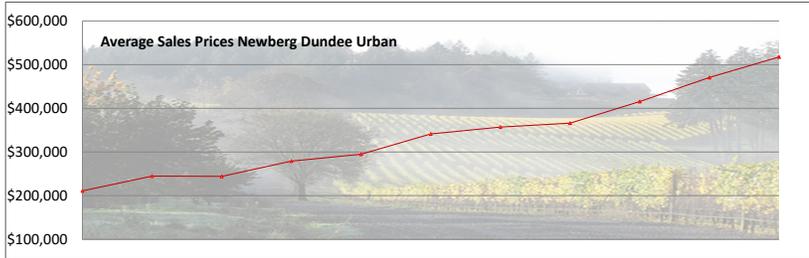


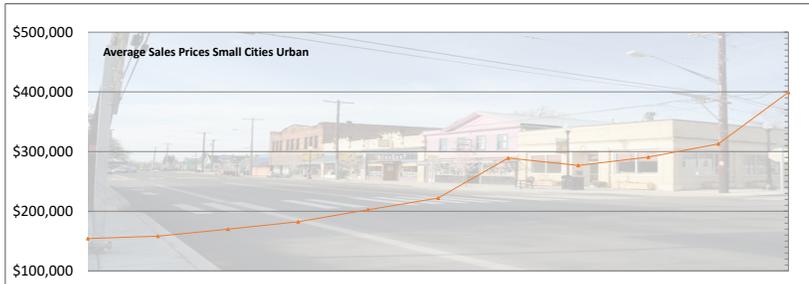
## Historical Market Value Activity in Yamhill County



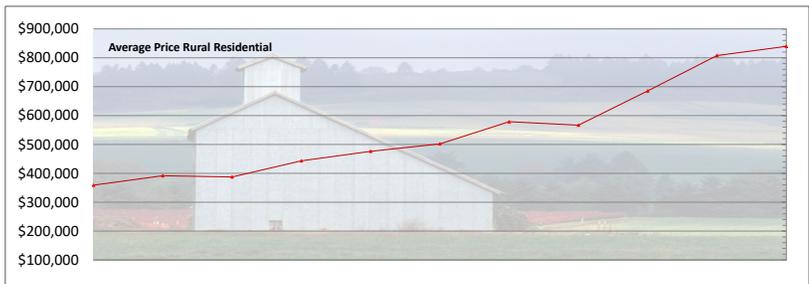
STATISTICAL ANALYSIS		
	2022 -23	2023 -24
<b>AVERAGE</b>	\$470,557	\$517,559
<b>MEDIAN</b>	\$440,000	\$490,000
<b>COUNT</b>	465	424



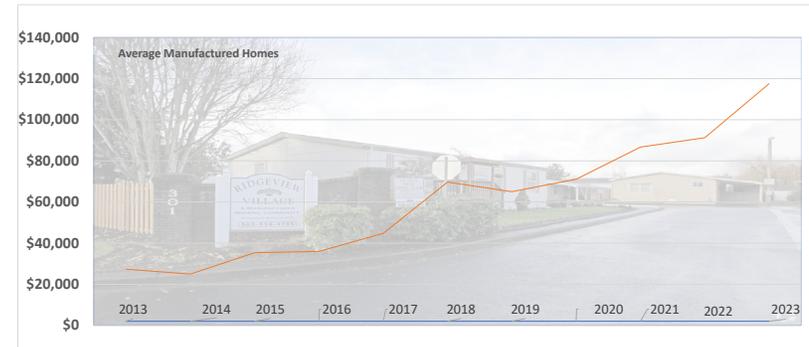
STATISTICAL ANALYSIS		
	2022 -23	2023 -24
<b>AVERAGE</b>	\$446,151	\$497,660
<b>MEDIAN</b>	\$422,500	\$459,950
<b>COUNT</b>	452	458



STATISTICAL ANALYSIS		
	2022 -23	2023 -24
<b>AVERAGE</b>	\$399,293	\$428,676
<b>MEDIAN</b>	\$400,000	\$420,000
<b>COUNT</b>	364	343



STATISTICAL ANALYSIS		
	2022 -23	2023 -24
<b>AVERAGE</b>	\$807,752	\$839,589
<b>MEDIAN</b>	\$748,000	\$760,000
<b>COUNT</b>	258	236



STATISTICAL ANALYSIS		
	2022 -23	2023 -24
<b>AVERAGE</b>	\$91,250	\$117,508
<b>MEDIAN</b>	\$84,250	\$125,400
<b>COUNT</b>	46	82

The above graphs Represent the average sales price of residential properties in the following areas: city limits of McMinnville, Newberg Dundee combined, Small Cities Combined (Dayton, Carlton, Yamhill, Lafayette, Amity Willamina and Sheridan) and rural Yamhill County. The study included sales of "Arms Length Transactions" on a calendar year and averaged. The statistical data to the right of the graph corresponds to the 2022-23 to 2023-24 used in the Assessor's Annual Ratio Study. These prices are not adjusted for time. The study is used to determine values for the corresponding assessment dates.

Average = Averaging all sales for the time period in that area  
 Median = The middle sales price in the range of data.  
 Count = Number of sales in the statistical array.