-130-006-00	12/08/21	\$30,000		38.70	775
005-178-015-00 D	09/29/21	\$38,000		39.00	974
001-005-012-00 D	03/01/22	\$50,000		39.00	1,282
006-059-003-00 D	09/30/21	\$55,000		40.00	1,375
001-008-203-00	11/04/22	\$55,000		40.00	1,375
001-054-009-00	08/11/21	\$48,000		40.00	1,200
001-061-001-50	07/06/21	\$45,000		40.00	1,125
002-068-004-00	12/06/22	\$43,000		40.00	1,075
002-324-003-10	07/30/21	\$40,000	ADJ TO EXISTING	40.00	1,000
002-325-007-00	06/19/21	\$52,000		40.00	1,300
004-017-026-00	11/03/21	\$55,000		40.00	1,375
004-161-010-00	05/19/22	\$55,000		40.00	1,375
004-171-001-00	06/17/22	\$72,500		40.00	1,813
004-217-003-00	07/21/21	\$65,000		40.00	1,625
004-353-002-00	08/31/21	\$38,500		40.00	963
006-274-005-00	08/10/22	\$42,500		40.00	1,063
054-024-021-00	05/23/22	\$62,500		40.00	1,563
004-153-001-50	03/03/22	\$60,000	ADJ TO EXISTING	40.58	1,479
003-020-007-00 D	03/15/22	\$40,000		40.96	977

007-019-115-00	04/08/22	\$40,000		43.15	927
006-086-003-00 D	01/24/22	\$75,000		58.00	1,293
003-162-000-50	09/17/21	\$60,000		70.00	857
005-105-013-00 D	11/12/21	\$129,000	& 005-106-001-00	76.53	1,686
003-029-001-00 D	03/04/21	\$72,000		77.49	929
006-028-006-00 D	04/02/21	\$95,000		80.00	1,188
004-054-001-00	05/28/21	\$82,500		80.00	1,031
007-014-001-00 D	12/16/21	\$82,000		83.00	988
005-131-009-00 D	11/18/21	\$120,000		109.31	1,098
006-001-006-50	10/29/21	\$168,000		120.00	1,400
007-135-010-00 D	04/01/21	\$128,000		160.00	800
005-227-023-00 D	02/15/23	\$470,000	multi parcel	405.08	1,160

Residential Land Table:

Good:

1	5,000	10	27,000
1.5	7,500	15	30,000
2	10,000	20	35,000
2.5	11,250	25	37,500
3	15,000	30	42,000
4	12,600	40	52,000
5	15,750	50	55,000
7	21,000	100	105,000

BackAcreage -10%

1	4,500	10	24,300
1.5	6,750	15	27,000
2	9,000	20	31,500
2.5	11,250	25	33,750
3	13,500	30	37,800
4	11,340	40	46,800
5	14,175	50	49,500
7	18,900	100	103,950

Parcel Number	Sale Date	Sale Price	Comments	Acreage	\$/PA	Frontage	\$/PFF
FRONTAGE							
005-507-005-00 D	06/23/21	\$1,000	50'X120'			50.00	20
003-004-047-00 I	10/20/21	\$12,500	150'X120'			150.00	83
007-700-07-000 I	07/21/21	\$5,500	100'X170'			100.00	55
052-450-010-00 I	10/11/21	\$2,240	225'x54'			225.00	10
041-584-013-00 I	12/28/22	\$1,625	119'x70'			119.00	14
052-307-022-00 I	09/04/21	\$3,000	150'x132'			150.00	20
052-303-006-00 I	07/16/21	\$4,650	100'x132'			100.00	47
054-134-006-00 I	07/28/21	\$3,500	60'x120'			60.00	58
052-303-019-00 I	11/22/21	\$5,000	75'x132'			75.00	67
054-301-002-00 I	04/20/21	\$6,000	66'x202'			66.00	91
Average Front Foot			Range				46/PFF

Parcel Number	Sale Date	Sale Price	Comments	Acreage	\$/PA	Frontage	\$/PFF
LAKE FRONTAGE:							
005-118-013-30 D	07/16/21	\$85,000	204' BUSH LAKE			204.00	417
005-118-013-60 D	05/24/21	\$40,000	195' BUSH LAKE			195.00	205
006-320-013-00	07/29/21	\$15,000	90' FRTG ARMSTRONG LI	90	\$167	90.00	167
004-520-018-00	08/05/21	\$58,000	113' SILVER LAKE VACAN	100	\$580	100.00	580
004-520-026-00	06/07/21	\$75,000	100' FRTG SILVER LK VAC	100	\$750	100.00	750
004-363-006-50	12/17/21	\$77,000	750' VACANT TEPEE LK +	113	\$681	113.00	684
004-002-005-02	08/26/21	\$49,000	147' IRON LAKE VACANT	147	\$333	147.00	333
004-002-005-18	08/13/21	\$50,000	153' IRON LK VACANT	153	\$327	153.00	327
004-011-011-80	06/02/21	\$80,000	170' FRTG IRON LK VACA	170	\$471	170.00	471
007-560-013-00	05/14/21	\$50,000	200' BRULE LK VACANT	200	\$250	200.00	250
004-002-005-13	09/20/21	\$75,000	201' FRTG IRON LK VACA	201	\$373	201.00	373
001-028-001-44	04/22/22	\$50,000	213' WILDWOOD LK VAC	213	\$235	213.00	235
001-028-001-36	09/09/22	\$56,500	217' FRTG WILDWOOD L	217	\$260	217.00	260
004-010-004-33	04/28/21	\$23,900	228' FRTG IRON LK VACA	228	\$105	228.00	105
007-590-031-00	07/28/21	\$46,000	260' FRTG BRULE LK VAC	260	\$177	260.00	177
004-363-005-10	05/05/21	\$70,000	300' VACANT TEPEE LK +	300	\$233	300.00	233
006-272-023-00	05/03/21	\$56,500	362' FRTG ARMSTRONG '	362	\$156	362.00	156
004-011-014-00	03/21/22	\$186,000	424' IRON LK + 25A VACA	424	\$439	424.00	439
004-010-004-35	12/29/21	\$42,000	450' IRON LK VACANT	450	\$93	450.00	93

Average PFF Bush Lake

330/PFF

005-600-001-00 D	08/13/21	\$33,750	145' SAWYER LAKE			145.00	233
005-640-014-00 D	03/17/21	\$65,000	135' SAWYER LAKE			135.00	482
007-650-006-50	11/27/21	\$40,000	50' GOLDEN LK VACANT	50	\$800	50.00	800
005-135-013-00	09/21/21	\$80,000	100' VACANT LAKE ELLEN	100	\$800	100.00	800
007-450-003-00	09/21/21	\$80,000	100' CAMP LK VACANT	100	\$800	100.00	800
006-257-005-40	08/26/22	\$68,500	134' INDIAN LK VACANT	134	\$511	134.00	511
007-710-007-00	07/15/21	\$38,900	150' INDIAN LK VACANT	150	\$259	150.00	258
006-257-003-40	08/09/21	\$60,000	186' INDIAN LK VACANT	186	\$323	186.00	323
006-257-005-60	06/06/22	\$87,000	215' FRTG INDIAN LK VAC	215	\$405	215.00	405
007-275-005-42	09/16/21	\$110,000	250' GOLDEN LK VACANT	250	\$440	250.00	440

007-275-005-36	10/11/21	\$115,000	260' GOLDEN LK VACANT	260	\$442	260.00	442
007-275-005-38	10/13/21	\$105,000	260' FRTG GOLDEN LK V/	260	\$404	260.00	404
007-710-012-00	03/10/23	\$160,000	312' INDIAN LK VACANT	312	\$513	312.00	513
004-167-001-02	11/04/22	\$146,000	515' HOMAN LK VACANT	515	\$283	515.00	283

Average PFF Sawyer Lake

480/PFF

Parcel Number	Sale Date	Sale Price	Comments	Acreage	\$/PA	Frontage	\$/PFF
RIVER FRONTAGE:							
005-217-029-00 D	10/25/21	\$115,000	408' MICHIGAMME RIVER			408.00	282
005-217-023-01 D	06/23/22	\$20,000	1013' MICHIGAMME RIVER			1,013.00	19
005-020-004-00 I	03/10/23	\$6,996	260' MICHIGAMME RIVER			260.00	27
001-060-009-00 I	01/26/21	\$50,000	1446' PAINT RIVER			1,446.00	35
001-061-007-20 I	10/28/21	\$32,250	300' PAINT RIVER			300.00	108
001-061-007-30 I	08/18/21	\$34,000	300' PAINT RIVER			300.00	113
002-057-009-26 I	01/14/22	\$42,000	200' PAINT RIVER			200.00	210
002-057-009-28 I	01/14/22	\$42,000	200' PAINT RIVER			200.00	210
002-070-011-85 I	08/17/21	\$51,900	210' PAINT RIVER			210.00	247
002-261-004-10 I	12/17/21	\$50,000	675' PAINT RIVER			675.00	74
002-261-004-20 I	07/30/21	\$25,000	93' PAINT RIVER			93.00	269
002-261-004-25 I	12/29/21	\$21,500	200' PAINT RIVER			200.00	108
002-261-004-35 I	09/20/21	\$18,000	275' PAINT RIVER			275.00	65
006-114-002-00 I	11/08/21	\$140,000	13.6 A W BRULE RIVER FRONT			2,400.00	58
Average River Frontage			Range				130/PFF