STATE TAX EQUALIZATION BOARD REPORT
PERRY COUNTY (Final)

020-05 BLOOMFIELD BORO - WEST PERRY SD

PARCEL NUMBER CONTROL NUMBER SITUS	GRANTOR GRANTEE CARE OF MAILING ADDRESS	TYPE LAND USE STEB LUC	VALIDATION STEB EQUIV SALES RATIO	DEED ACRES MULTI SALE	SALE DATE SALE PRICE	ASSESSED VALUE
020,086.04-096.000 00500383 110 BARNETT STREET	EBY, GARY R ET UX EBY, JOSEPH P C/O GARY R EBY 110 BARNETT STREET PO BOX 402 NEW BLOOMFIELD, PA 17068	R 101 1000	02 - Family Transfer 02 - Family Transfer	202606746 0.4700 N	09/09/2026 1	268,800

	Valid Sales	Invalid Sales	Total Selling Price	Assessed Value	Weighted Ratio	Mean Ratio
1000 - Residentials		1				
1100 - Manufactured						
1500 - Seasonals						
2000 - Lots						
3000 - Industrials						
4000 - Commercials						
5000 - Agriculturals						
6000 - Minerals						
9800 - Vacant Land						
Other						
Valid Totals						
Invalid Totals		1	1	268,800		
Grand Totals for 020-05 BLOOMFIELD BORO - WEST PERRY SD		**1**	1	268,800		

STATE TAX EQUALIZATION BOARD REPORT
PERRY COUNTY (Final)

030-04 BUFFALO TWP - NEWPORT SD

PARCEL NUMBER CONTROL NUMBER SITUS	GRANTOR GRANTEE CARE OF MAILING ADDRESS	TYPE LAND USE STEB LUC	VALIDATION STEB EQUIV SALES RATIO	DEED ACRES MULTI SALE	SALE DATE SALE PRICE	ASSESSED VALUE
030,023.00-028.000 00500588 500 MOUNTAIN ROAD	HECKSCHER, CHRISTOPHER & JENNIE E HECKSCHER, CHRISTOPHER & JENNIE E 10 LEAF LANE NEWARK, DE 19702	V 113 9800	02 - Family Transfer 02 - Family Transfer	202607046 52.7400 N	09/21/2026 1	305,200
030,030.00-002.000 00500711 910 HUNTERS VALLEY ROAD	SHAW, ELIZABETH H ETAL SHAW, ELIZABETH H & IVAN LEE 704 DELAFIELD ROAD PITTSBURGH, PA 15215	R 112 1000	07 - Part Interest 07 - Part Interest	202606830 62.4100 N	09/10/2026 1	528,000
030,040.00-012.007 00500899 240 LIMEKILN ROAD LOT 7, PB45-197	SIMCOX, DAVID ALAN SIMCOX, DAVID ALAN & WHITE, SUSAN LORRAINE 119 EAST BONNIE AVENUE ELIZABETHVILLE, PA 17023	RT 108 1100	02 - Family Transfer 02 - Family Transfer	202607111 1.0800 N	09/22/2026 1	153,800
030,048.00-068.000 00501006 243 MEADOW GROVE RD	FREY, CORY R & ERIN N FREY, CORY R 243 MEADOW GROVE ROAD NJEWPORT, PA 17074	R 101 1000	02 - Family Transfer 02 - Family Transfer	202606860 1.0500 N	09/11/2026 1	66,000
030,048.00-107.000 00501063 46 ACKER ROAD	HOFFMAN, DONNA HOFFMAN, DONNA 5341 DEVONSHIRE ROAD HARRISBURG, PA 17112	R 101 1000	02 - Family Transfer 02 - Family Transfer	202607134 1.2900 N	09/23/2026 1	200,200

STATE TAX EQUALIZATION BOARD REPORT
PERRY COUNTY (Final)

030-04 BUFFALO TWP - NEWPORT SD

PARCEL NUMBER CONTROL NUMBER SITUS	GRANTOR GRANTEE CARE OF MAILING ADDRESS	TYPE LAND USE STEB LUC	VALIDATION STEB EQUIV SALES RATIO	DEED ACRES MULTI SALE	SALE DATE SALE PRICE	ASSESSED VALUE

	Valid Sales	Invalid Sales	Total Selling Price	Assessed Value	Weighted Ratio	Mean Ratio
1000 - Residentials		3				
1100 - Manufactured		1				
1500 - Seasonals						
2000 - Lots						
3000 - Industrials						
4000 - Commercials						
5000 - Agriculturals						
6000 - Minerals						
9800 - Vacant Land		1				
Other						
Valid Totals						
Invalid Totals		5	5	1,253,200		
Grand Totals for 030-04 BUFFALO TWP - NEWPORT SD		**5**	5	1,253,200		

STATE TAX EQUALIZATION BOARD REPORT
PERRY COUNTY (Final)

040-05 CARROLL TWP - WEST PERRY SD

PARCEL NUMBER CONTROL NUMBER SITUS	GRANTOR GRANTEE CARE OF MAILING ADDRESS	TYPE LAND USE STEB LUC	VALIDATION STEB EQUIV SALES RATIO	DEED ACRES MULTI SALE	SALE DATE SALE PRICE	ASSESSED VALUE
040,114.00-073.009 00501423 PAIGE HILL ROAD	HOFFMAN, MARLIN E HOFFMAN, ELWOOD L 231 ANTLER DRIVE MARYSVILLE, PA 17053	L2 100 2000	02 - Family Transfer 02 - Family Transfer	202606073 1.6700 N	08/17/2026 1	0
040,130.00-043.009 00501908 385 DARK HOLLOW ROAD	SIEBER, LARRY A & LINDA S GARCIA, ELFREN JR & DEBORAH K 385 DARK HOLLOW ROAD SHERMANS DALE, PA 17090	R 101 1000	00 - Valid Sale 00 - Valid Sale **89.20%**	202607284 3.5600 Y	09/29/2026 415,000	370,200
040,146.00-003.003 00526747 SHULER ROAD L-0002	MONISMITH, JESSE & AMANDA WATTS, BARRY EUGENE & JESSICA 7 AIRYVIEW LANE NEW BLOOMFIELD, PA 17068	V 113 9800	00 - Valid Sale 49 - CG VALID SALE **65.43%**	202606916 48.4900 N	09/15/2026 400,000	261,700
040,146.08-010.153T00378 00502279 501 WINDY HILL ROAD #153	AUMENT, JACQUELINE BEISTLINE, KENNETH 501 WINDY HILL ROAD #153 SHERMANS DALE, PA 17090	T 108 1100	16 - Sale of Doubtful Title 16 - Sale of Doubtful Title	2026T049 0.0000 N	09/24/2026	17,700
040,163.00-007.008 00526656 114 REIBERS CHURCH RD	BROWNE, ROBERT C & LISA J VENEZIA, CHRISTOPHER G & CATHERINE V CATHERINE V 114 REIBERS CHURCH ROAD SHERMANS DALE, PA 17090	A 112 5000	00 - Valid Sale 49 - CG VALID SALE **78.60%**	202606968 20.2700 Y	09/16/2026 890,000	699,500
040,165.03-003.000 00503263 MOUNTAIN VIEW ROAD L-0005 +	COASTLINE CAPITAL, LLC COASTLINE CAPITAL, LLC 2938 COLUMBIA AVENUE SUITE 502 LANCASTER, PA 17603	L2 100 2000	21 - Duplicate Sale/Deed Correction 21 - Duplicate Sale/Deed Correction	202606839 1.0000 N	09/10/2026 1,000	44,500
040,165.04-003.000 00503299 4075 VALLEY ROAD	FIRST CHOICE HOME BUYERS LLC BLACK BIRD CONSTRUCTION LLC 211 KENNEDY COURT SUITE 5 HANOVER, PA 17331	R 101 1000	14 - Time on Market 14 - Time on Market	202607344 1.4000 N	09/30/2026 147,000	220,700

STATE TAX EQUALIZATION BOARD REPORT
PERRY COUNTY (Final)

040-05 CARROLL TWP - WEST PERRY SD

PARCEL NUMBER CONTROL NUMBER SITUS	GRANTOR GRANTEE CARE OF MAILING ADDRESS	TYPE LAND USE STEB LUC	VALIDATION STEB EQUIV SALES RATIO	DEED ACRES MULTI SALE	SALE DATE SALE PRICE	ASSESSED VALUE
040,165.05-003.001 00503308 5040 SPRING ROAD	D&C REALTY ZAGS 26 LLC 5 VAUGHN DRIVE SUITE 202 PRINCETON, NJ 08540	CO 353 4000	00 - Valid Sale 00 - Valid Sale **62.84%**	202607333 1.7300 N	09/30/2026 637,055	400,300
040,165.05-043.000 00503361 181 YOUNGS CHURCH ROAD	AQUALLO, JESSE R & AERIEL ETAL AQUALLO, JESSE R & AQUALLO, MANUEL D 386 KENNEDY VALLEY ROAD LANDISBURG, PA 17040	RT 108 1100	02 - Family Transfer 02 - Family Transfer	202606819 0.7000 N	09/10/2026 1	120,800
040,165.05-051.012 00503379 171 OLD STATE ROAD	NEWHOUSE, RICHARD A NEWHOUSE, RICHARD A & ANGELA D 171 OLD STATE ROAD SHERMANS DALE, PA 17090	RT 108 1100	02 - Family Transfer 02 - Family Transfer	202607186 2.6100 N	09/24/2026 1	175,500

	Valid Sales	Invalid Sales	Total Selling Price	Assessed Value	Weighted Ratio	Mean Ratio
1000 - Residentials	1	1	415,000	370,200	89.20%	89.20%
1100 - Manufactured		3				
1500 - Seasonals						
2000 - Lots		2				
3000 - Industrials						
4000 - Commercials	1		637,055	400,300	62.84%	62.84%
5000 - Agriculturals	1		890,000	699,500	78.60%	78.60%
6000 - Minerals						
9800 - Vacant Land	1		400,000	261,700	65.43%	65.43%
Other						
Valid Totals	4		2,342,055	1,731,700	73.94%	74.02%
Invalid Totals		6	148,003	579,200		
Grand Totals for 040-05 CARROLL TWP - WEST PERRY SD	**4**	**6**	2,490,058	2,310,900		

STATE TAX EQUALIZATION BOARD REPORT
PERRY COUNTY (Final)

050-05 CENTRE TWP - WEST PERRY SD

PARCEL NUMBER CONTROL NUMBER SITUS	GRANTOR GRANTEE CARE OF MAILING ADDRESS	TYPE LAND USE STEB LUC	VALIDATION STEB EQUIV SALES RATIO	DEED ACRES MULTI SALE	SALE DATE SALE PRICE	ASSESSED VALUE
050,059.00-055.000 00503777 476 SHELLBARK DRIVE L-0019	LONG, ROBERT D WILLOW, SEAN H & MONICA A 476 SHELLBARK DRIVE NEWPORT, PA 17074	RT 108 1100	10 - Estate Sale 10 - Estate Sale	202606567 3.3500 N	09/02/2026 61,589	174,000
050,072.00-070.000 00503967 1128 MCKEEHAN ROAD	POTTER, DAVID ET UX POTTER, SANDRA & CLAY, AMY D 1128 MCKEEHAN ROAD NEW BLOOMFIELD, PA 17068	RT 108 1100	02 - Family Transfer 02 - Family Transfer	202606821 1.1400 N	09/10/2026 1	127,800
050,084.00-015.000 00504168 ERLY ROAD L-0001	KERLIN, JEFFREY M ETUX KERLIN FAMILY TRUST NANCY & JEFFREY KERLIN TRUSTEE 2885 ERLY ROAD ELLIOTTSBURG, PA 17024	V 113 9800	02 - Family Transfer 02 - Family Transfer	202606505 20.0000 N	09/01/2026 1	262,100
050,084.00-044.000 00504205 2885 ERLY ROAD #L-0003	KERLIN, JEFFREY M ETUX KERLIN FAMILY TRUST NANCY & JEFFREY KERLIN TRUSTEE 2885 ERLY ROAD ELLIOTTSBURG, PA 17024	R 101 1000	02 - Family Transfer 02 - Family Transfer	202606504 2.6000 N	09/01/2026 1	236,000
050,084.00-055.011 00528245 1929 DUNKLEBURGER ROAD	T & M HOMEBUILDERS, INC HOGAN, SHANE & WHITNEY 1929 DUNKLEBERGER ROAD ELLIOTTSBURG, PA 17024	R 101 1000	00 - Valid Sale 00 - Valid Sale **100.04%**	202606912 5.3600 N	09/15/2026 510,900	511,100
050,084.00-073.000 00504245 2890 ERLY ROAD	KRETZING, BONNIE K KRETZING, SHAUN E 2890 ERLY ROAD ELLIOTTSBURG, PA 17024	R 101 1000	02 - Family Transfer 02 - Family Transfer	202606997 0.5000 N	09/16/2026 1	137,500
050,099.00-067.000 00504670 GREENBRIAR ROAD 1/2 INTEREST MORRISONS JR	MORRISON, JOHN & DEBORAH JR ETAL MORRISON, JOHN E JR 21 MILL ROAD SHERMANS DALE, PA 17090	V 113 9800	02 - Family Transfer 02 - Family Transfer	202607053 71.0000 N	09/21/2026 1	541,400

STATE TAX EQUALIZATION BOARD REPORT
PERRY COUNTY (Final)

050-05 CENTRE TWP - WEST PERRY SD

PARCEL NUMBER CONTROL NUMBER SITUS	GRANTOR GRANTEE CARE OF MAILING ADDRESS	TYPE LAND USE STEB LUC	VALIDATION STEB EQUIV SALES RATIO	DEED ACRES MULTI SALE	SALE DATE SALE PRICE	ASSESSED VALUE
050,100.00-001.001 00504695 ADAMS LANE	ADAMS, STEPHEN G DILLMAN, NICHOLAS R & VERONICA L 180 MAHANOY ROAD NEW BLOOMFIELD, PA 17068	V 113 9800	00 - Valid Sale 49 - CG VALID SALE **104.38%**	202607132 29.1400 N	09/23/2026 315,000	328,800
050,100.00-031.000 00504743 CLOUSER HOLLOW ROAD	SMITH, CLAIR A JR GARMAN, LAMAR W & ROSE MARIE 1248 CLOUSER HOLLOW ROAD NEW BLOOMFIELD, PA 17068	V 113 9800	00 - Valid Sale 49 - CG VALID SALE **123.43%**	202607295 50.0000 N	09/29/2026 335,000	413,500

	Valid Sales	Invalid Sales	Total Selling Price	Assessed Value	Weighted Ratio	Mean Ratio
1000 - Residentials	1	2	510,900	511,100	100.04%	100.04%
1100 - Manufactured		2				
1500 - Seasonals						
2000 - Lots						
3000 - Industrials						
4000 - Commercials						
5000 - Agriculturals						
6000 - Minerals						
9800 - Vacant Land	2	2	650,000	742,300	114.20%	113.91%
Other						
Valid Totals	3		1,160,900	1,253,400	107.97%	109.28%
Invalid Totals		6	61,594	1,478,800		
Grand Totals for 050-05 CENTRE TWP - WEST PERRY SD	**3**	**6**	1,222,494	2,732,200		

STATE TAX EQUALIZATION BOARD REPORT
PERRY COUNTY (Final)

060-03 DUNCANNON BORO - SUSQUENITA SD

PARCEL NUMBER CONTROL NUMBER SITUS	GRANTOR GRANTEE CARE OF MAILING ADDRESS	TYPE LAND USE STEB LUC	VALIDATION STEB EQUIV SALES RATIO	DEED ACRES MULTI SALE	SALE DATE SALE PRICE	ASSESSED VALUE
060,104.01-004.000 00504923 1103 N HIGH STREET	MAVERICK EQUITY LLC ROBBINS, LAURIE A 1103 N HIGH STREET DUNCANNON, PA 17020	R 101 1000	00 - Valid Sale 00 - Valid Sale **65.19%**	202606683 0.2100 N	09/04/2026 237,000	154,500
060,104.01-027.000 00504950 N MARKET STREET	DUNCANNON BOROUGH DUNCANNON BOROUGH 428 N HIGH STREET DUNCANNON, PA 17020	RO 600 1000	02 - Family Transfer 02 - Family Transfer	202607241 0.1400 N	09/28/2026 1	42,300
060,118.01-175.000 00505181 922 N HIGH STREET	DOBSON FAMILY PARTNERSHIP HEIKES, ALYSSA & JARED T 922 N HIGH STREET DUNCANNON, PA 17020	R 101 1000	00 - Valid Sale 00 - Valid Sale **81.17%**	202606888 0.1700 N	09/14/2026 239,000	194,000
060,118.03-064.000 00505358 114 N MARKET STREET -116 N MARKET STREET	GRID INVESTMENTS, LLC RIDGELINE RE LP 224 N GEORGE STREET YORK, PA 17404	CC 319 4000	21 - Duplicate Sale/Deed Correction 21 - Duplicate Sale/Deed Correction	202606672 0.5800 N	09/04/2026 261,000	839,800
060,118.04-019.000 00505420 121 ANN STREET	SMITH, DONALD W GROVE, DYLAN 121 ANN STREET DUNCANNON, PA 17020	R 101 1000	00 - Valid Sale 00 - Valid Sale **100.80%**	202606934 0.0900 N	09/15/2026 125,000	126,000

STATE TAX EQUALIZATION BOARD REPORT
PERRY COUNTY (Final)

060-03 DUNCANNON BORO - SUSQUENITA SD

PARCEL NUMBER CONTROL NUMBER SITUS	GRANTOR GRANTEE CARE OF MAILING ADDRESS		TYPE LAND USE STEB LUC	VALIDATION STEB EQUIV SALES RATIO	DEED ACRES MULTI SALE	SALE DATE SALE PRICE	ASSESSED VALUE

	Valid Sales	Invalid Sales	Total Selling Price	Assessed Value	Weighted Ratio	Mean Ratio
1000 - Residentials	3	1	601,000	474,500	78.95%	82.39%
1100 - Manufactured						
1500 - Seasonals						
2000 - Lots						
3000 - Industrials						
4000 - Commercials		1				
5000 - Agriculturals						
6000 - Minerals						
9800 - Vacant Land						
Other						
Valid Totals	3		601,000	474,500	78.95%	82.39%
Invalid Totals		2	261,001	882,100		
Grand Totals for 060-03 DUNCANNON BORO - SUSQUENITA SD	**3**	**2**	862,001	1,356,600		

STATE TAX EQUALIZATION BOARD REPORT
PERRY COUNTY (Final)

070-02 GREENWOOD TWP - GREENWOOD SD

PARCEL NUMBER CONTROL NUMBER SITUS	GRANTOR GRANTEE CARE OF MAILING ADDRESS	TYPE LAND USE STEB LUC	VALIDATION STEB EQUIV SALES RATIO	DEED ACRES MULTI SALE	SALE DATE SALE PRICE	ASSESSED VALUE
070,020.05-009.000 00505821 211 W JUNIATA PKWY	HARRIS, RICHARD A HARRIS, ERIC M 495 HUNTERS VALLEY ROAD LIVERPOOL, PA 17045	R 101 1000	02 - Family Transfer 02 - Family Transfer	202606962 0.6100 N	09/15/2026 1	259,200

	Valid Sales	Invalid Sales	Total Selling Price	Assessed Value	Weighted Ratio	Mean Ratio
1000 - Residentials		1				
1100 - Manufactured						
1500 - Seasonals						
2000 - Lots						
3000 - Industrials						
4000 - Commercials						
5000 - Agriculturals						
6000 - Minerals						
9800 - Vacant Land						
Other						
Valid Totals						
Invalid Totals		1	1	259,200		
Grand Totals for 070-02 GREENWOOD TWP - GREENWOOD SD		**1**	1	259,200		

STATE TAX EQUALIZATION BOARD REPORT
PERRY COUNTY (Final)

080-04 HOWE TWP - NEWPORT SD

PARCEL NUMBER CONTROL NUMBER SITUS	GRANTOR GRANTEE CARE OF MAILING ADDRESS	TYPE LAND USE STEB LUC	VALIDATION STEB EQUIV SALES RATIO	DEED ACRES MULTI SALE	SALE DATE SALE PRICE	ASSESSED VALUE
080,047.00-044.010 00528612 303 W BRETZ CT	H F CAMPBELL & SON INC BRETZ COURT SENIOR, LLC 9100 CENTRE POINTE DRIVE SUITE 210 WEST CHESTER, OH 45069	L2 100 2000	03 - Corporate Affiliations 03 - Corporate Affiliations	202607113 2.5940 N	09/22/2026 500,000	96,300
080,061.02-004.000 00506448 348 JUNIATA PKWY E	CUNNINGHAM, JOHN E & CORINNE H M ELLIOTT, TERENCE I 350 JUNIATA PARKWAY EAST NEWPORT, PA 17074	RT 108 1100	00 - Valid Sale 00 - Valid Sale **224.50%**	202607183 0.9700 N	09/24/2026 60,000	134,700

	Valid Sales	Invalid Sales	Total Selling Price	Assessed Value	Weighted Ratio	Mean Ratio
1000 - Residentials						
1100 - Manufactured	1		60,000	134,700	224.50%	224.50%
1500 - Seasonals						
2000 - Lots		1				
3000 - Industrials						
4000 - Commercials						
5000 - Agriculturals						
6000 - Minerals						
9800 - Vacant Land						
Other						
Valid Totals	1		60,000	134,700	224.50%	224.50%
Invalid Totals		1	500,000	96,300		
Grand Totals for 080-04 HOWE TWP - NEWPORT SD	**1**	**1**	560,000	231,000		

STATE TAX EQUALIZATION BOARD REPORT
PERRY COUNTY (Final)

090-05 JACKSON TWP - WEST PERRY SD

PARCEL NUMBER CONTROL NUMBER SITUS	GRANTOR GRANTEE CARE OF MAILING ADDRESS	TYPE LAND USE STEB LUC	VALIDATION STEB EQUIV SALES RATIO	DEED ACRES MULTI SALE	SALE DATE SALE PRICE	ASSESSED VALUE
090,157.00-003.000 00506696 210 ELSIE CIR	OTOOLE, BERDENA R & JOHN O'TOOLE, RYAN P C/O JOHN M O"TOOLE 210 ELSIE CIRCLE BLAIN, PA 17006	A 112 5000	02 - Family Transfer 02 - Family Transfer	202607294 102.5000 N	09/29/2026 1	770,900
090,157.00-018.000 00506715 4093 COUCHTOWN ROAD	SHAMBAUGH, GARY D SHAMBAUGH IRREVOCABLE TRUST C/O GARY D SHAMBAUGH 1260 MOUNTAINVIEW ROAD SHERMANS DALE, PA 17090	A 112 5000	02 - Family Transfer 02 - Family Transfer	202606532 41.9100 N	09/02/2026 1	522,300

	Valid Sales	Invalid Sales	Total Selling Price	Assessed Value	Weighted Ratio	Mean Ratio
1000 - Residentials						
1100 - Manufactured						
1500 - Seasonals						
2000 - Lots						
3000 - Industrials						
4000 - Commercials						
5000 - Agriculturals		2				
6000 - Minerals						
9800 - Vacant Land						
Other						
Valid Totals						
Invalid Totals		2	2	1,293,200		
Grand Totals for 090-05 JACKSON TWP - WEST PERRY SD		**2**	2	1,293,200		

STATE TAX EQUALIZATION BOARD REPORT
PERRY COUNTY (Final)

100-04 JUNIATA TWP - NEWPORT SD

PARCEL NUMBER CONTROL NUMBER SITUS	GRANTOR GRANTEE CARE OF MAILING ADDRESS	TYPE LAND USE STEB LUC	VALIDATION STEB EQUIV SALES RATIO	DEED ACRES MULTI SALE	SALE DATE SALE PRICE	ASSESSED VALUE
100,045.00-029.000 00507131 2612 MIDDLE RIDGE ROAD	ELLIOTT, SHERRY M ETUX HIGH, JEREMY T 149 RUN ROAD CARLISLE, PA 17015	R 101 1000	00 - Valid Sale 00 - Valid Sale **76.69%**	202607255 1.5000 N	09/28/2026 290,000	222,400
100,046.00-064.000 00507228 100 APPLE HOUSE ROAD	CHAPMAN, RONALD E & GENEVIEVE B RONALD CHAPMAN IRREVOCABLE TRUST RONALD E CHAPMAN 100 APPLE HOUSE ROAD NEWPORT, PA 17074	A 112 5000	02 - Family Transfer 02 - Family Transfer	202607180 11.6500 N	09/24/2026 1	393,100
100,056.00-023.000 00507229 10199 CREEK ROAD	SAYERS, STEVEN L SAYERS, STEVEN L & MCCOMMONS, REBECCA L 536 C STREET CARLISLE, PA 17013	AS 112 5000	02 - Family Transfer 02 - Family Transfer	202606843 55.7900 N	09/11/2026 1	359,200
100,070.00-048.000 00507570 53 FROG HOLLOW ROAD	SHEPHERD, BENJAMIN E HALL, KATI 442 UNION STREET MILLERSBURG, PA 17061	R 101 1000	00 - Valid Sale 00 - Valid Sale **105.42%**	202607105 1.2700 N	09/22/2026 155,000	163,400

STATE TAX EQUALIZATION BOARD REPORT
PERRY COUNTY (Final)

100-04 JUNIATA TWP - NEWPORT SD

PARCEL NUMBER CONTROL NUMBER SITUS	GRANTOR GRANTEE CARE OF MAILING ADDRESS		TYPE LAND USE STEB LUC	VALIDATION STEB EQUIV SALES RATIO	DEED ACRES MULTI SALE	SALE DATE SALE PRICE	ASSESSED VALUE

	Valid Sales	Invalid Sales	Total Selling Price	Assessed Value	Weighted Ratio	Mean Ratio
1000 - Residentials	2		445,000	385,800	86.70%	91.05%
1100 - Manufactured						
1500 - Seasonals						
2000 - Lots						
3000 - Industrials						
4000 - Commercials						
5000 - Agriculturals		2				
6000 - Minerals						
9800 - Vacant Land						
Other						
Valid Totals	2		445,000	385,800	86.70%	91.05%
Invalid Totals		2	2	752,300		
Grand Totals for 100-04 JUNIATA TWP - NEWPORT SD	**2**	**2**	445,002	1,138,100		

STATE TAX EQUALIZATION BOARD REPORT
PERRY COUNTY (Final)

120-02 LIVERPOOL BORO - GREENWOOD SD

PARCEL NUMBER CONTROL NUMBER SITUS	GRANTOR GRANTEE CARE OF MAILING ADDRESS	TYPE LAND USE STEB LUC	VALIDATION STEB EQUIV SALES RATIO	DEED ACRES MULTI SALE	SALE DATE SALE PRICE	ASSESSED VALUE
120,017.02-129.000 00507991 308 MARKET ST	SHAFFER, HERBERT G & JANET CARLENE HARRIS, SHARON & SARAH 308 N MARKET STREET LIVERPOOL, PA 17045	R 101 1000	00 - Valid Sale 00 - Valid Sale **108.36%**	202606566 0.1900 N	09/02/2026 195,000	211,300
120,017.02-194.000 00508056 100 AUCKER ST	HORTING, JAMES E SEIBERT, SHANE & ALYSSA LEIGH 100 AUCKER STREET LIVERPOOL, PA 17045	R 101 1000	00 - Valid Sale 00 - Valid Sale **102.49%**	202606944 0.3400 N	09/15/2026 269,000	275,700
120,017.02-194.001 00527405 N 8TH ST	HORTING, JAMES E SEIBERT, SHANE & ALYSSA LEIGH 100 AUCKER STREET LIVERPOOL, PA 17045	L1 100 2000	61 - Purchased Adjacent Land 22 - Other	202606946 0.1400 N	09/15/2026 1	25,000

STATE TAX EQUALIZATION BOARD REPORT
PERRY COUNTY (Final)

120-02 LIVERPOOL BORO - GREENWOOD SD

PARCEL NUMBER CONTROL NUMBER SITUS	GRANTOR GRANTEE CARE OF MAILING ADDRESS	TYPE LAND USE STEB LUC	VALIDATION STEB EQUIV SALES RATIO	DEED ACRES MULTI SALE	SALE DATE SALE PRICE	ASSESSED VALUE

	Valid Sales	Invalid Sales	Total Selling Price	Assessed Value	Weighted Ratio	Mean Ratio
1000 - Residentials	2		464,000	487,000	104.96%	105.42%
1100 - Manufactured						
1500 - Seasonals						
2000 - Lots		1				
3000 - Industrials						
4000 - Commercials						
5000 - Agriculturals						
6000 - Minerals						
9800 - Vacant Land						
Other						
Valid Totals	2		464,000	487,000	104.96%	105.42%
Invalid Totals		1	1	25,000		
Grand Totals for 120-02 LIVERPOOL BORO - GREENWOOD SD	**2**	**1**	464,001	512,000		

STATE TAX EQUALIZATION BOARD REPORT
PERRY COUNTY (Final)

130-02 LIVERPOOL TWP - GREENWOOD SD

PARCEL NUMBER CONTROL NUMBER SITUS	GRANTOR GRANTEE CARE OF MAILING ADDRESS	TYPE LAND USE STEB LUC	VALIDATION STEB EQUIV SALES RATIO	DEED ACRES MULTI SALE	SALE DATE SALE PRICE	ASSESSED VALUE
130,003.00-004.006 00508162 122 BUCHER HOLLOW ROAD	RODE, ALBERT H BECK, DAVID R & CHARMAINE L 122 BUCHER HOLLOW ROAD MILLERSTOWN, PA 17062	RT 108 1100	00 - Valid Sale 00 - Valid Sale **84.81%**	202606760 1.1900 N	09/09/2026 239,000	202,700
130,004.00-017.016 00528178 20 KLINE HOLLOW RD	STOLTZFUS, LEON HICKS, DEREK R & DANIELLE M 20 KLINE HOLLOW ROAD LIVERPOOL, PA 17045	R 101 1000	00 - Valid Sale 00 - Valid Sale **91.93%**	202606538 1.3800 N	09/02/2026 379,000	348,400
130,022.00-032.000 00528532 1090 PERRY VALLEY ROAD	CARL, KEVIN C & KAREN L MULLIN, SARAH N & KEIFER J 1090 PERRY VALLEY ROAD LIVERPOOL, PA 17045	R 101 1000	02 - Family Transfer 02 - Family Transfer	202607228 3.1400 N	09/25/2026 1	254,600

	Valid Sales	Invalid Sales	Total Selling Price	Assessed Value	Weighted Ratio	Mean Ratio
1000 - Residentials	1	1	379,000	348,400	91.93%	91.93%
1100 - Manufactured	1		239,000	202,700	84.81%	84.81%
1500 - Seasonals						
2000 - Lots						
3000 - Industrials						
4000 - Commercials						
5000 - Agriculturals						
6000 - Minerals						
9800 - Vacant Land						
Other						
Valid Totals	2		618,000	551,100	89.17%	88.37%
Invalid Totals		1	1	254,600		
Grand Totals for 130-02 LIVERPOOL TWP - GREENWOOD SD	**2**	**1**	618,001	805,700		

STATE TAX EQUALIZATION BOARD REPORT
PERRY COUNTY (Final)

141-05 NORTH EAST MADISON - WEST PERRY SD

PARCEL NUMBER CONTROL NUMBER SITUS	GRANTOR GRANTEE CARE OF MAILING ADDRESS	TYPE LAND USE STEB LUC	VALIDATION STEB EQUIV SALES RATIO	DEED ACRES MULTI SALE	SALE DATE SALE PRICE	ASSESSED VALUE
141,079.00-015.000 00508748 6389 LIBERTY VALLEY ROAD	STOLTZFUS, HENRY & RUTH COLEMAN, DYLAN & SABRINA ETAL KUO, JOHN 978 MYSERTOWN ROAD GARDNERS, PA 17324	V 113 9800	00 - Valid Sale 49 - CG VALID SALE **77.53%**	202607043 54.4600 N	09/21/2026 470,000	364,400
141,080.00-057.000 00508812 168 CONCORD DR #L-0005	WOUTERSZ, THEODORE B & JOANNE WOUTERSZ, SUSAN M & WOUTERSZ, LISA A 768 SCOTCH WAY WEST CHESTER, PA 19382	R 101 1000	02 - Family Transfer 02 - Family Transfer	202606831 1.0700 N	09/10/2026 1	226,900
141,093.00-049.000 00508961 FORT ROBINSON ROAD	PETERSHEIM, STEPHEN R JR LITTLE VALLEY HIDEAWAY, LLC 3140 ORVILLE LANE MANHEIM, PA 17545	V 113 9800	07 - Part Interest 07 - Part Interest	202606494 159.9800 N	09/01/2026 350,000	676,200
141,124.00-048.001 00528613 SHERMANS VALLEY ROAD	JOHNSON, KEVIN L JOHNSON, KENNETH P & JILL C 4808 SHERMANS VALLEY ROAD LOYSVILLE, PA 17047	L2 100 2000	02 - Family Transfer 02 - Family Transfer	 2.0000 N	09/23/2026 8,000	66,700

STATE TAX EQUALIZATION BOARD REPORT
PERRY COUNTY (Final)

141-05 NORTH EAST MADISON - WEST PERRY SD

PARCEL NUMBER CONTROL NUMBER SITUS	GRANTOR GRANTEE CARE OF MAILING ADDRESS	TYPE LAND USE STEB LUC	VALIDATION STEB EQUIV SALES RATIO	DEED ACRES MULTI SALE	SALE DATE SALE PRICE	ASSESSED VALUE

	Valid Sales	Invalid Sales	Total Selling Price	Assessed Value	Weighted Ratio	Mean Ratio
1000 - Residentials		1				
1100 - Manufactured						
1500 - Seasonals						
2000 - Lots		1				
3000 - Industrials						
4000 - Commercials						
5000 - Agriculturals						
6000 - Minerals						
9800 - Vacant Land	1	1	470,000	364,400	77.53%	77.53%
Other						
Valid Totals	1		470,000	364,400	77.53%	77.53%
Invalid Totals		3	358,001	969,800		
Grand Totals for 141-05 NORTH EAST MADISON - WEST PERRY SD	**1**	**3**	828,001	1,334,200		

STATE TAX EQUALIZATION BOARD REPORT
PERRY COUNTY (Final)

142-05 SOUTH WEST MADISON - WEST PERRY SD

PARCEL NUMBER CONTROL NUMBER SITUS	GRANTOR GRANTEE CARE OF MAILING ADDRESS	TYPE LAND USE STEB LUC	VALIDATION STEB EQUIV SALES RATIO	DEED ACRES MULTI SALE	SALE DATE SALE PRICE	ASSESSED VALUE
142,141.00-052.000 00509639 733 HIDDEN VALLEY ROAD	KNISELY, EUGENE B EVINGER, JEFFREY L JR 1735 VALLEY ROAD MARYSVILLE, PA 17053	RT 108 1100	00 - Valid Sale 00 - Valid Sale **92.07%**	202607073 1.0000 N	09/21/2026 134,900	124,200
142,160.00-006.003 00525092 13 KRISTIN DR OFF SHEAFFERS VALLEY ROAD	COPENHAVER, BRYAN C FOOTE, TROY 276 W 2ND STREET HUMMELSTOWN, PA 17036	RT 108 1100	00 - Valid Sale 00 - Valid Sale **138.52%**	202607044 1.3100 N	09/21/2026 81,000	112,200

	Valid Sales	Invalid Sales	Total Selling Price	Assessed Value	Weighted Ratio	Mean Ratio
1000 - Residentials						
1100 - Manufactured	2		215,900	236,400	109.50%	115.29%
1500 - Seasonals						
2000 - Lots						
3000 - Industrials						
4000 - Commercials						
5000 - Agriculturals						
6000 - Minerals						
9800 - Vacant Land						
Other						
Valid Totals	2		215,900	236,400	109.50%	115.29%
Invalid Totals						
Grand Totals for 142-05 SOUTH WEST MADISON - WEST PERRY SD	**2**		215,900	236,400		

STATE TAX EQUALIZATION BOARD REPORT
PERRY COUNTY (Final)

150-03 MARYSVILLE BORO - SUSQUENITA SD

PARCEL NUMBER CONTROL NUMBER SITUS	GRANTOR GRANTEE CARE OF MAILING ADDRESS	TYPE LAND USE STEB LUC	VALIDATION STEB EQUIV SALES RATIO	DEED ACRES MULTI SALE	SALE DATE SALE PRICE	ASSESSED VALUE
150,152.02-187.000 00510020 504 LINDEN AVENUE	DICKSON, GLADYS & TIMOTHY S DICKSON, GLADYS 504 LINDEN AVENUE MARYSVILLE, PA 17053	R 101 1000	02 - Family Transfer 02 - Family Transfer	202607240 0.2200 N	09/28/2026 1	226,700
150,152.02-273.000 00510107 413 MAPLE AVENUE	COOPER, DONALD B & AMBER L COOPER, GREGORY A & ROBIN L 23 BELLVIEW ROAD MARYSVILLE, PA 17053	RX 614 1000	02 - Family Transfer 02 - Family Transfer	202606619 0.2100 N	09/03/2026 98,000	228,600
150,152.02-306.000 00510142 620 MYRTLE AVENUE	NUNEMAKER, DEVIN T ETAL DELANCEY, BRADLEY & SHARI 622 MAPLE AVENUE MARYSVILLE, PA 17053	R 101 1000	00 - Valid Sale 00 - Valid Sale **78.72%**	202607181 0.1700 N	09/24/2026 235,000	185,000
150,152.02-387.000 00510224 101 S MAIN STREET	PIKULIN, JOHN SKIRPAN, FRANK T & ZACHARY T 101 S MAIN STREET MARYSVILLE, PA 17053	R 101 1000	00 - Valid Sale 00 - Valid Sale **190.00%**	202607095 0.2600 N	09/22/2026 86,000	163,400
150,152.04-005.000 00510502 VALLEY STREET 754??	COVE MOUNTAIN HOMES, INC. BARRICK, ROGER A 319 WHITETAIL TERRACE MARYSVILLE, PA 17053	L1 100 2000	02 - Family Transfer 02 - Family Transfer	202607253 0.4000 N	09/28/2026 1	43,500
150,152.07-030.016 00524228 232 WHITETAIL TERRACE	PRIDDY, CHAD A POPLASKI, ANDREW JAMES 232 WHITETAIL TERRACE MARYSVILLE, PA 17053	R 101 1000	00 - Valid Sale 00 - Valid Sale **95.75%**	202607382 0.0600 N	09/30/2026 239,900	229,700
150,170.01-007.050 00527423 200 STONE ARCH DRIVE	COLEY, ARTHUR T & TASHA R JR PEFFLEY, AARON 200 STONE ARCH DRIVE MARYSVILLE, PA 17053	R 101 1000	00 - Valid Sale 00 - Valid Sale **106.26%**	202607070 1.0800 N	09/21/2026 673,000	715,100

150-03 MARYSVILLE BORO - SUSQUENITA SD

PARCEL NUMBER CONTROL NUMBER SITUS	GRANTOR GRANTEE CARE OF MAILING ADDRESS	TYPE LAND USE STEB LUC	VALIDATION STEB EQUIV SALES RATIO	DEED ACRES MULTI SALE	SALE DATE SALE PRICE	ASSESSED VALUE
150,170.01-007.109 00527884 219 ROCKVILLE BLVD	GARMAN HOMES LLC KEESTER, CURTIS D & MARGARET A 219 ROCKVILLE BLVD MARYSVILLE, PA 17053	R 101 1000	00 - Valid Sale 00 - Valid Sale **84.83%**	202607226 0.7600 N	09/25/2026 599,990	509,000
150,170.01-007.150 00528342 170 W STEWART COURT L-0137	FISHING CREEK VALLEY ASSOC LP YINGST AT ROCKVILLE ESTATES, LLC 4642 JONESTOWN ROAD HARRISBURG, PA 17109	L1 100 2000	03 - Corporate Affiliations 03 - Corporate Affiliations	202607018 0.6600 N	09/17/2026 173,900	99,500
150,170.01-007.163 00528262 171 MORLETON AVENUE L-0137	FISHING CREEK VALLEY ASSOC LP GARMAN HOMES LLC 529 EAST MAIN STREET LITITZ, PA 17543	L1 100 2000	03 - Corporate Affiliations 03 - Corporate Affiliations	202607280 0.5600 Y	09/29/2026 840,000	90,800
150,170.01-007.164 00528260 173 MORLETON AVENUE L-0137	FISHING CREEK VALLEY ASSOC LP GARMAN HOMES LLC 529 EAST MAIN SREET LITITZ, PA 17543	L1 100 2000	03 - Corporate Affiliations 03 - Corporate Affiliations	202607280 0.5800 Y	09/29/2026 840,000	92,500
150,170.01-007.168 00528254 183 MORLETON AVENUE	YINGST AT ROCKVILLE ESTATES, LLC COLEY, ARTHUR TYRONE JR 183 MORLETON AVENUE MARYSVILLE, PA 17053	R 101 1000	00 - Valid Sale 00 - Valid Sale **92.83%**	202607172 0.7700 N	09/24/2026 633,000	587,600
150,170.01-007.187 00528307 174 MORLETON AVENUE L-0137	FISHING CREEK VALLEY ASSOC LP GARMAN HOMES LLC 529 EAST MAIN STREET LITITZ, PA 17543	L1 100 2000	03 - Corporate Affiliations 03 - Corporate Affiliations	202607280 0.5700 Y	09/29/2026 840,000	50,000
150,170.01-007.188 00528308 172 MORLETON AVENUE L-0137	FISHING CREEK VALLEY ASSOC LP GARMAN HOMES LLC 529 EAST MAIN STREET LITITZ, PA 17543	L1 100 2000	03 - Corporate Affiliations 03 - Corporate Affiliations	202607280 0.5300 Y	09/29/2026 840,000	50,000

STATE TAX EQUALIZATION BOARD REPORT
PERRY COUNTY (Final)

150-03 MARYSVILLE BORO - SUSQUENITA SD

PARCEL NUMBER CONTROL NUMBER SITUS	GRANTOR GRANTEE CARE OF MAILING ADDRESS	TYPE LAND USE STEB LUC	VALIDATION STEB EQUIV SALES RATIO	DEED ACRES MULTI SALE	SALE DATE SALE PRICE	ASSESSED VALUE
150,170.01-007.189 00528309 170 MORLETON AVENUE L-0137	FISHING CREEK VALLEY ASSOC LP GARMAN HOMES LLC 529 EAST MAIN STREET LITITZ, PA 17543	L1 100 2000	03 - Corporate Affiliations 03 - Corporate Affiliations	202607280 0.5000 Y	09/29/2026 840,000	49,200
150,170.01-007.195 00528324 169 W STEWART COURT	FISHING CREEK VALLEY ASSOC LP RIDEN, BRIAN K & KIMBRA L 203 FAWN COURT MARYSVILLE, PA 17053	L1 100 2000	18 - Partial Assessment 18 - Partial Assessment	202606523 0.8000 N	09/01/2026 626,231	50,000

	Valid Sales	Invalid Sales	Total Selling Price	Assessed Value	Weighted Ratio	Mean Ratio
1000 - Residentials	6	2	2,466,890	2,389,800	96.88%	108.06%
1100 - Manufactured						
1500 - Seasonals						
2000 - Lots		8				
3000 - Industrials						
4000 - Commercials						
5000 - Agriculturals						
6000 - Minerals						
9800 - Vacant Land						
Other						
Valid Totals	6		2,466,890	2,389,800	96.88%	108.06%
Invalid Totals		10	5,098,133	980,800		
Grand Totals for 150-03 MARYSVILLE BORO - SUSQUENITA SD	**6**	**10**	7,565,023	3,370,600		

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PERRY COUNTY (Final)

160-04 MILLER TWP - NEWPORT SD

PARCEL NUMBER CONTROL NUMBER SITUS	GRANTOR GRANTEE CARE OF MAILING ADDRESS	TYPE LAND USE STEB LUC	VALIDATION STEB EQUIV SALES RATIO	DEED ACRES MULTI SALE	SALE DATE SALE PRICE	ASSESSED VALUE
160,074.00-008.000 00511093 68 PINE GROVE ROAD	FRYE, DANIEL E BALLENT, MASON & BAER, BRIEANNA L 68 PINE GROVE ROAD NEWPORT, PA 17074	R 101 1000	00 - Valid Sale 00 - Valid Sale **98.81%**	202606694 1.0000 N	09/08/2026 285,000	281,600
160,074.00-074.003 00511178 1820 NEWPORT ROAD L-0003	LOGUE, JENNA R & JOSHUA P LOGUE, JOSHUA P 1820 NEWPORT ROAD DUNCANNON, PA 17020	R 101 1000	02 - Family Transfer 02 - Family Transfer	202606497 1.4800 N	09/01/2026 1	276,700
160,074.00-098.000 00511208 353 OLD LIMEKILN ROAD L-0005	HEISEY, J ROBERT JR THE LIMEKILN PROPERTY TRUST 353 OLD LIMEKILN LANE NEWPORT, PA 17074	R 101 1000	02 - Family Transfer 02 - Family Transfer	202606756 1.1900 N	09/09/2026 1	281,700

	Valid Sales	Invalid Sales	Total Selling Price	Assessed Value	Weighted Ratio	Mean Ratio
1000 - Residentials	1	2	285,000	281,600	98.81%	98.81%
1100 - Manufactured						
1500 - Seasonals						
2000 - Lots						
3000 - Industrials						
4000 - Commercials						
5000 - Agriculturals						
6000 - Minerals						
9800 - Vacant Land						
Other						
Valid Totals	1		285,000	281,600	98.81%	98.81%
Invalid Totals		2	2	558,400		
Grand Totals for 160-04 MILLER TWP - NEWPORT SD	**1**	**2**	285,002	840,000		

STATE TAX EQUALIZATION BOARD REPORT
PERRY COUNTY (Final)

170-02 MILLERSTOWN BORO - GREENWOOD SD

PARCEL NUMBER CONTROL NUMBER SITUS	GRANTOR GRANTEE CARE OF MAILING ADDRESS	TYPE LAND USE STEB LUC	VALIDATION STEB EQUIV SALES RATIO	DEED ACRES MULTI SALE	SALE DATE SALE PRICE	ASSESSED VALUE
170,020.01-004.000 00511474 53 N MARKET ST	CLARK, BROOKE RINGLER, JAMES & JOELAINE 53 N MARKET STREET MILLERSTOWN, PA 17062	R 101 1000	00 - Valid Sale 00 - Valid Sale **91.70%**	202606635 0.1200 N	09/03/2026 203,500	186,600
170,020.02-072.000 00511573 32 N HIGH ST	DONALDSON, MICHELLE R FISHER, JACOB 416 ROSEGLEN ROAD DUNCANNON, PA 17020	R 101 1000	14 - Time on Market 14 - Time on Market	202606779 0.2500 N	09/09/2026 45,000	172,700
170,020.02-132.014 00511646 106 GREENWOOD LN	BURCHELL, STEELE A & ALICIA L HAZEL PETERSON, DAWN & MICHAEL A 106 GREENWOOD LANE MILLERSTOWN, PA 17062	R 101 1000	00 - Valid Sale 00 - Valid Sale **36.14%**	202607377 0.3600 N	09/30/2026 345,000	124,700
170,020.02-157.000 00511677 212 E SUNBURY ST	FOX, MARY A SHY, HENDERSON ANDRE JR & BORDNER, HANNAH NICOLE 212 E SUNBURY STREET MILLERSTOWN, PA 17062	R 101 1000	00 - Valid Sale 00 - Valid Sale **104.23%**	202607049 0.0800 N	09/21/2026 175,000	182,400

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PERRY COUNTY (Final)

170-02 MILLERSTOWN BORO - GREENWOOD SD

PARCEL NUMBER CONTROL NUMBER SITUS	GRANTOR GRANTEE CARE OF MAILING ADDRESS	TYPE LAND USE STEB LUC	VALIDATION STEB EQUIV SALES RATIO	DEED ACRES MULTI SALE	SALE DATE SALE PRICE	ASSESSED VALUE

	Valid Sales	Invalid Sales	Total Selling Price	Assessed Value	Weighted Ratio	Mean Ratio
1000 - Residentials	3	1	723,500	493,700	68.24%	77.36%
1100 - Manufactured						
1500 - Seasonals						
2000 - Lots						
3000 - Industrials						
4000 - Commercials						
5000 - Agriculturals						
6000 - Minerals						
9800 - Vacant Land						
Other						
Valid Totals	3		723,500	493,700	68.24%	77.36%
Invalid Totals		1	45,000	172,700		
Grand Totals for 170-02 MILLERSTOWN BORO - GREENWOOD SD	**3**	**1**	768,500	666,400		

190-04 NEWPORT BORO - NEWPORT SD

PARCEL NUMBER CONTROL NUMBER SITUS	GRANTOR GRANTEE CARE OF MAILING ADDRESS	TYPE LAND USE STEB LUC	VALIDATION STEB EQUIV SALES RATIO	DEED ACRES MULTI SALE	SALE DATE SALE PRICE	ASSESSED VALUE
190,046.02-087.000 00511950 333 N FOURTH ST	KRYWOKULSKI, TREVOR ETAL HOEDEMAKER, JOHN III 333 N 4TH STREET NEWPORT, PA 17074	R 101 1000	00 - Valid Sale 00 - Valid Sale **87.95%**	202607147 0.2000 N	09/23/2026 210,000	184,700
190,046.02-118.000 00511982 438 GANTT ST	CAMPBELL, LEEANN C CLOUSER, SHELBEE 438 GANTT STREET NEWPORT, PA 17074	R 101 1000	00 - Valid Sale 00 - Valid Sale **84.53%**	202607224 0.0600 N	09/25/2026 182,900	154,600
190,046.02-137.000 00512003 226 N FIFTH ST	WOLF, NANCY M ALTIMORE, NANCY M & GIBBONEY, KIM R 226 N 5TH STREET NEWPORT, PA 17074	R 101 1000	02 - Family Transfer 02 - Family Transfer	202606961 0.0500 N	09/15/2026 1	78,700
190,046.04-048.000 00512116 113 MARKET STREET & PENN AVENUE	TBS PA LLC BAILEY REALTY LLC 428 ALLEGHENY DRIVE YORK, PA 17402	CA 201 4000	03 - Corporate Affiliations 03 - Corporate Affiliations	202607150 0.0500 N	09/23/2026 1	221,500
190,046.04-295.000 00512374 37 N FIFTH ST	BARNES, JOHN R ETUX BARNES, SKYLER R & BROOKE A 608 CAMPBELL DRIVE NEWPORT, PA 17074	RA 102 1000	00 - Valid Sale 00 - Valid Sale **94.42%**	202607379 0.1700 N	09/30/2026 260,000	245,500

190-04 NEWPORT BORO - NEWPORT SD

PARCEL NUMBER CONTROL NUMBER SITUS	GRANTOR GRANTEE CARE OF MAILING ADDRESS	TYPE LAND USE STEB LUC	VALIDATION STEB EQUIV SALES RATIO	DEED ACRES MULTI SALE	SALE DATE SALE PRICE	ASSESSED VALUE

	Valid Sales	Invalid Sales	Total Selling Price	Assessed Value	Weighted Ratio	Mean Ratio
1000 - Residentials	3	1	652,900	584,800	89.57%	88.97%
1100 - Manufactured						
1500 - Seasonals						
2000 - Lots						
3000 - Industrials						
4000 - Commercials		1				
5000 - Agriculturals						
6000 - Minerals						
9800 - Vacant Land						
Other						
Valid Totals	3		652,900	584,800	89.57%	88.97%
Invalid Totals		2	2	300,200		
Grand Totals for 190-04 NEWPORT BORO - NEWPORT SD	**3**	**2**	652,902	885,000		

STATE TAX EQUALIZATION BOARD REPORT
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200-04 OLIVER TWP - NEWPORT SD

PARCEL NUMBER CONTROL NUMBER SITUS	GRANTOR GRANTEE CARE OF MAILING ADDRESS	TYPE LAND USE STEB LUC	VALIDATION STEB EQUIV SALES RATIO	DEED ACRES MULTI SALE	SALE DATE SALE PRICE	ASSESSED VALUE
200,059.04-002.000 00513302 775 S FOURTH ST	MURTORFF, CHRISTINE M & JEREMY S MACHADO, IRELIS PEREZ & JUVIER, ALEJANDRO 775 S 4TH STREET NEWPORT, PA 17074	R 101 1000	00 - Valid Sale 00 - Valid Sale **89.24%**	202607361 0.2900 N	09/30/2026 151,500	135,200

	Valid Sales	Invalid Sales	Total Selling Price	Assessed Value	Weighted Ratio	Mean Ratio
1000 - Residentials	1		151,500	135,200	89.24%	89.24%
1100 - Manufactured						
1500 - Seasonals						
2000 - Lots						
3000 - Industrials						
4000 - Commercials						
5000 - Agriculturals						
6000 - Minerals						
9800 - Vacant Land						
Other						
Valid Totals	1		151,500	135,200	89.24%	89.24%
Invalid Totals						
Grand Totals for 200-04 OLIVER TWP - NEWPORT SD	**1**		151,500	135,200		

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210-03 PENN TWP - SUSQUENITA SD

PARCEL NUMBER CONTROL NUMBER SITUS	GRANTOR GRANTEE CARE OF MAILING ADDRESS	TYPE LAND USE STEB LUC	VALIDATION STEB EQUIV SALES RATIO	DEED ACRES MULTI SALE	SALE DATE SALE PRICE	ASSESSED VALUE
210,104.00-012.109 00528483 6 RICHFIELD LANE	FISHING CREEK VALLEY ASSOC L.P. BERKS AT STONE MILL ESTATES, LLC 3335 MORGANTOWN ROAD PO BOX 7 MOHNTON, PA 19540	L1 100 2000	09 - Multiple-Parcel 09 - Multiple-Parcel	202606487 0.2800 Y	08/31/2026 179,500	33,200
210,104.00-012.110 00528484 12 RICHFIELD LANE	FISHING CREEK VALLEY ASSOC L.P. BERKS AT STONE MILL ESTATES, LLC 3335 MORGANTOWN ROAD PO BOX 7 MOHNTON, PA 19540	L1 100 2000	09 - Multiple-Parcel 09 - Multiple-Parcel	202606487 0.3000 Y	08/31/2026 179,500	34,100
210,104.00-012.121 00528495 27 RICHFIELD LANE	FISHING CREEK VALLEY ASSOC L.P. BERKS AT STONE MILL ESTATES LLC 3335 MORGANTOWN ROAD MOHNTON, PA 19540	L1 100 2000	03 - Corporate Affiliations 03 - Corporate Affiliations	202606722 0.2700 N	09/08/2026 89,750	38,700
210,104.00-012.132 00528509 5 RICHFIELD LANE	FISHING CREEK VALLEY ASSOC L.P. BERKS AT STONE MILL ESTATES LLC 3335 MORGANTOWN ROAD MOHNTON, PA 19540	L1 100 2000	03 - Corporate Affiliations 03 - Corporate Affiliations	202606797 0.2900 Y	09/10/2026 167,400	39,800
210,104.00-012.133 00528510 3 RICHFIELD LANE	FISHING CREEK VALLEY ASSOC L.P. BERKS AT STONE MILL ESTATES LLC 3335 MORGANTOWN ROAD MOHNTON, PA 19540	L1 100 2000	03 - Corporate Affiliations 03 - Corporate Affiliations	202606797 0.1900 Y	09/10/2026 167,400	34,300
210,104.00-012.134 00528511 1 RICHFIELD LANE	FISHING CREEK VALLEY ASSOC L.P. BERKS AT STONE MILL ESTATES LLC 3335 MORGANTOWN ROAD MOHNTON, PA 19540	L1 100 2000	03 - Corporate Affiliations 03 - Corporate Affiliations	202606797 0.2900 Y	09/10/2026 167,400	39,800
210,117.00-145.000 00513881 308 FACULTY ROAD	ROLAND, EDNA F ETAL RAMSEY, CHRISTOPHER A & RAMSEY, SHANNON C 308 FACULTY ROAD DUNCANNON, PA 17020	R 101 1000	00 - Valid Sale 00 - Valid Sale **108.52%**	202606903 0.9200 N	09/14/2026 236,000	256,100

210-03 PENN TWP - SUSQUENITA SD

PARCEL NUMBER CONTROL NUMBER SITUS	GRANTOR GRANTEE CARE OF MAILING ADDRESS	TYPE LAND USE STEB LUC	VALIDATION STEB EQUIV SALES RATIO	DEED ACRES MULTI SALE	SALE DATE SALE PRICE	ASSESSED VALUE
210,118.04-139.000 00514171 318 NEW BLOOMFIELD ROAD	D&C REALTY, ZAGS 26 LLC 5 VAUGHN DRIVE SUITE 202 PRINCETON, NJ 08540	C3 369 4000	00 - Valid Sale 00 - Valid Sale **70.73%**	202607329 1.0900 N	09/30/2026 637,055	450,600
210,132.00-004.000 00514213 12 BARNETT DRIVE	HAMMAKER, DAVID E & ANITA JR HAMMAKER, DAVID E JR 12 BARNETT DRIVE DUNCANNON, PA 17020	A 112 5000	02 - Family Transfer 02 - Family Transfer	202607360 10.0000 N	09/30/2026 1	468,800
210,132.00-006.000 00514215 22 BARNETT DRIVE	NIMTZ, ERIC SAILER, DAVID J & VICTORIA A 22 BARNETT DRIVE DUNCANNON, PA 17020	R 101 1000	00 - Valid Sale 00 - Valid Sale **77.09%**	202607243 1.6600 N	09/28/2026 522,500	402,800
210,135.01-019.000 00514622 1 CHESTNUT AVENUE	WITHERS, KATHERINE B KATHERINE WITHERS REVOCABLE TRUST PO BOX 205 MARYSVILLE, PA 17053	RO 109 1000	02 - Family Transfer 02 - Family Transfer	202607092 1.4900 N	09/22/2026 1	73,800
210,135.01-029.000 00514632 CHILTON STREET PERDIX	WITHERS, KATHERINE KATHERINE B WITHERS REVOCABLE TRUST PO BOX 205 MARYSVILLE, PA 17053	R 101 1000	02 - Family Transfer 02 - Family Transfer	202606792 0.2500 N	09/10/2026 1	243,800

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210-03 PENN TWP - SUSQUENITA SD

PARCEL NUMBER CONTROL NUMBER SITUS	GRANTOR GRANTEE CARE OF MAILING ADDRESS	TYPE LAND USE STEB LUC	VALIDATION STEB EQUIV SALES RATIO	DEED ACRES MULTI SALE	SALE DATE SALE PRICE	ASSESSED VALUE

	Valid Sales	Invalid Sales	Total Selling Price	Assessed Value	Weighted Ratio	Mean Ratio
1000 - Residentials	2	2	758,500	658,900	86.87%	92.80%
1100 - Manufactured						
1500 - Seasonals						
2000 - Lots		6				
3000 - Industrials						
4000 - Commercials	1		637,055	450,600	70.73%	70.73%
5000 - Agriculturals		1				
6000 - Minerals						
9800 - Vacant Land						
Other						
Valid Totals	3		1,395,555	1,109,500	79.50%	85.45%
Invalid Totals		9	950,953	1,006,300		
Grand Totals for 210-03 PENN TWP - SUSQUENITA SD	**3**	**9**	2,346,508	2,115,800		

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PERRY COUNTY (Final)

220-03 RYE TWP - SUSQUENITA SD

PARCEL NUMBER CONTROL NUMBER SITUS	GRANTOR GRANTEE CARE OF MAILING ADDRESS	TYPE LAND USE STEB LUC	VALIDATION STEB EQUIV SALES RATIO	DEED ACRES MULTI SALE	SALE DATE SALE PRICE	ASSESSED VALUE
220,169.00-009.054	GAUTSCH, KYLE & NICOLE MEEKINS	R	00 - Valid Sale	202606864	09/11/2026	424,800
00515852	CARROLL, BETH ANN & EDWARD JOSEPH	101	00 - Valid Sale	3.8800	578,000	
2 TROUT LN		1000	**73.49%**	N		
	2 TROUT LANE					
	MARYSVILLE, PA 17053					

	Valid Sales	Invalid Sales	Total Selling Price	Assessed Value	Weighted Ratio	Mean Ratio
1000 - Residentials	1		578,000	424,800	73.49%	73.49%
1100 - Manufactured						
1500 - Seasonals						
2000 - Lots						
3000 - Industrials						
4000 - Commercials						
5000 - Agriculturals						
6000 - Minerals						
9800 - Vacant Land						
Other						
Valid Totals	1		578,000	424,800	73.49%	73.49%
Invalid Totals						
Grand Totals for 220-03 RYE TWP - SUSQUENITA SD	**1**		578,000	424,800		

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230-05 SAVILLE TWP - WEST PERRY SD

PARCEL NUMBER CONTROL NUMBER SITUS	GRANTOR GRANTEE CARE OF MAILING ADDRESS	TYPE LAND USE STEB LUC	VALIDATION STEB EQUIV SALES RATIO	DEED ACRES MULTI SALE	SALE DATE SALE PRICE	ASSESSED VALUE
230,053.00-024.000 00515931 190 RHOADS DRIVE	BIXLER, ELIZABETH A ET AL MARTIN, MARK A & TREY A WITMER 126 S ARNOLD STREET PO BOX 252 MAYTOWN, PA 17550	RS 101 1500	07 - Part Interest 07 - Part Interest	202607327 0.3700 N	09/30/2026 1	139,600
230,053.00-070.000 00515975 544 PLANING MILL ROAD	HOWARD, DAVID V JR HOWARD, DAVID V JR & JODI L 450 PLANNING MILL ROAD ICKESBURG, PA 17037	RT 108 1100	02 - Family Transfer 02 - Family Transfer	202607088 1.0000 N	09/21/2026 1	310,200
230,067.00-010.000 00516418 2739 LIBERTY VALLEY ROAD	HIMMELRIGHT, GEORGE F JR HIMMELRIGHT, CHRISTOPHER COREY 240 SUNBURY WAY RED LION, PA 17356	RT 108 1100	02 - Family Transfer 02 - Family Transfer	202606606 10.1500 Y	09/03/2026 1	219,400
230,097.00-018.000 00517150 210 LAUREL LN	ALDRICH, DALTON EARL REYNOLDS, STEVEN & EMMA 210 LAUREL LANE ELLIOTTSBURG, PA 17024	RS 101 1500	00 - Valid Sale 00 - Valid Sale **84.23%**	202606501 8.6000 N	09/01/2026 295,500	248,900
270,097.00-028.000 00528610 1277 VETERANS WAY	REED, GARRETT T & GABRIELLE A REED, GARRETT T & GABRIELLE A 1277 VETERANS WAY ELLIOTTSBURG, PA 17024	R 101 1000	02 - Family Transfer 02 - Family Transfer	202606664 1.3700 N	09/04/2026 1	201,200

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230-05 SAVILLE TWP - WEST PERRY SD

PARCEL NUMBER CONTROL NUMBER SITUS	GRANTOR GRANTEE CARE OF MAILING ADDRESS	TYPE LAND USE STEB LUC	VALIDATION STEB EQUIV SALES RATIO	DEED ACRES MULTI SALE	SALE DATE SALE PRICE	ASSESSED VALUE

	Valid Sales	Invalid Sales	Total Selling Price	Assessed Value	Weighted Ratio	Mean Ratio
1000 - Residentials		1				
1100 - Manufactured		2				
1500 - Seasonals	1	1	295,500	248,900	84.23%	84.23%
2000 - Lots						
3000 - Industrials						
4000 - Commercials						
5000 - Agriculturals						
6000 - Minerals						
9800 - Vacant Land						
Other						
Valid Totals	1		295,500	248,900	84.23%	84.23%
Invalid Totals		4	4	870,400		
Grand Totals for 230-05 SAVILLE TWP - WEST PERRY SD	**1**	**4**	295,504	1,119,300		

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240-05 SPRING TWP - WEST PERRY SD

PARCEL NUMBER CONTROL NUMBER SITUS	GRANTOR GRANTEE CARE OF MAILING ADDRESS	TYPE LAND USE STEB LUC	VALIDATION STEB EQUIV SALES RATIO	DEED ACRES MULTI SALE	SALE DATE SALE PRICE	ASSESSED VALUE
240,126.00-022.002 00517632 4 KANSAS ROAD & ROUTE 74	AMSPACHER, NOAH D & EVELYN DORIS MARTIN, GLENN E & ROSE ANN 3809 SHERMANS VALLEY ROAD LOYSVILLE, PA 17047	RT 108 1100	00 - Valid Sale 00 - Valid Sale **155.97%**	202607003 1.5500 N	09/16/2026 134,000	209,000
240,127.00-007.000 00517658 387 GERMANY RIDGE ROAD	EBY, GARY R & SAMUEL W EBY, MITCHELL C 387 GERMANY RIDGE ROAD ELLIOTTSBURG, PA 17024	A 112 5000	02 - Family Transfer 02 - Family Transfer	202606745 35.0000 N	09/09/2026 1	422,700
240,127.00-028.000 00517684 278 GREENBRIAR ROAD L-0003	SPRIGGLE, MARY ANN ZOOK, LEVI J 695 SHEAFFERS VALLEY ROAD LANDISBURG, PA 17040	R 101 1000	00 - Valid Sale 00 - Valid Sale **121.06%**	202607231 1.6300 N	09/25/2026 350,000	423,700
240,128.00-024.000 00517766 98 FALLEN CABIN LANE 461 PAIGE HILL ROAD	SHEAFFER, LALONI R DRURY, SHERRI L & BRENT & ELLIOTT, AUSTIN MICHAEL 98 FALLEN CABIN LANE LANDISBURG, PA 17040	A 112 5000	00 - Valid Sale 00 - Valid Sale **121.07%**	202607233 14.0700 N	09/28/2026 335,000	405,600
240,144.00-020.007 00517903 5867 WAGGONERS GAP ROAD	MILLER, MICHAEL J ETUX NOLT, JADON S 5822 WAGGONERS GAP ROAD LANDISBURG, PA 17040	R 101 1000	00 - Valid Sale 00 - Valid Sale **67.61%**	202606901 2.2200 N	09/14/2026 410,000	277,200
240,163.00-030.000 00518158 488 PISGAH ROAD	SANNO, JILLIAN B ETAL STERNER, IAN D 488 PISGAH ROAD SHERMANS DALE, PA 17090	R 101 1000	02 - Family Transfer 02 - Family Transfer	202606624 3.5000 N	09/03/2026 1	526,400

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240-05 SPRING TWP - WEST PERRY SD

PARCEL NUMBER CONTROL NUMBER SITUS	GRANTOR GRANTEE CARE OF MAILING ADDRESS	TYPE LAND USE STEB LUC	VALIDATION STEB EQUIV SALES RATIO	DEED ACRES MULTI SALE	SALE DATE SALE PRICE	ASSESSED VALUE

	Valid Sales	Invalid Sales	Total Selling Price	Assessed Value	Weighted Ratio	Mean Ratio
1000 - Residentials	2	1	760,000	700,900	92.22%	94.33%
1100 - Manufactured	1		134,000	209,000	155.97%	155.97%
1500 - Seasonals						
2000 - Lots						
3000 - Industrials						
4000 - Commercials						
5000 - Agriculturals	1	1	335,000	405,600	121.07%	121.07%
6000 - Minerals						
9800 - Vacant Land						
Other						
Valid Totals	4		1,229,000	1,315,500	107.04%	116.43%
Invalid Totals		2	2	949,100		
Grand Totals for 240-05 SPRING TWP - WEST PERRY SD	**4**	**2**	1,229,002	2,264,600		

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251-05 TOBOYNE TWP 1 - WEST PERRY SD

PARCEL NUMBER CONTROL NUMBER SITUS	GRANTOR GRANTEE CARE OF MAILING ADDRESS	TYPE LAND USE STEB LUC	VALIDATION STEB EQUIV SALES RATIO	DEED ACRES MULTI SALE	SALE DATE SALE PRICE	ASSESSED VALUE
251,155.00-027.000 00518447 545 GERMANTOWN ROAD	NAGEL, RUTH E & EVERETT E GANTZ, ALLISON 119 MEADOW VALLEY ROAD EPHRATA, PA 17522	RS 101 1500	02 - Family Transfer 02 - Family Transfer	202606868 3.4000 N	09/11/2026 1	178,000
251,155.00-060.000 00518481 215 DRONEBERGER ROAD	SEIDEL, DANIEL A & CAROL S STOLTZFUS, LEON F & MARTHA F 2240 FORT ROBINSON ROAD LOYSVILLE, PA 17047	A 112 5000	00 - Valid Sale 49 - CG VALID SALE **84.26%**	202606822 37.0000 N	09/10/2026 735,000	619,300
251,155.01-027.001 00527779 UNASSIGNED	MUMPER, RONALD K JR SWANGER, RHONDA K 911 UPPER BUCK RIDGE ROAD BLAIN, PA 17006	L1 100 2000	02 - Family Transfer 02 - Family Transfer	202606980 0.4100 N	09/16/2026 1	16,000
251,173.00-003.020T02355 00518595 3570 BIG SPRING RD #20	EINSIG, ROBERT W MUMMERT, BRADLEY 65 MARYLAND AVENUE ASPERS, PA 17304	T 108 1100	16 - Sale of Doubtful Title 16 - Sale of Doubtful Title	2026T048 0.0000 N	09/21/2026	3,200
251,173.00-003.851T02413 00524130 3570 BIG SPRING RD #85-B	PRICE, DANIEL LEE SHAUB, ALAN LEE 11 PEACH LANE RONKS, PA 17572	T 108 1100	16 - Sale of Doubtful Title 16 - Sale of Doubtful Title	2026T047 0.0000 N	09/21/2026	9,100
251,173.00-014.000 00518667 130 WOLFGANG LN OF BOTTOM ROAD	HOGEATERS HUNTING CLUB INC HOGEATERS HUNTING CLUB, INC C/O MATTHEW BROWN 15 CONESTOGA ROAD LANCASTER, PA 17602	RT 108 1100	02 - Family Transfer 02 - Family Transfer	202607230 1.2070 N	09/25/2026 1	219,900
251,189.00-033.000 00518897 45 CABIN CREEK ROAD OFF FOWLER HOLLOW ROAD	HERR, RAY E JR & PATRICIA A WAGGONER, RANDY L & CONNIE J 5245 WERTZVILLE ROAD ENOLA, PA 17025	RS 101 1500	00 - Valid Sale 00 - Valid Sale **140.83%**	202607008 0.2300 N	09/17/2026 60,000	84,500

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251-05 TOBOYNE TWP 1 - WEST PERRY SD

PARCEL NUMBER CONTROL NUMBER SITUS	GRANTOR GRANTEE CARE OF MAILING ADDRESS	TYPE LAND USE STEB LUC	VALIDATION STEB EQUIV SALES RATIO	DEED ACRES MULTI SALE	SALE DATE SALE PRICE	ASSESSED VALUE

	Valid Sales	Invalid Sales	Total Selling Price	Assessed Value	Weighted Ratio	Mean Ratio
1000 - Residentials						
1100 - Manufactured		3				
1500 - Seasonals	1	1	60,000	84,500	140.83%	140.83%
2000 - Lots		1				
3000 - Industrials						
4000 - Commercials						
5000 - Agriculturals	1		735,000	619,300	84.26%	84.26%
6000 - Minerals						
9800 - Vacant Land						
Other						
Valid Totals	2		795,000	703,800	88.53%	112.55%
Invalid Totals		5	3	426,200		
Grand Totals for 251-05 TOBOYNE TWP 1 - WEST PERRY SD	**2**	**5**	795,003	1,130,000		

260-02 TUSCARORA TWP - GREENWOOD SD

PARCEL NUMBER CONTROL NUMBER SITUS	GRANTOR GRANTEE CARE OF MAILING ADDRESS	TYPE LAND USE STEB LUC	VALIDATION STEB EQUIV SALES RATIO	DEED ACRES MULTI SALE	SALE DATE SALE PRICE	ASSESSED VALUE
260,034.00-014.000 00519492 3125 BUCKWHEAT ROAD	SHOTSBERGER, ERIC V & LOUANN KING, MERVIN LEE 91 IVA ROAD PARADISE, PA 17562	A 112 5000	00 - Valid Sale 49 - CG VALID SALE **88.93%**	202606499 26.4800 N	09/01/2026 345,000	306,800
260,034.00-033.000 00519512 732 HEMLOCK LN OFF BUCKWHEAT VALLEY ROAD	BRUBAKER, GLENN W & VIRGINIA L REED, MARIE E & JEFFREY R ET AL C/O LAUREN MOORE 1067 CENTERVILLE ROAD LANCASTER, PA 17601	AS 112 5000	02 - Family Transfer 02 - Family Transfer	202606508 10.0000 N	09/01/2026 1	182,600
260,042.00-034.000 00519636 6784 RACCOON VALLEY ROAD	GLICK, SAMUEL LEON & ANNIE L YODER, NATHAN DUANE & LIDIA 134 PONDEROSA TRAIL MILLERSTOWN, PA 17062	A 112 5000	00 - Valid Sale 49 - CG VALID SALE **132.92%**	202606900 16.5600 N	09/14/2026 760,000	1,010,200
260,043.00-061.000 00519754 1290 BUCKWHEAT ROAD	EMANUEL, RONALD & NORA LAPP, MELVIN & BARBARA 1290 BUCKWHEAT ROAD MILLERSTOWN, PA 17062	RT 108 1100	00 - Valid Sale 00 - Valid Sale **129.97%**	202607340 5.2500 N	09/30/2026 234,900	305,300

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260-02 TUSCARORA TWP - GREENWOOD SD

PARCEL NUMBER CONTROL NUMBER SITUS	GRANTOR GRANTEE CARE OF MAILING ADDRESS	TYPE LAND USE STEB LUC	VALIDATION STEB EQUIV SALES RATIO	DEED ACRES MULTI SALE	SALE DATE SALE PRICE	ASSESSED VALUE

	Valid Sales	Invalid Sales	Total Selling Price	Assessed Value	Weighted Ratio	Mean Ratio
1000 - Residentials						
1100 - Manufactured	1		234,900	305,300	129.97%	129.97%
1500 - Seasonals						
2000 - Lots						
3000 - Industrials						
4000 - Commercials						
5000 - Agriculturals	2	1	1,105,000	1,317,000	119.19%	110.92%
6000 - Minerals						
9800 - Vacant Land						
Other						
Valid Totals	3		1,339,900	1,622,300	121.08%	117.27%
Invalid Totals		1	1	182,600		
Grand Totals for 260-02 TUSCARORA TWP - GREENWOOD SD	**3**	**1**	1,339,901	1,804,900		

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270-05 TYRONE TWP - WEST PERRY SD

PARCEL NUMBER CONTROL NUMBER SITUS	GRANTOR GRANTEE CARE OF MAILING ADDRESS	TYPE LAND USE STEB LUC	VALIDATION STEB EQUIV SALES RATIO	DEED ACRES MULTI SALE	SALE DATE SALE PRICE	ASSESSED VALUE
270,125.00-062.000 00520128 1100 MONTOUR ROAD	D & C REALTY ZAGS 26 LLC 5 VAUGHN DRIVE SUITE 202 PRINCETON, NJ 08540	C5 303 4000	00 - Valid Sale 00 - Valid Sale **85.22%**	202607331 11.6300 N	09/30/2026 5,559,348	4,737,500
270,142.00-008.004 00528611 4 DERRY DRIVE	KLINE, DONNA S & BRIAN C KELL, IZAC J & RAVYN M 4 DERRY DRIVE LANDISBURG, PA 17040	R 101 1000	00 - Valid Sale 00 - Valid Sale **98.00%**	202606731 0.7600 N	09/08/2026 160,000	156,800
270,143.02-119.000 00520626 8 HILL SIDE DRIVE OFF KENNEDY VALLEY ROAD	PERSONETTE, MICHAEL B & SANDRA M LEACH, RICHARD K & LEANNE 8 HILL SIDE DRIVE LANDISBURG, PA 17040	RX 101 1000	00 - Valid Sale 00 - Valid Sale **131.27%**	202606753 2.2700 N	09/09/2026 288,500	378,700

	Valid Sales	Invalid Sales	Total Selling Price	Assessed Value	Weighted Ratio	Mean Ratio
1000 - Residentials	2		448,500	535,500	119.40%	114.63%
1100 - Manufactured						
1500 - Seasonals						
2000 - Lots						
3000 - Industrials						
4000 - Commercials	1		5,559,348	4,737,500	85.22%	85.22%
5000 - Agriculturals						
6000 - Minerals						
9800 - Vacant Land						
Other						
Valid Totals	3		6,007,848	5,273,000	87.77%	104.83%
Invalid Totals						
Grand Totals for 270-05 TYRONE TWP - WEST PERRY SD	**3**		6,007,848	5,273,000		

STATE TAX EQUALIZATION BOARD REPORT
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280-03 WATTS TWP - SUSQUENITA SD

PARCEL NUMBER CONTROL NUMBER SITUS	GRANTOR GRANTEE CARE OF MAILING ADDRESS	TYPE LAND USE STEB LUC	VALIDATION STEB EQUIV SALES RATIO	DEED ACRES MULTI SALE	SALE DATE SALE PRICE	ASSESSED VALUE
280,063.00-045.003 00527143 OPACIC LN #L-0003	HUGGINS, JOSHUA W ETAL HUGGINS, JOSHUA W & HUGGINS, KOALTON JOSHUA 1 OPACIC LANE DUNCANNON, PA 17020	V 113 9800	02 - Family Transfer 02 - Family Transfer	202606897 29.1600 N	09/14/2026 1	313,600

	Valid Sales	Invalid Sales	Total Selling Price	Assessed Value	Weighted Ratio	Mean Ratio
1000 - Residentials						
1100 - Manufactured						
1500 - Seasonals						
2000 - Lots						
3000 - Industrials						
4000 - Commercials						
5000 - Agriculturals						
6000 - Minerals						
9800 - Vacant Land		1				
Other						
Valid Totals						
Invalid Totals		1	1	313,600		
Grand Totals for 280-03 WATTS TWP - SUSQUENITA SD		**1**	1	313,600		

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290-03 WHEATFIELD TWP - SUSQUENITA SD

PARCEL NUMBER CONTROL NUMBER SITUS	GRANTOR GRANTEE CARE OF MAILING ADDRESS	TYPE LAND USE STEB LUC	VALIDATION STEB EQUIV SALES RATIO	DEED ACRES MULTI SALE	SALE DATE SALE PRICE	ASSESSED VALUE
290,090.00-045.000 00522101 20 PENNELLS CHURCH ROAD	CASNER, DANYELL D BEINHOWER, DANIELLE M 31 PENNELLS CHURCH ROAD DUNCANNON, PA 17020	R 101 1000	14 - Time on Market 14 - Time on Market	202607254 0.9100 N	09/28/2026 55,000	178,800
290,101.00-056.001 00522170 1928 NEW BLOOMFIELD ROAD	BLESSING, JOSEPH S SR & DENISE A COSTA, SCOT J & SHARON F 1928 NEW BLOOMFIELD ROAD NEW BLOOMFIELD, PA 17068	R 101 1000	00 - Valid Sale 00 - Valid Sale **107.47%**	202607297 0.6400 N	09/29/2026 225,000	241,800
290,101.00-066.000 00522181 1806 NEW BLOOMFIELD ROAD	GOODHART, RONALD E & ELIZABETH A JR GOODYEAR, ALEXANDRA E 1462 NEW BLOOMFIELD ROAD NEW BLOOMFIELD, PA 17068	R 101 1000	02 - Family Transfer 02 - Family Transfer	202607126 1.4600 N	09/22/2026 1	285,500
290,102.00-111.000 00522559 124 COOK ROAD	CONRAD, THOMAS C THOMAS CONRAD IRREVOCABLE TRUST 124 COOK ROAD DUNCANNON, PA 17020	A 112 5000	02 - Family Transfer 02 - Family Transfer	202607034 34.9400 N	09/18/2026 1	580,300
290,102.00-150.000 00522611 316 MONTABELLO FARM ROAD	WOLFE, JANE E & MICHAEL D WOLFE FOSTER, MATTHEW PO BOX 923 TOMS RIVER, NJ 08754	R 101 1000	00 - Valid Sale 00 - Valid Sale **108.36%**	202606692 2.1800 N	09/08/2026 280,000	303,400
290,103.00-140.000 00522777 40 MONTEBELLO ROAD #L-0006 +	WELDON, PAUL A BROSIUS, SCOTT & KAYLYN 40 MONTEBELLO ROAD DUNCANNON, PA 17020	R 101 1000	00 - Valid Sale 00 - Valid Sale **106.70%**	202606786 1.6800 N	09/09/2026 300,000	320,100

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290-03 WHEATFIELD TWP - SUSQUENITA SD

PARCEL NUMBER CONTROL NUMBER SITUS	GRANTOR GRANTEE CARE OF MAILING ADDRESS	TYPE LAND USE STEB LUC	VALIDATION STEB EQUIV SALES RATIO	DEED ACRES MULTI SALE	SALE DATE SALE PRICE	ASSESSED VALUE

	Valid Sales	Invalid Sales	Total Selling Price	Assessed Value	Weighted Ratio	Mean Ratio
1000 - Residentials	3	2	805,000	865,300	107.49%	107.51%
1100 - Manufactured						
1500 - Seasonals						
2000 - Lots						
3000 - Industrials						
4000 - Commercials						
5000 - Agriculturals		1				
6000 - Minerals						
9800 - Vacant Land						
Other						
Valid Totals	3		805,000	865,300	107.49%	107.51%
Invalid Totals		3	55,002	1,044,600		
Grand Totals for 290-03 WHEATFIELD TWP - SUSQUENITA SD	**3**	**3**	860,002	1,909,900		

STATE TAX EQUALIZATION BOARD REPORT
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	Valid Sales	Invalid Sales	Total Selling Price	Assessed Value	Weighted Ratio	Mean Ratio
1000 - Residentials	34	23	10,444,690	9,647,500	92.37%	95.77%
1100 - Manufactured	6	11	883,800	1,088,100	123.12%	137.64%
1500 - Seasonals	2	2	355,500	333,400	93.78%	112.53%
2000 - Lots		20				
3000 - Industrials						
4000 - Commercials	3	2	6,833,458	5,588,400	81.78%	72.93%
5000 - Agriculturals	5	8	3,065,000	3,041,400	99.23%	101.16%
6000 - Minerals						
9800 - Vacant Land	4	5	1,520,000	1,368,400	90.03%	92.69%
Other						
Valid Totals	54		23,102,448	21,067,200	91.19%	100.05%
Invalid Totals		71	7,477,715	14,917,400		
Grand Totals for Entire County	**54**	**71**	30,580,163	35,984,600		