

Conway

Redhawk/Eva ECF Sales Study for 2025 Assessments

Sales Study Period: 4/1/2022-3/31/2024

Parcel Number	Street Address	Sale Date	Sale Price	Terms of Sale	Cur. Asmnt.	Cur. Appraisal	Bldg. Residual	Cost Man. \$	E.C.F.	Building Style
4701-05-201-001	10050 REDHAWK	09/29/2023	\$282,000	03-ARM'S LENGTH	\$146,540	\$293,070	\$260,810	\$258,933	1.007	2 STORY
4701-05-201-002	10078 REDHAWK	09/02/2022	\$248,000	03-ARM'S LENGTH	\$143,190	\$286,381	\$226,210	\$251,991	0.898	RANCH
4701-05-201-010	10311 REDHAWK	04/25/2022	\$302,020	03-ARM'S LENGTH	\$169,330	\$338,660	\$280,830	\$302,352	0.929	RANCH
Totals:			\$832,020		\$459,060	\$918,111	\$767,850	\$813,276		
					Sale. Ratio =>			E.C.F. =>	0.944	
					Std. Dev. =>			Ave. E.C.F. =>	0.945	#REF!

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