

2025 OTISCO TOWNSHIP
AGRICULTURAL LAND STUDY
TILLABLE ACRES

TABLE ONE

Parcel Number	Street Address	Sale Date	Sale Price	Cont.	Label/Page	Price per Acre	Total Acre	Row	Drain	Residual Acre	Scrub Acre	Wet Acre	% of Land Adjusted	Other Acre Value	Scrub Acre	Building Value	Wet Acre	Residual Value	Days	Months	Adjustment	Adjusted Sale Price	Tillable Price Per Acre	Sold w/ 051-005-000-010-00	Net Acre	2019 Price/Acre	2025 Price/Acre	Comments	City
130-017-000-029-00	BIDING RD	05/19/21	\$243,900	WD	03 ARMS LENGTH	\$243,900	59.98	0.000	0.000	11.16%	\$41,226	102.584	\$0	\$408,774	0	0	0	0	0	0	0	408,774	\$3,985	Sold w/ 051-005-000-010-00	54.17	\$4,507	AGRICULTURE	102	
130-017-000-030-13	V/L BENDING RD	09/05/21	\$159,185	WD	03 ARMS LENGTH	\$159,185	50.51	0.000	0.000	14.72%	\$23,469	42.506	\$0	\$765,859	0	0	0	0	0	0	0	205,893	\$6,255	Sold w/ 051-014-000-015-00, 051-012-000-110-10, 051-012-000-110-20 sold blog site after sale	39.00	\$4,082	AGRICULTURE	102	
130-023-000-005-13	V/L PALMER RD	03/03/22	\$204,400	WD	19 MULTI PARCEL ARMS LENGTH	\$204,400	39.33	0.000	0.000	17.36%	\$40,000	59.493	\$0	\$416,382	0	0	0	0	0	0	0	416,382	\$7,287		40.88	\$5,000	AGRICULTURE	102	
130-025-000-005-00	V/L CHICKERING RD	07/18/22	\$275,000	WD	03 ARMS LENGTH	\$275,000	44.00	0.000	0.000	1.33%	\$0,314	100.116	\$0	\$380,686	0	0	0	0	0	0	0	380,686	\$3,802	N/Y Blog	55.00	\$5,000	AGRICULTURE	102	
130-036-000-020-01	BARTONVILLE RD	01/27/23	\$400,000	WD	03 ARMS LENGTH	\$400,000	42.80	0.000	0.000	73.64%	\$141,952	15.880	\$0	\$58,048	0	0	0	0	0	0	0	58,048	\$3,655	Sold w/ 070-012-000-045-00	85.00	\$4,706	AGRICULTURE	102	
130-035-000-030-30	V/L ZAHM RD	12/30/21	\$348,400	WD	19 MULTI PARCEL ARMS LENGTH	\$348,400	0.00	0.000	0.000	60.84%	\$133,930	26.935	\$0	\$166,070	0	0	0	0	0	0	0	166,070	\$5,166		66.92	\$3,206	AGRICULTURE	102	
Totals:			\$1,630,885			\$1,630,885	36.75							\$599,300	480.545	\$0	\$1,578,094	\$1,630,885				Average	340.97	Average	303.57				