

2026 Spring Arbor Agricultural Land Values

TILLABLE LAND																			
All Acreage																			
UNIT	SALE DATE	PIN	LIB/PG	SALE PRICE	ADJ SALE AMOUNT	SITE & IMPROV. VALUE	LAND RESIDUAL VALUE	TOTAL ACRES	SITE	SWAMP	SWAMP VALUE	NON-TILLABLE	NON-TILLABLE VALUE	ROW	Total Non-Tillable VALUE	TILLABLE LAND RESIDUAL	TILLABLE ACREAGE	TILLABLE PRICE PER ACRE	
CONCORD	9/26/2022	000-11-15-101-004-13	2219-215	\$ 75,000	\$ 75,000		\$ 75,000	14.88			\$ -		\$ -	0.24	\$0	\$ 75,000	14.64	\$ 5,123	
CONCORD	6/21/2023	000-11-21-376-001-03	2231-1221	\$ 132,000	\$ 132,000		\$ 132,000	23.60			\$ -		\$ -	1.20	\$0	\$ 132,000	22.40	\$ 5,893	
CONCORD	5/6/2022	000-11-23-426-001-21	2212-311	\$ 80,000	\$ 80,000		\$ 80,000	8.91			\$ -		\$ -	0.33	\$0	\$ 80,000	8.58	\$ 9,328	
CONCORD	4/1/2024	000-11-31-451-001-03	2244-1011	\$ 115,000	\$ 115,000	\$ 21,204	\$ 93,796	17.06			\$ -		\$ -	0.026	\$0	\$ 93,796	17.03	\$ 5,506	
PARMA	10/11/2023	000-06-12-128-001-00	2236-0916	\$ 150,000	\$ 150,000		\$ 150,000	29.13			\$ -		\$ -	0.05	\$0	\$ 150,000	29.08	\$ 5,158	
PARMA	6/20/2024	000-06-14-426-001-02	2248-0261	\$ 99,000	\$ 99,000		\$ 99,000	15.00			\$ -		\$ -	0.43	\$0	\$ 99,000	14.57	\$ 6,794	
PARMA	12/29/2023	000-06-28-151-001-00	2240-0025	\$ 450,000	\$ 450,000		\$ 450,000	115.00	13.50	\$ 17,550	30.50	\$ 106,750	4.15	\$124,300	\$ 325,700	66.85	\$ 4,872		
PARMA	6/6/2022	000-06-33-151-001-00	2214-276	\$ 336,000	\$ 336,000		\$ 336,000	56.15	6.00	\$ 8,100	6.50	\$ 22,750	1.10	\$30,850	\$ 305,150	42.55	\$ 7,172		
PULASKI	9/4/2024	000-16-27-226-001-00	2251-883	\$ 440,000	\$ 440,000		\$ 395,608	68.00				11.10	\$ 38,843	1.00	\$38,843	\$ 356,765	55.90	\$ 6,382	
SANDSTONE	11/22/2023	000-07-18-100-001-03	2238-0810	\$ 260,700	\$ 260,700		\$ 241,308	51.77				4.85	\$ 16,968	0.47	\$16,968	\$ 224,340	46.45	\$ 4,830	
SANDSTONE	10/30/2024	000-07-23-451-001-04	2254-0475	\$ 50,000	\$ 50,000		\$ 48,480	10.12				0.38	\$ 1,330	0.25	\$1,330	\$ 47,150	9.49	\$ 4,970	
SPRING ARBOR	4/19/2022	000-12-05-200-001-03	2211-590	\$ 740,000	\$ 740,000		\$ 740,000	155.47	10.95	\$ 14,235	38.97	\$ 136,395	1.34	\$150,630	\$ 589,370	104.21	\$ 5,655		
SPRING ARBOR	11/22/2023	000-12-06-126-002-03		\$ 264,420	\$ 264,420		\$ 264,420	50.85			\$ -		\$ -		\$0	\$ 264,420	50.85	\$ 5,200	
SPRING ARBOR	3/1/2023	000-12-17-476-001-19	2226-74	\$ 145,000	\$ 145,000		\$ 145,000	22.60				8.28	\$ 28,980	0.33	\$28,980	\$ 116,020	14.00	\$ 8,290	
SPRING ARBOR	2/7/2023	000-12-19-451-002-01	UNRECORDE	\$ 145,300	\$ 145,300		\$ 145,300	29.28					\$ -		\$0	\$ 145,300	29.28	\$ 4,962	
SPRING ARBOR	4/20/2022	000-12-24-152-002-00	2210-1234	\$ 112,500	\$ 112,500		\$ 112,500	20.00					\$ -	0.50	\$0	\$ 112,500	19.50	\$ 5,769	
SPRINGPORT	11/22/2023	000-01-34-301-001-14	2238-0639	\$ 431,200	\$ 431,200		\$ 411,736	88.63				4.87	\$ 17,031	0.29	\$17,031	\$ 394,705	83.47	\$ 4,728	
TOMPKINS	8/25/2022	000-02-17-301-001-05	2217-1298	\$ 50,000	\$ 50,000		\$ 50,000	10.40				1.42	\$ 4,970	0.49	\$4,970	\$ 45,030	8.49	\$ 5,304	
TOMPKINS	11/6/2024	000-02-19-402-002-01	2254-0845	\$ 85,000	\$ 85,000		\$ 83,200	14.82				0.45	\$ 1,575	0.52	\$1,575	\$ 81,625	13.85	\$ 5,895	
TOMPKINS	4/18/2023	000-02-19-402-004-00	2229-0138	\$ 35,000	\$ 35,000		\$ 35,000	5.23	0.77	\$ 1,040			\$ -	0.19	\$1,040	\$ 33,961	4.27	\$ 7,953	
TOMPKINS	10/20/2022	000-02-30-451-001-04	2220-701	\$ 65,000	\$ 65,000		\$ 65,000	9.80					\$ -	0.24	\$0	\$ 65,000	9.56	\$ 6,799	
TOMPKINS	10/12/2022	000-02-35-200-002-01	2220-266	\$ 97,730	\$ 97,730		\$ 97,730	33.66				0.00	\$ -	2.24	\$0	\$ 97,730	31.42	\$ 3,110	
TOMPKINS	4/22/2022	000-02-36-226-002-04	2211-304	\$ 338,000	\$ 338,000		\$ 338,000	75.99				17.77	\$ 62,195	2.76	\$62,195	\$ 275,805	55.46	\$ 4,973	
							\$ 4,589,078	926.35								\$ -	\$ 4,110,367	751.90	\$ 5,467
AVG SPRING ARBOR \$ 5,975																			
<b>Use \$ 5,400</b>																			