



Greater Erie
Board of REALTORS[®], Inc.

PROPERTY TRANSFER REPORT

DECEMBER 2024

report generated 01/20/25

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PROPERTY TRANSFERS DECEMBER 2024

DEEDS TRANSFERRED IN ERIE COUNTY



AVERAGE \$347,502

2023 \$206,039
1 YR CH +68.7%

MEDIAN \$169,900

2023 \$135,000
1 YR CH +25.9%

ONE YEAR CHANGE

DECEMBER TRANSACTIONS



2023

302

2024

279

-7.6%

YEAR-TO-DATE TRANSACTIONS

-2.0%

2023

4049

2024

3968





Greater Erie
Board of REALTORS®, Inc.

PROPERTY TRANSFER REPORT

DECEMBER 2024

ALL DATA FROM THE DAILY RECORD

DEEMED RELIABLE BUT NOT GUARANTEED

ERIE COUNTY ONLY, DATA NOT AVAILABLE FOR CRAWFORD COUNTY

AREA 01 - ERIE NORTHEAST

| TRANSFERRED FROM | TRANSFERRED TO | ADDRESS | MUNICIPALITY | AMOUNT |
|--------------------------------------|-----------------------------|---------------------|----------------|---------------------|
| COVELLI JOSEPHINE TRUSTEE, AL | ERIE INDEMNITY COMP | 711 STATE ST ETC | ERIE | \$10,200,000 |
| PETERSON MICHAEL, AL | OBRE LLC, AL | 202 E 10TH ST ETC | ERIE | \$579,900 |
| MIGDAL ROBERT E | ERIE INSURANCE EXCHANGE, AL | 261 E 6TH ST ETC | ERIE | \$330,000 |
| MONTAGNA NICHOLAS | HOPKINS MARGARET | 210 PARKWAY DR | ERIE | \$185,000 |
| JELINEK TERESA M | ORDOS JOSHUA | 2127 E 2ND ST | ERIE | \$155,000 |
| GILGAMESH TCHOUPITOUAS LLC | DAVISON COURT LLC | 1012 HOLLAND ST ETC | ERIE | \$105,000 |
| PETERSON MICHAEL | OBRE LLC, AL | 39 EAGLE POINT BLVD | ERIE | \$100,000 |
| HAFT JAMES M ESTATE, AL | BROWN CHRISTY R | 206 SANFORD PLACE | ERIE | \$89,000 |
| FRASCA ROBERT J ESTATE, AL | PRYMACHENKO YURII, AL | 303 HESS AVE | ERIE | \$65,100 |
| IORDACHE MIKE | KORETS FEDIR, UX | 604 E 8TH ST ETC | ERIE | \$55,000 |
| VISIONS OF A GENERATION LLC | ERIE PREMIER PROPERTIES LLC | 606 E 6TH ST | ERIE | \$27,000 |
| PRINDLE SANDRA | EQUITY DISTRICT LLC | 833 EAST AVE ETC | ERIE | \$26,000 |
| WILLIAMS RODNEY L | CARSON TODD | 735 E 9TH ST ETC | ERIE | \$4,900 |
| <i>13 DETAIL RECORDS FOR AREA 01</i> | | | | |
| | | | TOTAL | \$11,921,900 |
| | | | AVERAGE | \$917,069 |
| | | | MEDIAN | \$100,000 |

AREA 02 - ERIE NORTHWEST

| TRANSFERRED FROM | TRANSFERRED TO | ADDRESS | MUNICIPALITY | AMOUNT |
|--------------------------------------|-------------------------------|------------------------|----------------|--------------------|
| BAYFRONT COBBLESTONE | SHYAMASHYAM INC | 701 W BAYFRONT PARKWAY | ERIE | \$5,575,000 |
| MILLER THOMAS R II | ENTERLINE STUART BRADLEY | 35 NIAGARA PIER | ERIE | \$725,000 |
| PETERSON AUSTIN, AL | O B R E LLC, AL | 3737 W 12TH ST ETC | ERIE | \$620,000 |
| FETZNER JAMES P, UX | NIELSEN MEGAN ELIZABETH, VIR | 318 FRONTIER DR | ERIE | \$430,000 |
| SCHAAF CARMELITA M ESTATE | ZADOORIAN RENA T | 1233 TOWER LANE | ERIE | \$327,000 |
| FINNERTY JASON DONALD, UX | MYLES SARAH J | 425 CHEROKEE DR | ERIE | \$300,000 |
| FRICK BRUCE ALAN II, UX | A N C INVESTMENTS LLC | 523 W 9TH ST | ERIE | \$250,000 |
| KEEFER DEAN A, UX | PETERSON JASON MICHAEL, UX | 1002 KAHKWA BLVD | ERIE | \$204,900 |
| VICARY RICHARD P, UX | SCIAMANDA LISA | 2030 ROBIN DR | ERIE | \$172,000 |
| EDMONDSON JESSICA ANN | CONNELLY CORREY L | 641 W 3RD ST | ERIE | \$135,000 |
| IRISH WILLIAM S, UX | A TO Z FAMILY PROPERTIES LLC | 406 RASPBERRY ST | ERIE | \$125,000 |
| MOOK ADAM J | H M A C K LLC | 1008 W 8TH ST | ERIE | \$105,000 |
| TALARICO JOSEPH GERARDO | WOLFGANG MERLE C | 1243 W 6TH ST | ERIE | \$102,000 |
| MCCAMMON KODY JOSHUA | MAZUR BRYSON KENDRICK, AL | 1113 W 7TH ST | ERIE | \$100,000 |
| WOLF DANIEL F | J N C M PROPERTIES LLC | 405 W 7TH ST | ERIE | \$98,000 |
| MONAHAN KEVIN M TRUSTEE, AL | KOKHANEVICH PAVEL, UX | 1007 W 8TH ST | ERIE | \$95,000 |
| MCCORMICK MICHAEL A TRUSTEE, | F F L PROPERTY RENTAL LLC | 1030 W 10TH ST | ERIE | \$77,000 |
| HIGGINS MICHAEL T | KARGAR HUSAN R | 464 W 10TH ST | ERIE | \$73,000 |
| FULLMER MELISSA S | 1007 CASCADE STREET TRUST, AL | 1007 CASCADE ST | ERIE | \$70,430 |
| ROMANOWICZ CHRISTOPHER B, UX | WESTERN ISLES LLC | 723 W 8TH ST | ERIE | \$70,000 |
| EDWARDS JESSE | BRODE CLEMENT | 423 RASPBERRY ST | ERIE | \$65,000 |
| EQUITY TRUST COMP CUSTODIAN, | EQUITY TRUST COMP CUSTODIAN | 1735 W 14TH ST | ERIE | \$40,000 |
| BOEHM THOMAS A, UX | EQUITY TRUST COMP CUSTODIAN | 1731 W 14TH ST | ERIE | \$30,000 |
| FIESLER RENTALS LLC | F W R REALTY LLC | 1159 CRANBERRY ST ETC | ERIE | \$5,000 |
| <i>24 DETAIL RECORDS FOR AREA 02</i> | | | | |
| | | | TOTAL | \$9,794,330 |
| | | | AVERAGE | \$408,097 |
| | | | MEDIAN | \$103,500 |

AREA 03 - ERIE SOUTHWEST

| TRANSFERRED FROM | TRANSFERRED TO | ADDRESS | MUNICIPALITY | AMOUNT |
|--------------------------------------|------------------------------|---------------------|---------------------|---------------------|
| TOPS BJ PARTNERS LLC | N S RETAIL HOLDINGS LLC | NO ADDRESS | ERIE | \$7,100,000 |
| RUSHIN ENTERPRISES LLC, AL | A N C INVESTMENTS LLC | 121 MOORHEAD ST ETC | ERIE | \$1,000,000 |
| MOXIE TWELVE LLC | V A D VENTURES LLC | NO ADDRESS | ERIE | \$900,000 |
| COLD VICTORY LLC | PALM J LLC | 2514 PEACH ST ETC | ERIE | \$430,000 |
| NORRIS JUSTIN T, UX | MONTGOMERY STEPHANIE A | 425 W GORE RD | ERIE | \$382,000 |
| STEVENS PATRICIA J ESTATE, AL | CRANE JOHN M, UX | 1923 W 26TH ST | ERIE | \$256,000 |
| WAGNER PETER J, UX | DECAROLIS SKYLAR LYNN | 1524 W 41ST ST | ERIE | \$231,000 |
| CALLE JESSICA P, VIR | RAI LAL, VIR | 3609 WASHINGTON AVE | ERIE | \$229,900 |
| SITTER JAMES A, UX | MATLAK MARK R, UX | 517 HILLCREST AVE | ERIE | \$225,000 |
| ALEXANDER RONALD E | PARSH KAREN | 3649 GERRY AVE | ERIE | \$204,500 |
| DISSELHOFF RYAN, UX | REGAN CODY T, UX | 3409 ELLSWORTH AVE | ERIE | \$196,000 |
| MATLAK MARK R, UX | GALLA SHAWN, AL | 13 W 31ST ST | ERIE | \$180,000 |
| FORNE KELLY L, VIR | SANYASI UDHAY NARAYAN, UX | 4266 HARDING DR | ERIE | \$172,000 |
| J R G INVESTMENT REALTY LLC | 26TH STREET BUILDING LLC, AL | 3407 ELMWOOD AVE | ERIE | \$169,900 |
| WENDEL ERICH J, UX | ZICCARDI HANNAH MARIE, AL | 1136 W 36TH ST | ERIE | \$167,000 |
| HOANG TRACEY THI, VIR | WALKER CHARLES E, UX | 4204 WASHINGTON AVE | ERIE | \$164,900 |
| MITCHELL BRIAN S | CERBACH DAKOTA C, AL | 1828 W 23RD ST | ERIE | \$164,700 |
| FREEDOM SKY REAL ESTATE TRUST | SCHROECK AIMEE L, AL | 2915 RASPBERRY ST | ERIE | \$161,000 |
| MEOLA DANIEL, UX | HAWTHORNE MAXINE | 1346 W 31ST ST | ERIE | \$160,000 |
| MCCALL ROBERT C III | ENZBRENNER ALLISON N | 1703 W 38TH ST | ERIE | \$149,900 |
| SIMONIAN RICHARD M | MARINER PROPERTIES LLC | 1724 MOBILE AVE ETC | ERIE | \$145,500 |
| HOGAN ROBERT | NOLAN CARISSA, AL | 635 BROWN AVE | ERIE | \$145,000 |
| HAMBLIN DEVIN L, AL | ABUZAYED AMER, AL | 4227 WASHINGTON AVE | ERIE | \$126,500 |
| DOVICHOW SHIRLEY G ESTATE, AL | DOVICHOW LINDA L TRUSTEE, AL | 1640 W 23RD ST | ERIE | \$110,000 |
| DICK WILLIAM E ESTATE, AL | MEOLA DANIEL, UX | 1437 W 40TH ST | ERIE | \$107,000 |
| MOOK ADAM J | HMACK LLC | 1008 W 27TH ST | ERIE | \$105,000 |
| PRESTIGE PROPERTIES ERIE LLC | D T G GROUP LLC | 2226 MYRTLE ST | ERIE | \$102,500 |
| OWEN JESSE J | SCUTELLA DANIEL | 1047 W 28TH ST | ERIE | \$100,000 |
| SHARRAR SHANNON | FREEDOM SKY LLC | 4314 WASHINGTON AVE | ERIE | \$98,500 |
| HOOVER JOHN T | CASTORENA JESUS, UX | 15 HORTON ST | ERIE | \$95,000 |
| SHOWEMIMO ADEBOLA | MARINER PROPERTIES LLC | 219 W 16TH ST | ERIE | \$85,000 |
| CARROLL SHATOIA M, VIR | SILK ROAD INVESTMENTS LLC | 1163 W 23RD ST | ERIE | \$80,000 |
| MEISTER STEPHANIE | CAREY KEITH, AL | 343 W 20TH ST | ERIE | \$50,000 |
| DZURICKY SILVANA L | EASY HOME FINANCING LLC | NO ADDRESS | ERIE | \$50,000 |
| TORRES ELIZABETH | OTERO VICTOR MANUEL | 349 W 16TH ST ETC | ERIE | \$39,000 |
| WEISMILLER HEATHER N | ROSS DAVID SR | 1618 PLUM ST | ERIE | \$35,000 |
| LAVOR TRICIA | SKLADANOWSKI KIMBERLY J | 1623 W 23RD ST | ERIE | \$8,000 |
| ROSS RANDOM | GENERAL RENTAL HOLDINGS LLC | NO ADDRESS | ERIE | \$7,500 |
| SMART PROPERTIES SERV LLC | LARA REYNA VILLEGAS | NO ADDRESS | ERIE | \$4,000 |
| <i>39 DETAIL RECORDS FOR AREA 03</i> | | | TOTAL | \$14,137,300 |
| | | | AVERAGE | \$362,495 |
| | | | MEDIAN | \$149,900 |

AREA 04 - ERIE SOUTHEAST

| TRANSFERRED FROM | TRANSFERRED TO | ADDRESS | MUNICIPALITY | AMOUNT |
|----------------------------|-----------------------|------------------|---------------------|---------------|
| WOLF THOMAS C, UX | ENNIS PAUL ARTHUR, UX | 3932 SUNSET BLVD | ERIE | \$240,000 |
| KNIGHT JACQUELINE M, AL | GOODWINE MARK, UX | 549 E 36TH ST | ERIE | \$235,000 |
| BASNET KUMAR, AL | MIMS TYRA | 4236 GENESEE AVE | ERIE | \$219,900 |
| SWEENEY MICHELLE A | WORKMAN NOAH | 2706 E 43RD ST | ERIE | \$214,000 |
| BROWN JAMES, UX | NICHOLSON ROBERT, UX | 1406 E 37TH ST | ERIE | \$200,000 |
| TARASIVKA CONSTRUCTION LLC | SANDERS L B | 2216 PEAR ST | ERIE | \$191,000 |
| NOWAKOWSKI MERCEDES ESTATE | SIPE LOGAN, AL | 820 E 37TH ST | ERIE | \$182,000 |
| TIMILIC ALEKSA, AL | JACKSON VERONICA | 4128 ESSEX AVE | ERIE | \$180,000 |
| NASSER SUZAN S | UWENDO KAPAMBA, UX | 2517 EAST AVE | ERIE | \$170,000 |

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|-----------------------------|--------------------------------|-----------------------|------|-----------|
| BRKIC FEHKO, UX | CHHETRI INDRA MAYA, AL | 2622 BRANDES ST | ERIE | \$165,000 |
| P L P IV | MORGANTE LAUREN K, AL | 4163 WOOD HILLS DR | ERIE | \$162,900 |
| P L P IV | ABBATE ANTHONY J | 4173 WOOD HILLS DR | ERIE | \$162,900 |
| NEELY KATIE, VIR | HARDNER LAURA CAROLINE | 417 E 37TH ST | ERIE | \$162,500 |
| CHAMBERS ROBERT J, UX | KOKHANEVICH DENIS N | 4133 BURTON AVE | ERIE | \$160,000 |
| SYLVIS RAYMOND C III | ZBACH NOAH | 334 E 36TH ST | ERIE | \$159,900 |
| GRAHAM BEVERLY J ESTATE, AL | TAMANG ANKITA, AL | 4407 CARNEY AVE | ERIE | \$154,900 |
| SWAGERTY TERA | RUSSO BRADLEY DAVID | 3823 FARGO ST | ERIE | \$140,000 |
| SCHMIDT REAL ESTATE COMP | M A J E PROPERTIES LLC | 611 E 31ST ST ETC | ERIE | \$140,000 |
| ELWELL FOX & MARSH LLC | CRAIG KAYCEE A, VIR | 4332 GEM COURT | ERIE | \$135,000 |
| ADAMS DARLENE A, AL | LAINE NICHOLAS WILLIAM | 2762 E 31ST ST | ERIE | \$130,000 |
| WEBER KENNETH R ESTATE | ANTO ALEX J | 943 E 28TH ST | ERIE | \$130,000 |
| KINDLE SEAN TRUSTEE, AL | R J BARR INVESTMENT COMP, AL | 1050 E 30TH ST ETC | ERIE | \$129,000 |
| CROCKETT CHANDRIKA R, AL | MCINTIRE DAVID, UX | 1416 E 35TH ST | ERIE | \$115,000 |
| REDFIELD JAMES WESLEY, UX | BURLINGHAM TODD B, AL | 1528 PROSPECT AVE | ERIE | \$109,750 |
| H B O E LLC | SIMON TESSA ALEXANDRIA | 1144 E 33RD ST | ERIE | \$91,000 |
| REID KENNETH A ESTATE, AL | ORTIZ VICTORIA | 220 E 32ND ST | ERIE | \$90,000 |
| PLYLER SHANNON M | EAST 38TH STREET LLC | 362 E 38TH ST | ERIE | \$90,000 |
| SIMONIAN RICHARD M | FACHETTI JENNA, AL | 2409 PENNSYLVANIA AVE | ERIE | \$89,900 |
| MARQUETTE SAVINGS BANK | ERIE PREMIUM REMODEL INC | 935 E 27TH ST | ERIE | \$72,000 |
| HOLMON LUVETRIA, AL | H B O E LLC | 1144 E 33RD ST | ERIE | \$70,000 |
| KRAMER JOHN R ESTATE | DEBIAS CAPITAL LLC | 2105 BUFFALO RD | ERIE | \$67,000 |
| BOETCHER ENTERPRISES LLC | BOETCHER MITCHELL S | 2514 WAYNE ST ETC | ERIE | \$47,000 |
| PODLASEK ROBERT J, AL | CORRITORE JUSTIN S, UX | 3101 HOLLAND ST | ERIE | \$47,000 |
| PLONSKI DONALD J, UX | 521 E 24TH ST LLC, AL | 521 E 24TH ST | ERIE | \$43,000 |
| PA HOUSING FIN AGENCY | SVEN RUPERT PROPERTIES LLC, AL | 626 E 25TH ST | ERIE | \$20,460 |
| POLS REAL ESTATE LLC | AUSTIN REAL ESTATE INC | 613 E 19TH ST ETC | ERIE | \$20,000 |
| JACKSON JAMES H II | WELTON RICHARD F, UX | 303 E 25TH ST | ERIE | \$12,600 |
| MACISAAC BRIAN | TORRES RAMON A RODRIGUEZ | 623 E 28TH ST ETC | ERIE | \$5,500 |
| BACHMAIER JESSICA E | MARQUETTE SAVINGS BANK | 935 E 27TH ST | ERIE | \$4,288 |

39 DETAIL RECORDS FOR AREA 04

TOTAL \$4,758,498
AVERAGE \$122,013
MEDIAN \$130,000

AREA 05 - MILLCREEK NORTH OF WEST 26TH ST

| TRANSFERRED FROM | TRANSFERRED TO | ADDRESS | MUNICIPALITY | AMOUNT |
|-----------------------------|-------------------------------|---------------------|---------------------|---------------|
| KUBINSKI EDWARD J, UX | PIFER MONTGOMERY, UX | 5070 TRAMARLAC LANE | MLCRK-TP | \$625,000 |
| KNOTT GARY S, UX | MCBRIDE DANTE WILLIAM, AL | 911 ARIS DR | MLCRK-TP | \$295,000 |
| JOHNSON ALICE F | PHILLIPS JAMES J, UX | 507 ARDMORE AVE | MLCRK-TP | \$285,000 |
| FRIEND JEZREE J, UX | JOHNSON JEREMY T, AL | 3151 W 25TH ST | MLCRK-TP | \$266,000 |
| KESLER SCOTT A | SIMONSEN ASHLEY M | 349 FIELDSTONE WAY | MLCRK-TP | \$262,000 |
| BERT TRAVIS B, UX | BEASLEY PATTI, VIR | 1032 OAKMONT AVE | MLCRK-TP | \$252,000 |
| SCHICK DAN SCOTT ESTATE, AL | MINEO CHRISTIAN | 926 ARDMORE AVE | MLCRK-TP | \$250,000 |
| HART AMY | EDMONDSON JESSICA ANN | 523 POWELL AVE | MLCRK-TP | \$196,000 |
| CUSSON CHRISTOPHER R, UX | GEDGAUDAS ALAN E, UX | 403 CLIFTON DR | MLCRK-TP | \$185,100 |
| JONES JOYCE J ESTATE, AL | JONES ROBERT G | 304 STRATHMORE AVE | MLCRK-TP | \$177,000 |
| THOMPSON ARNOLD E | PREEDIT ROBERT ADAM, UX | 422 ZEPHYR AVE | MLCRK-TP | \$170,000 |
| HEETER KENNETH B, UX | DUFFLEY CYNTHIALEE A | 2929 W 23RD ST | MLCRK-TP | \$165,000 |
| ALOIZ DAVID S, UX | MILLCREEK PROPERTIES WEST LLC | 4047 ARGYLE AVE | MLCRK-TP | \$165,000 |
| ROOT RONALD W ESTATE | BURGER JUSTIN C, UX | 3068 W 25TH ST | MLCRK-TP | \$160,000 |
| SIVILLO ROCCO P, AL | ALLEN DARA, VIR | 435 INDIANA DR | MLCRK-TP | \$156,000 |
| MCCONNON HENRY K | S B R E PROPERTIES LLC | 1321 PENINSULA DR | MLCRK-TP | \$125,000 |
| JORDAN HILBERT GREGORY, AL | CONAWAY JOSHUA DAVID, AL | 1758 CLIFFORD DR | MLCRK-TP | \$119,000 |
| H I L LLC | SMITH GARY A, UX | 3854 W 20TH ST | MLCRK-TP | \$78,000 |
| MILLS ELAINE S | A R K IMPROVED HOMES LLC | 2503 EVANSTON AVE | MLCRK-TP | \$5,000 |

19 DETAIL RECORDS FOR AREA 05

TOTAL \$3,936,100
AVERAGE \$207,163
MEDIAN \$177,000

AREA 06 - MILLCREEK SOUTH OF WEST 26TH ST

| TRANSFERRED FROM | TRANSFERRED TO | ADDRESS | MUNICIPALITY | AMOUNT |
|--------------------------------------|-------------------------------|------------------------|---------------------|--------------------|
| A R G PSERIPA001 LLC | CHESTNUT CHICAGO HOLDINGS LLC | 2717 W 26TH ST | MLCRK-TP | \$2,760,000 |
| ENGEL GREGORY S, UX | WEBER ANTHONY G, UX | NO ADDRESS | MLCRK-TP | \$700,000 |
| LOVERSO ANTONINO, UX | GAO XUECHEN | 6138 INVERNESS TERRACE | MLCRK-TP | \$580,000 |
| SUMMAKIE MAZEN M, UX | SPOOR STEPHEN J | 4340 TROON AVE | MLCRK-TP | \$530,000 |
| DUCHARME ELEANOR J | SPLENDORE ANITA M TRUSTEE, AL | 6323 STONEBROOK DR | MLCRK-TP | \$399,900 |
| BOOTS KAREN | GHALEY DHANU MAYA, AL | 2831 IDYLLBROOK LANE | MLCRK-TP | \$388,000 |
| FIRESTONE MARTIN L, AL | DURKIN EVAN E, UX | 4729 SHELLBARK COURT | MLCRK-TP | \$380,000 |
| NEUPANE DILLI, AL | SIVAPATHAM THUSHYANTH | 4643 WHITE PINE DR | MLCRK-TP | \$347,000 |
| STEPHENSON BRIAN S, UX | SEGESDY LACY R, VIR | 3702 CHAPEL HILL DR | MLCRK-TP | \$345,000 |
| 5821 FOREST CROSSING | MOORE DOUGLAS S, UX | NO ADDRESS | MLCRK-TP | \$325,000 |
| TOTLEBEN KATHLEEN M ESTATE, AL | ARVANITOPULOS THEOFANIS | NO ADDRESS | MLCRK-TP | \$315,000 |
| BERGDORF ANDREW, UX | MAURO RACHEL SHOPENE, VIR | 5105 LA RAE DR | MLCRK-TP | \$302,000 |
| MYAK JAMES STEPHEN ESTATE, AL | MENDOLA DOMINIC BERNARD | 3218 PINE TREE TERRACE | MLCRK-TP | \$295,000 |
| PALIGO AMANDA J, VIR | WEISENFLUH CHELSEY | 3626 LANSING WAY | MLCRK-TP | \$293,000 |
| HOFFMAN EDWARD J ESTATE, AL | ROBERTSON MATTHEW, AL | 4531 DARCIE DR | MLCRK-TP | \$288,000 |
| REISER MICHELE L, AL | SYLVIS RAYMOND C, AL | 3062 W 42ND ST | MLCRK-TP | \$275,000 |
| MITCHELL STEPHEN M JR | DISTOR MANNELEI | 4003 CONCORD RD | MLCRK-TP | \$275,000 |
| BRADY PAMELA S | MIKULAN ERIC | 4626 TULANE AVE | MLCRK-TP | \$197,000 |
| PAR KATHLEEN BLACKBURN | MOLINA ESTRELLA C | 3141 HIDDEN LANE | MLCRK-TP | \$195,000 |
| CAPPELLETTY RICHARD E, UX | MATTHEWS JACK S, UX | 3820 W 38TH ST | MLCRK-TP | \$194,900 |
| CRAKER SAMANTHA M | EISINGER BRENDAN ALEXNDER | 3009 MILLFAIR RD | MLCRK-TP | \$190,000 |
| RINDERLE LAUREN R, AL | GILGER TIFFANY, AL | 1990 ZIMMERLY RD | MLCRK-TP | \$137,500 |
| <i>22 DETAIL RECORDS FOR AREA 06</i> | | | TOTAL | \$9,712,300 |
| | | | AVERAGE | \$441,468 |
| | | | MEDIAN | \$308,500 |

AREA 07 - MILLCREEK EAST OF I-79

| TRANSFERRED FROM | TRANSFERRED TO | ADDRESS | MUNICIPALITY | AMOUNT |
|--------------------------------------|--------------------------|---------------------|---------------------|--------------------|
| TAYLOR SCOTT M, UX | WAGNER PETER J, UX | 5614 KING RD | MLCRK-TP | \$337,000 |
| KOCH ROBERTA C ESTATE, AL | DISSELHOFF RYAN, UX | 872 W 52ND ST | MLCRK-TP | \$325,000 |
| CIPRICH JOHN P, UX | TAMANG HARKA BAHADUR, UX | 5240 CIDER MILL RD | MLCRK-TP | \$287,000 |
| MANNING ROSALIE S ESTATE, AL | INFANTINO JERALD | 125 OAK RIDGE COURT | MLCRK-TP | \$286,000 |
| FOX NELSON S, UX | CONKLIN DAVID A, UX | 2112 NORCROSS RD | MLCRK-TP | \$271,150 |
| BIBLE CHRISTINE E, VIR | KURDELCHUK VIKTOR, UX | 4802 WYNBURNE AVE | MLCRK-TP | \$192,700 |
| MELEKA LLC | STRANGE ELLEN L | 4821 SUMMER ST | MLCRK-TP | \$155,000 |
| ELWELL FOX & MARSH LLC | AVILA ROSANGELY | 1427 HIGH ST | MLCRK-TP | \$133,000 |
| SNIPPERT MATTHEW | ROCKET MTG LLC, AL | 2345 WAGER RD | MLCRK-TP | \$85,000 |
| SAMICK CINDY L | MARQUETTE SAVINGS BANK | 1243 E ARLINGTON RD | MLCRK-TP | \$45,000 |
| <i>10 DETAIL RECORDS FOR AREA 07</i> | | | TOTAL | \$2,116,850 |
| | | | AVERAGE | \$211,685 |
| | | | MEDIAN | \$231,925 |

AREA 08 - FAIRVIEW TOWNSHIP

| TRANSFERRED FROM | TRANSFERRED TO | ADDRESS | MUNICIPALITY | AMOUNT |
|--------------------------------|-------------------------------|-------------------------|---------------------|---------------|
| SCOLIO RICHARD R, UX | BASKETTE JON PATRICK, UX | 6458 W FAIR OAKS CIRCLE | FRVW-TP | \$625,000 |
| HALL JOHN E, UX | BERT TRAVIS B, UX | 5711 BONAVENTURE DR | FRVW-TP | \$444,375 |
| STAFFORD TODD D | MASON GREGG C | 2015 CHATHAM DR | FRVW-TP | \$425,000 |
| SHULL DAVID W, UX | BROWN KYLE D | 5602 LANGMORE LANE | FRVW-TP | \$410,000 |
| HAIRE DEBRET L | ZHAO YI | 610 MANCHESTER RD | FRVW-TP | \$397,500 |
| BRYANT DONALD C | KNEIDINGER CHARLOTTE TRUSTEE, | 3290 GEORGIAN COURT | FRVW-TP | \$382,500 |
| ZADOORIAN RENA T, VIR | GIBBENS JEFFREY LLOYD | 410 RAVINE DR | FRVW-TP | \$375,000 |
| ORZECOWSKI DARLENE E | HESTER JAMES, UX | 6428 HEARTHSTONE LANE | FRVW-TP | \$285,000 |
| PURSELL CHARLES DUANE SR ESTAT | LYLE ERIC M, UX | 8320 MIDDLE RD | FRVW-TP | \$273,250 |
| ROBERTSON MATTHEW S | CRAKER SAMANTHA, AL | 7728 WELCANA DR | FRVW-TP | \$252,000 |

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|--------------------------------------|-------------------------------|-----------------------|---------|----------------|--------------------|
| MCGEE THEODORE | MARSHALLMARGHERITA MARANDI | 7726 LAKEWOOD DR | FRVW-TP | \$175,000 | |
| L E M VENTURES LLC | SAMUELOFF MICHAEL, UX | 7270 CURTZE DR | FRVW-TP | \$170,000 | |
| WHITE BIRCH ESTATES LLC | WEINZIERL SALLY A TRUSTEE, AL | 6031 WHITE PINE COURT | FRVW-TP | \$106,900 | |
| <i>13 DETAIL RECORDS FOR AREA 08</i> | | | | TOTAL | \$4,321,525 |
| | | | | AVERAGE | \$332,425 |
| | | | | MEDIAN | \$375,000 |

AREA 09 - GIRARD BORO & TWP / LAKE CITY

| TRANSFERRED FROM | TRANSFERRED TO | ADDRESS | MUNICIPALITY | AMOUNT | |
|-------------------------------------|----------------------------|---------------------|---------------------|----------------|--------------------|
| GREELEY ROGER L | YEARWOOD SARAH E | 9116 MIDDLE RD | GIRARD-TP | \$420,000 | |
| NOTARO HELEN G | FRIEND JEZREE, UX | 9766 GLENWOOD AVE | GIRARD-TP | \$340,000 | |
| FREEDLINE DELBERT L, UX | KING ELMER, AL | 10200 W LAKE RD | LAKE CITY-BO | \$199,900 | |
| BANACH AARON C, UX | VANICEK SARAH BETH | NO ADDRESS | GIRARD-BO | \$150,000 | |
| NEW APOSTOLIC CHURCH N.AMERI | MISS JULIES PROPERTIES LLC | 2543 MAPLE AVE | LAKE CITY-BO | \$118,000 | |
| SELL PROPERTY SOLUTIONS INC | ANDERSON ROBERT JOHN | 7621 SOUTH CREEK RD | GIRARD-TP | \$85,000 | |
| FREEDLINE DELBERT L, UX | LAKE CITY DAIRY OASIS LLC | NO ADDRESS | LAKE CITY-BO | \$30,000 | |
| GILMORE FARM INC | GRAY ROCK PROPERTIES LLC | 8601 BECKMAN RD | GIRARD-TP | \$15,000 | |
| <i>8 DETAIL RECORDS FOR AREA 09</i> | | | | TOTAL | \$1,357,900 |
| | | | | AVERAGE | \$169,738 |
| | | | | MEDIAN | \$134,000 |

AREA 10 - ALBION / CONNEAUT / CRANESVILLE / ELK CREEK / PLATEA / SPRINGFIELD

| TRANSFERRED FROM | TRANSFERRED TO | ADDRESS | MUNICIPALITY | AMOUNT | |
|-------------------------------------|---------------------------------|---------------------|---------------------|----------------|------------------|
| BERRY RICHARD J, UX | FREEDLINE DELBERT, UX | 10320 KEEPVILLE RD | CONNEAUT-TP | \$235,000 | |
| ADAMS CHELSEY HANNAH | BITIKOFER KURT M, UX | NO ADDRESS | CONNEAUT-TP | \$200,000 | |
| PENNYMAC LOAN SERV LLC | GONCHAROV PAVEL | 10198 CRANE ST | CRNSVLE-BO | \$130,598 | |
| PAGENKOPF GARY L, UX | ALLEY DANIEL R, AL | 14603 RIDGE RD | SPRNGFLD-TP | \$115,000 | |
| LINKOSKI KEVIN J | COLVIN TIMOTHY | NO ADDRESS | ELK CREEK-TP | \$111,000 | |
| THOMAS JASON S, UX | HAMMOND MARIA, AL | 9856 BATEMAN AVE | CRNSVLE-BO | \$20,000 | |
| HARPST BROTHERS CONSTRUCTION | HARTLE BRYAN S, UX | NO ADDRESS | ALBION-BO | \$19,000 | |
| BONNELL DENNIS C, AL | METLIFE SECURITIZATION TRUST 2C | 10183 ROUTE 6 NORTH | ELK CREEK-TP | \$7,855 | |
| TRESSLER THOMAS A | WILMINGTON SAVINGS FUND SOCI | 6650 HUNTLEY RD | SPRNGFLD-TP | \$1,986 | |
| <i>9 DETAIL RECORDS FOR AREA 10</i> | | | | TOTAL | \$840,439 |
| | | | | AVERAGE | \$93,382 |
| | | | | MEDIAN | \$111,000 |

AREA 11 - EDINBORO / FRANKLIN TWP / MCKEAN BORO & TWP / MIDDLEBORO / WASHINGTON TWP

| TRANSFERRED FROM | TRANSFERRED TO | ADDRESS | MUNICIPALITY | AMOUNT |
|-------------------------|--------------------------|----------------------|---------------------|---------------|
| WILSON SHERRY M | DUCHARME ELEANOR J, AL | 6800 WILSON RD | MCKEAN-TP | \$500,000 |
| ROSINSKY CORYN P, VIR | LONG BRIAN, UX | 111 BEAU DR | EDINBORO-BO | \$418,000 |
| UNGER WILLIAM H, AL | BRYSON PAUL A | 10070 HAMOT RD | MCKEAN-TP | \$385,000 |
| H P 10030 LLC | HURTA BRANDON P | 10030 SILVERTHORN RD | FRANKLIN-TP | \$380,000 |
| SANMAR WOODLANDS LLC | BRUGGER CARL R, UX | NO ADDRESS | FRANKLIN-TP | \$370,000 |
| RONEY DANIEL | BALAGA PAOLO ANGELO GICA | 3489 REICHERT RD | MCKEAN-TP | \$340,000 |
| CANNELL BRENDA K | HOWLAND KELSEY | 400 ERIE ST | EDINBORO-BO | \$340,000 |
| MARCINOWSKI JOHN E, UX | METZGER MARLIN E | 1101 LAKESIDE DR | EDINBORO-BO | \$300,000 |
| HAIBACH KURT J, UX | FIELD JULAINE E | 114 BEECH ST | EDINBORO-BO | \$280,000 |
| TECZA ROBIN | GRAHAM JESSICA, AL | NO ADDRESS | MCKEAN-TP | \$275,000 |
| LEUTE BENJAMIN O | SWEENEY MICHELLE | 11950 COMER RD | WASH-TP | \$250,000 |
| FIRTH TROY R | GILLETTE CHRISTOPHER | NO ADDRESS | WASH-TP | \$240,000 |
| WHITE ETHAN A | STOFFAN PATRICIA A | 204 CHERRY ST | EDINBORO-BO | \$200,000 |
| M O P A LLC | CANNELL BRENDA K | 106 ONTARIO ST | EDINBORO-BO | \$129,900 |
| MCINTYRE PATRICIA F | RESPECKI JAMIE E, UX | NO ADDRESS | WASH-TP | \$80,000 |
| KISSMAN JAMES M | WOZNIAK WILLIAM S, UX | NO ADDRESS | MCKEAN-TP | \$48,500 |
| MICHAEL DAVID G | LACY ROBERT J, UX | NO ADDRESS | WASH-TP | \$32,000 |
| LATTA HARRY L JR | WILLIAMS SCOTT L, UX | 1320 CHURCH RD | WASH-TP | \$7,500 |
| L T W PROPERTIES LLC | FIESLER RENTALS LLC | 4920 EAST AVE ETC | MCKEAN-BO | \$2,000 |

19 DETAIL RECORDS FOR AREA 11

TOTAL \$4,577,900
 AVERAGE \$240,942
 MEDIAN \$275,000

AREA 12 - SUMMIT

| TRANSFERRED FROM | TRANSFERRED TO | ADDRESS | MUNICIPALITY | AMOUNT |
|----------------------------|-----------------------------|-----------------------|--------------|-----------|
| KESTLE ANTHONY R, UX | ZHANG WUHONG, UX | 10195 TIGER LILY LANE | SUMMIT-TP | \$585,000 |
| J & E PROPERTIES ERIE LLC | KIM JEFFREY D, UX | 8959 PARSONS RD | SUMMIT-TP | \$524,900 |
| SPAEDER JOSEPH G, AL | BLUEBONE LTD | 2906 HERSHEY RD | SUMMIT-TP | \$464,000 |
| HESSINGER RANDALL C ESTATE | BROSIG NATHANIEL J | 361 ROBISON RD | SUMMIT-TP | \$175,000 |
| PEDERSEN CHRISTOPHER J | BRINKLE BRYAN | 7070 MERIDIAN DR | SUMMIT-TP | \$150,000 |
| GREENFIELD INVESTMENT COMP | WE BUY AND RESELL HOMES LLC | NO ADDRESS | SUMMIT-TP | \$111,000 |
| HANLON EVE T | LATSKO GRANT S, UX | NO ADDRESS | SUMMIT-TP | \$100,000 |

7 DETAIL RECORDS FOR AREA 12

TOTAL \$2,109,900
 AVERAGE \$301,414
 MEDIAN \$175,000

AREA 13 - AMITY / GREENE / VENANGO / WATTSBURG

| TRANSFERRED FROM | TRANSFERRED TO | ADDRESS | MUNICIPALITY | AMOUNT |
|--------------------------|-----------------------------|----------------------|--------------|-----------|
| CARLSON PHILIP TRUST, AL | HERZOG TIMOTHY H II, UX | 7755 FULLER RD | VENANGO-TP | \$335,000 |
| FIELD RICHARD D, UX | FIELD MATTHEW A | 9031 KUHL RD | GREENE-TP | \$235,000 |
| HENDERSON JENNIFER, AL | LEWIS NICHOLAS | 13542 HOPSON HILL RD | AMITY-TP | \$105,000 |
| SMILEY MARIAN | KUHN WILLIAM CHARLES II, AL | 11339 YAPLE RD | GREENE-TP | \$30,000 |

4 DETAIL RECORDS FOR AREA 13

TOTAL \$705,000
 AVERAGE \$176,250
 MEDIAN \$170,000

AREA 14 - GREENFIELD / NORTH EAST BORO & TWP

| TRANSFERRED FROM | TRANSFERRED TO | ADDRESS | MUNICIPALITY | AMOUNT |
|-----------------------------|------------------------------|----------------------|--------------|-------------|
| ARCHER & PRATZ INC, AL | B P VINEYARDS LLC | NO ADDRESS | NO EAST-TP | \$1,000,000 |
| KIM JEFFREY D, UX | RENNA SARAH, AL | 50 W MAIN ST | NO EAST-BO | \$670,000 |
| THORNTON DAVID L, UX | BUSCHMAN DAVID R TRUSTEE, AL | 8779 WINDY LANE | NO EAST-TP | \$659,995 |
| BURNHAM RICK E, UX | K VINEYARDS LLC | NO ADDRESS | NO EAST-TP | \$545,000 |
| STRAIN SHERRILL L | ALDERSON DONALD P JR, AL | 10843 CALKINS RD | GREENFLD-TP | \$375,000 |
| YAPLE BARBARA A | ZEIMET JASON L, UX | 101 ORCHARD BEACH RD | NO EAST-BO | \$335,000 |
| SITES CHARLES J, AL | GRABEK MICHAEL J JR, UX | 4829 VILLAGE CIRCLE | NO EAST-TP | \$295,000 |
| BROCIOUS PATRICIA A | SCARABINO JOSEPH A, UX | 11031 WILDMAN RD | GREENFLD-TP | \$290,000 |
| MANKOWSKI DAVID RICHARD, UX | 16 BNK STREET LLC, AL | 16 BANK ST | NO EAST-BO | \$220,000 |
| BARTLETT MICHAEL J, UX | BARTLETT ISAIGH M, UX | NO ADDRESS | NO EAST-TP | \$5,495 |

10 DETAIL RECORDS FOR AREA 14

TOTAL \$4,395,490
 AVERAGE \$439,549
 MEDIAN \$355,000

AREA 15 - HARBORCREEK / LAWRENCE PARK / WESLEYVILLE

| TRANSFERRED FROM | TRANSFERRED TO | ADDRESS | MUNICIPALITY | AMOUNT |
|-------------------------------|--------------------------------|----------------------|--------------|--------------|
| B M C UGATE LLC | STATION ROAD ASSOCIATES PA LLC | NO ADDRESS | HBCRK-TP | \$14,299,000 |
| DICARLO DAVID C, UX | REITER JANET L | 4574 WALLEN WOODS DR | HBCRK-TP | \$748,400 |
| YOUNG PAULA J, AL | SEDELMYER JEFFREY, UX | NO ADDRESS | HBCRK-TP | \$426,000 |
| HEASLEY SHERRI M | PERINO DEBRA L | 7061 SANDY TRAIL | HBCRK-TP | \$392,900 |
| SELL PROPERTY SOLUTIONS INC | RUSCITTO ROCCO J, UX | 419 BOYER RD | HBCRK-TP | \$299,900 |
| BRINK TERRI, AL | ANGELOTTI DAVID, UX | 1385 DAVISON RD | HBCRK-TP | \$285,000 |
| DENNIS SHIRLEY ANN ESTATE, AL | COOPER CHARLES C, UX | 8655 E LAKE RD | HBCRK-TP | \$270,000 |
| KOSKO GILBERT C JR | GARDNER CHRISTIAN RYAN, AL | 7124 MCGILL RD | HBCRK-TP | \$259,900 |
| SONNEY MILES W, AL | HOOVER GLENN A III, AL | 7805 E LAKE RD | HBCRK-TP | \$255,000 |
| BABBITT DONALD B II, AL | MCCAMMON KODY | 2406 SALTSMAN RD | HBCRK-TP | \$210,000 |
| MOORE WILLIAM J | WING KATHERINE R, VIR | 643 SMITHSON AVE | LAWPK-TP | \$192,000 |
| MALINA JOSEPH J JR, UX | GONDA BRETT | 1437 VILLA SITES AVE | HBCRK-TP | \$185,000 |

| | | | |
|---|--|--------------|-----------|
| WEISENFLUH ROBERT H JR ESTATE, CAMPBELL NICKLAS, UX | 2608 WOLVERINE AVE | LAWPK-TP | \$185,000 |
| K T F PROPERTIES LLC | CRUZ KARELYS ELEANE MUNOZ, AL 2134 EASTERN AVE | WESLEYVLE-BO | \$175,000 |
| ORENGIA CHERYL A | BAILEY DANNY M | HBCRK-TP | \$155,000 |
| JOSEFOWICZ MARK A, UX | MAILLE EMMA M | HBCRK-TP | \$141,120 |
| PETCOS SHAWNA L, AL | HOOKS GREGORY | HBCRK-TP | \$140,000 |
| MAZZA KARLA P, AL | ZODA NANCY J | HBCRK-TP | \$118,000 |
| MALENO LAND DEV CO LLC | TEFFT MICHAEL P, UX | HBCRK-TP | \$114,900 |
| SORENSEN LISA, AL | SCAREM ALEX LAMONT, UX | LAWPK-TP | \$100,000 |
| L V D RENTAL SOLUTIONS LLC | SLATE GRAY MANAGEMENT LLC | LAWPK-TP | \$85,000 |
| PASQUALE JEFFREY, UX | ANDERSON JOHN C | HBCRK-TP | \$85,000 |
| MALENO LAND DEV CO | HAWLEY DANIEL P JR, AL | HBCRK-TP | \$77,900 |
| CLAYPOOLE DALE E | SELL PROPERTY SOLUTIONS INC | LAWPK-TP | \$40,000 |
| ROSE SHELBY S | SELL PROPERTY SOLUTIONS INC | LAWPK-TP | \$5,000 |

25 *DETAIL RECORDS FOR AREA 15*

TOTAL \$19,245,020
AVERAGE \$769,801
MEDIAN \$185,000

AREA 16 - CONCORD / CORRY / ELGIN / WAYNE

| TRANSFERRED FROM | TRANSFERRED TO | ADDRESS | MUNICIPALITY | AMOUNT |
|-------------------------|----------------------------|----------------------|---------------------|---------------|
| CORRY CONCRETE INC | BAYCRETE INC | 1250 NORTH CENTER ST | CORRY | \$400,000 |
| SMITH CHRISTOPHER, AL | MOSHER MELANIE FRANCES, AL | 35 E SMITH ST | CORRY | \$320,000 |
| GENTILMAN S TODD, UX | HARRINGTON TREVOR L, UX | 141 WORTH ST | CORRY | \$220,000 |
| SIMMONS DAVID G ESTATE | THOMPSON ROBERT | 13600 W SMITH ST EXT | WAYNE-TP | \$195,000 |
| OWEN REBEKAH | AYERS KAMRON J | 1043 NORTH CENTER ST | CORRY | \$117,500 |
| AMY BRUCE R ESTATE | FRONTERA TAMMY JO, VIR | 207 E SMITH ST | CORRY | \$115,000 |
| HIMELEIN GORDON L, UX | APPLEBEE SCOTT D, UX | 121 MOTT ST | CORRY | \$50,000 |

7 *DETAIL RECORDS FOR AREA 16*

TOTAL \$1,417,500
AVERAGE \$202,500
MEDIAN \$195,000

AREA 17 - UNION CITY / UNION TOWNSHIP

| TRANSFERRED FROM | TRANSFERRED TO | ADDRESS | MUNICIPALITY | AMOUNT |
|-------------------------|----------------------------|-------------------|---------------------|---------------|
| MATTHEWS JULIETTE A, AL | SWANSON DALTON S, AL | 10120 MITCHELL RD | UNION-TP | \$335,000 |
| BRADY SUSAN | MEYER BENJAMIN | 79 SOUTH ST | UNION CITY-BO | \$138,000 |
| COON RANDY J, UX | BRUMAGIN MONTANA | 16 WATTSBURG ST | UNION CITY-BO | \$120,000 |
| PETERSON STEPHEN W, UX | C S I PROPERTIES OF PA LLC | 5 TITUSVILLE RD | UNION-TP | \$49,914 |
| PETERSON STEPHEN W, UX | C S I PROPERTIES OF PA LLC | 17 KILBURN ST | UNION CITY-BO | \$3,186 |

5 *DETAIL RECORDS FOR AREA 17*

TOTAL \$646,100
AVERAGE \$129,220
MEDIAN \$120,000

AREA 18 - LEBOEUF / MILL VILLAGE / WATERFORD BORO & TWP

| TRANSFERRED FROM | TRANSFERRED TO | ADDRESS | MUNICIPALITY | AMOUNT |
|-------------------------|-----------------------|-----------------------|---------------------|---------------|
| BROWN ROBERT M, AL | BROWN ROBERT M, UX | 4400 OLD MEADVILLE RD | LEBOEUF-TP | \$400,000 |
| PENNINGTON RICKY W, UX | BURTON GRANT, UX | 335 MOORE RD | WTFD-TP | \$365,000 |
| MACBRO LLC | HUMES LINDSAY E | 722 TURNPIKE RD | WTFD-BO | \$88,000 |
| BURDICK KAREN P | NELSON GARY, AL | NO ADDRESS | LEBOEUF-TP | \$50,000 |
| HARTMAN STEVE L, UX | NERO MARTHA | 942 DEPOT RD | WTFD-TP | \$38,000 |
| KUHN PHILLIP | DWYER JOSEPH M, UX | NO ADDRESS | WTFD-BO | \$18,000 |

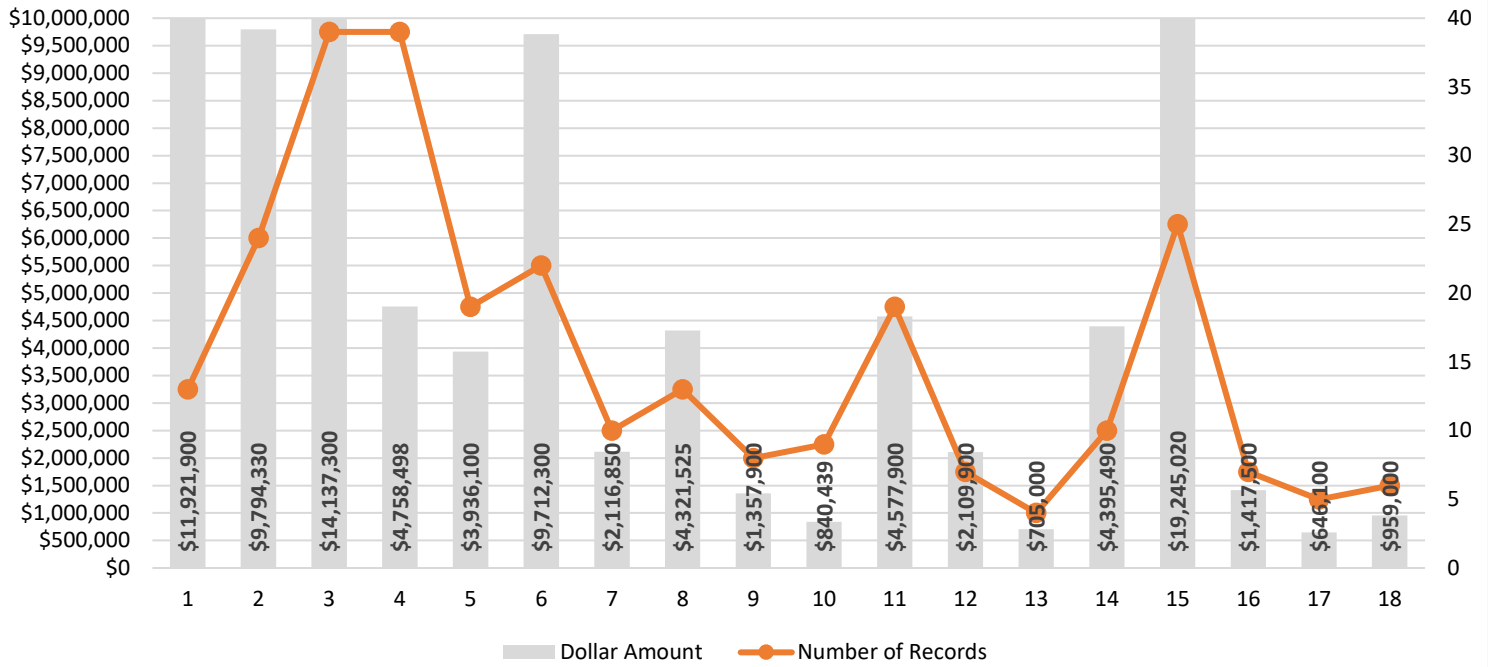
6 *DETAIL RECORDS FOR AREA 18*

TOTAL \$959,000
AVERAGE \$159,833
MEDIAN \$69,000

279 *TOTAL DETAIL RECORDS*

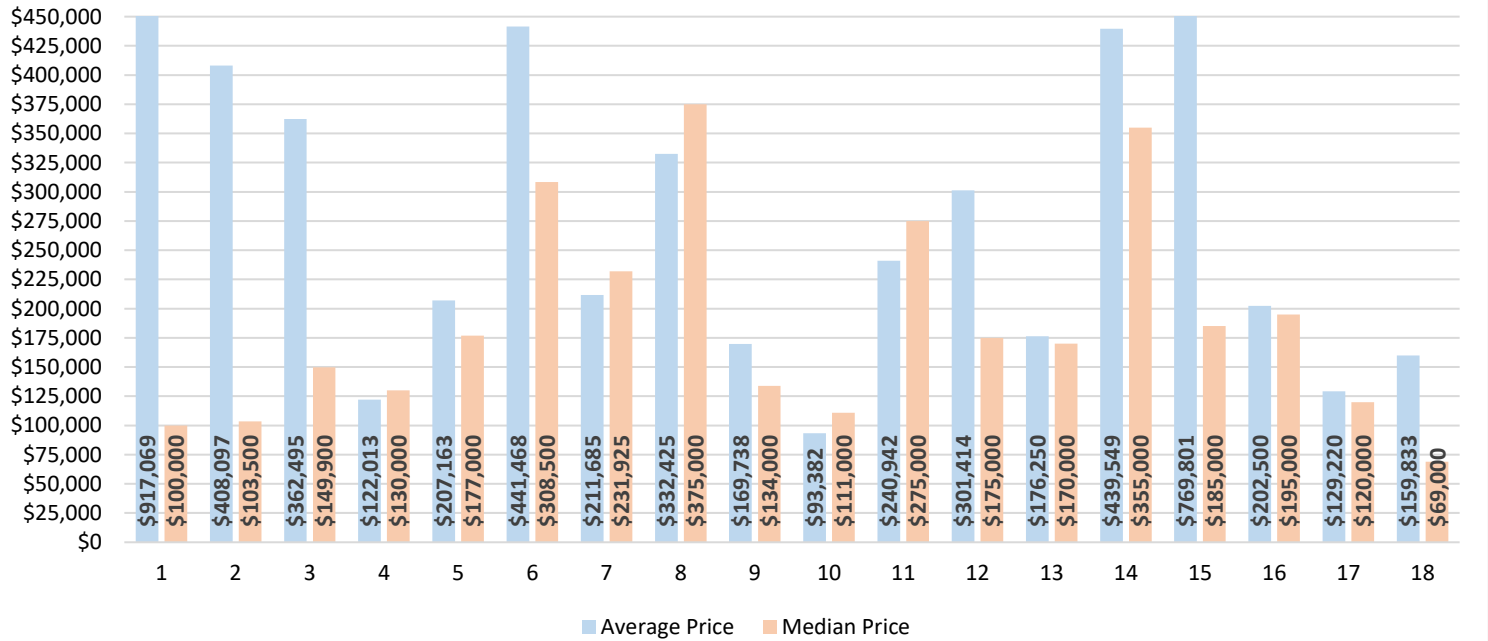
GRAND TOTAL \$96,953,052
AVERAGE \$347,502
MEDIAN \$169,900

Dollar Amount vs Number of Records



* Dollar Amount in Areas 1, 3 & 15 exceeds \$10,000,000

Average Price vs Median Price



* Average Price in Areas 1 & 15 exceeds \$450,000

