

Davison Township 2024 Commercial & Industrial ECFs

Parcel	Date	Adj. Sale Price	Land Value	land imr	Residual	Cost	ECF	Use
201B Secondary Commercial & Industrial								
05-22-501-023	10/13/2021	\$ 1,200,000	\$ 192,266	\$ 63,662	\$ 944,072	\$ 1,215,495	0.776698	
05-18-100-026	8/17/2021	\$ 775,000	\$ 404,534	\$ 24,332	\$ 346,134	\$ 678,879	0.509861	
05-08-200-017	12/16/2020	\$ 792,000	\$ 270,416	\$ 227,330	\$ 294,254	\$ 652,256	0.451133	
05-15-100-027	5/26/2021	\$ 675,000	\$ 423,636	\$ 47,813	\$ 203,551	\$ 400,532	0.508202	
05-05-400-002, -018 & -019	4/28/2022	\$ 1,950,000	\$ 337,144	\$ 231,502	\$ 1,381,354	1,987,347	0.695074	
05-01-400-002	3/29/2022	\$ 956,000	\$ 162,544	\$ 26,408	\$ 767,048	\$ 1,957,224	0.391906	
05-09-100-014	9/18/2023	\$ 299,999	\$ 113,579	\$ 22,365	\$ 164,055	\$ 224,537	0.730637	
05-22-501-023	11/8/2023	\$ 1,200,000	\$ 217,565	\$ 72,165	\$ 910,270	\$ 1,448,361	0.628483	
					\$ 5,010,738	\$ 8,564,631	0.58505	
201A Primary Commercial								
05-17-651-002 thru -008	9/3/2019	\$ 2,310,000	\$ 1,351,272	\$ -	\$ 958,728	\$ 1,222,192	0.784433	
05-16-200-055	8/5/2021	\$ 1,500,000	\$ 709,635	\$ 75,484	714,881	1,247,029	0.573267	
05-16-200-049	6/22/2021	\$ 790,000	\$ 291,305	\$ 31,284	\$ 467,411	\$ 574,747	0.813247	
05-07-200-011	6/21/2021	\$ 550,000	\$ 149,736	\$ 42,946	\$ 357,318	\$ 296,991	1.203127	
05-16-200-011	8/23/2023	\$ 1,250,000	\$ 248,354	\$ 64,766	\$ 936,880	\$ 563,216	1.663447	
05-15-601-001 thru -004	7/5/2023	\$ 282,500	\$ 55,056	\$ 41,712	\$ 185,732	\$ 694,724	0.267346	
05-17-651-002 thru -008	5/13/2021	\$ 2,950,000	\$ 1,413,088	\$ -	\$ 1,536,912	\$ 1,295,800	1.186072	
					5,157,862	5,894,699	0.875	
201B OUTLIERS								
05-18-100-005	9/15/2021	\$ 4,065,012	\$ 424,729	\$ 135,648	\$ 3,504,635	\$ 2,053,668	1.706525	
05-15-100-007	9/15/2021	\$ 2,072,013	\$ 140,749	\$ 131,544	\$ 1,799,720	\$ 1,052,613	1.709764	
05-09-100-005	11/22/2021	\$ 350,000	\$ 117,650	\$ 30,216	\$ 202,134	\$ 126,966	1.592033	
05-16-200-057	2/17/2022	\$ 3,130,000	\$ 179,968	\$ 105,879	\$ 2,844,153	\$ 1,104,598	2.574831	
05-21-200-015	3/21/2022	\$ 2,700,000	\$ 107,200	\$ 42,837	\$ 2,549,963	\$ 1,389,517	1.835143	
05-15-501-073	6/28/2022	\$ 240,000	\$ 65,624	\$ 7,568	\$ 166,808	\$ 180,508	0.924103	
05-08-551-004	10/12/2023	\$ 325,000	\$ 82,636	\$ 43,840	\$ 198,524	\$ 185,841	1.068247	
05-05-400-020	8/1/2022	\$ 800,000	\$ 138,662	\$ 35,392	\$ 625,946	\$ 718,682	0.870964	
05-09-100-006	1/31/2023	\$ 900,000	\$ 167,576	\$ 22,942	\$ 709,482	\$ 899,765	0.788519	
201A OUTLIERS								
05-16-100-015	6/30/2022	\$ 1,211,000	\$ 688,417	\$ 98,023	\$ 424,560	\$ 2,510,457	0.169117	
05-16-200-003 & -004	8/31/2022	\$ 1,150,000	\$ 267,980	\$ 34,011	\$ 848,009	\$ 501,631	1.690504	