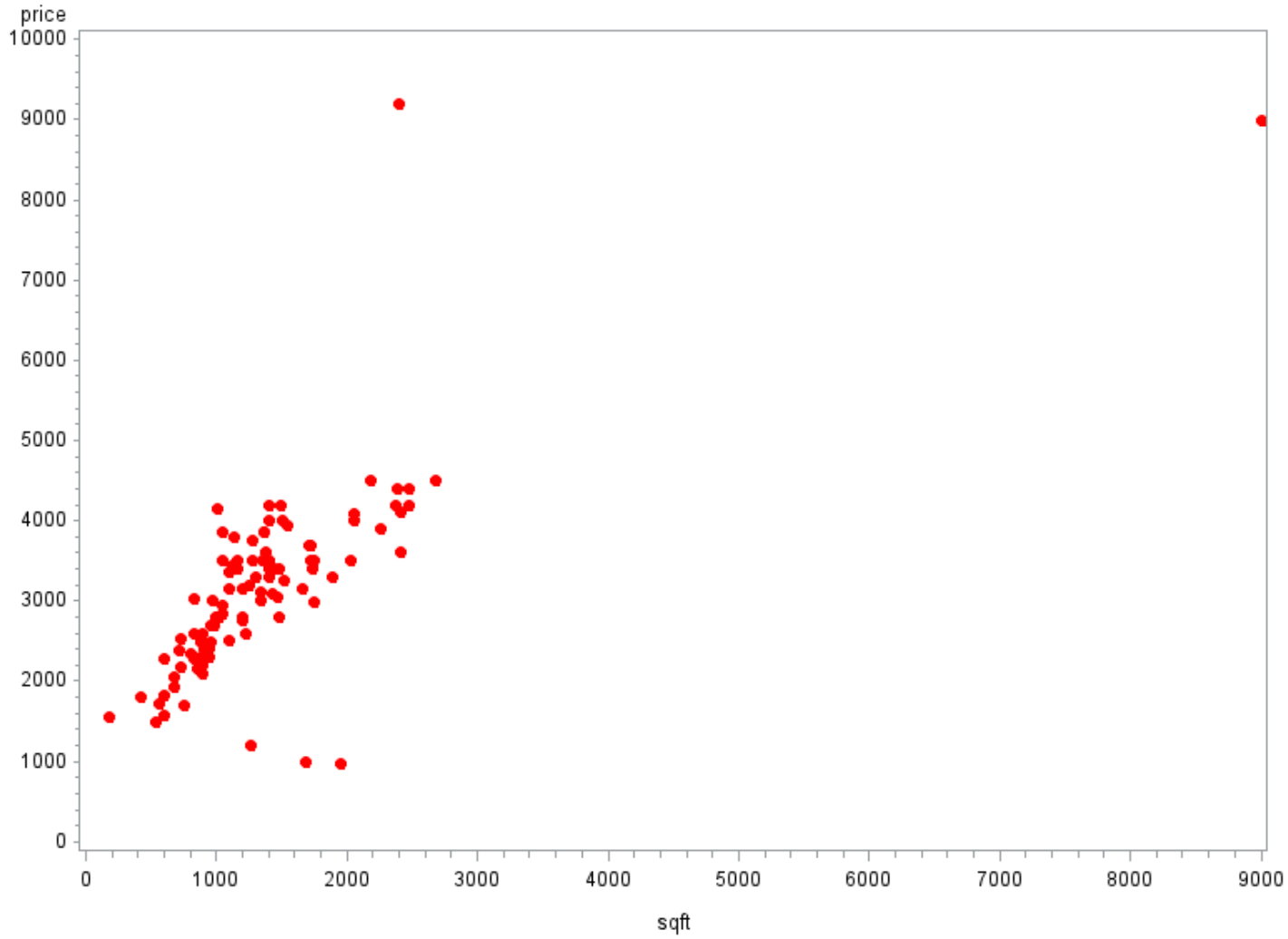
The SAS System

The SURVEYSELECT Procedure

Selection Method	Simple Random Sampling

Input Data Set	SANJOSE
Random Number Seed	386306000
Sample Size	100
Selection Probability	0.118203
Sampling Weight	8.46
Output Data Set	SANJOSE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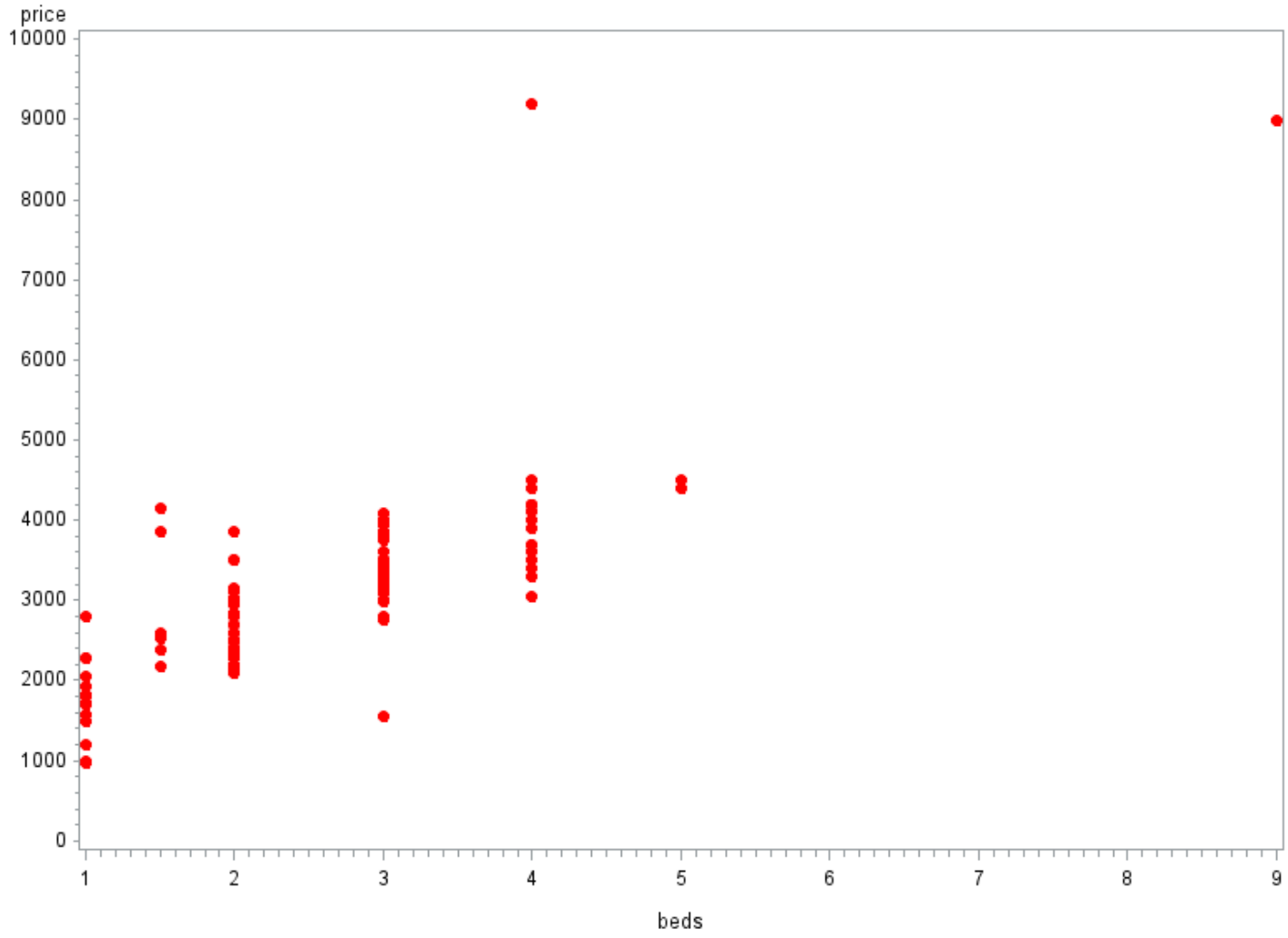
9000
sqft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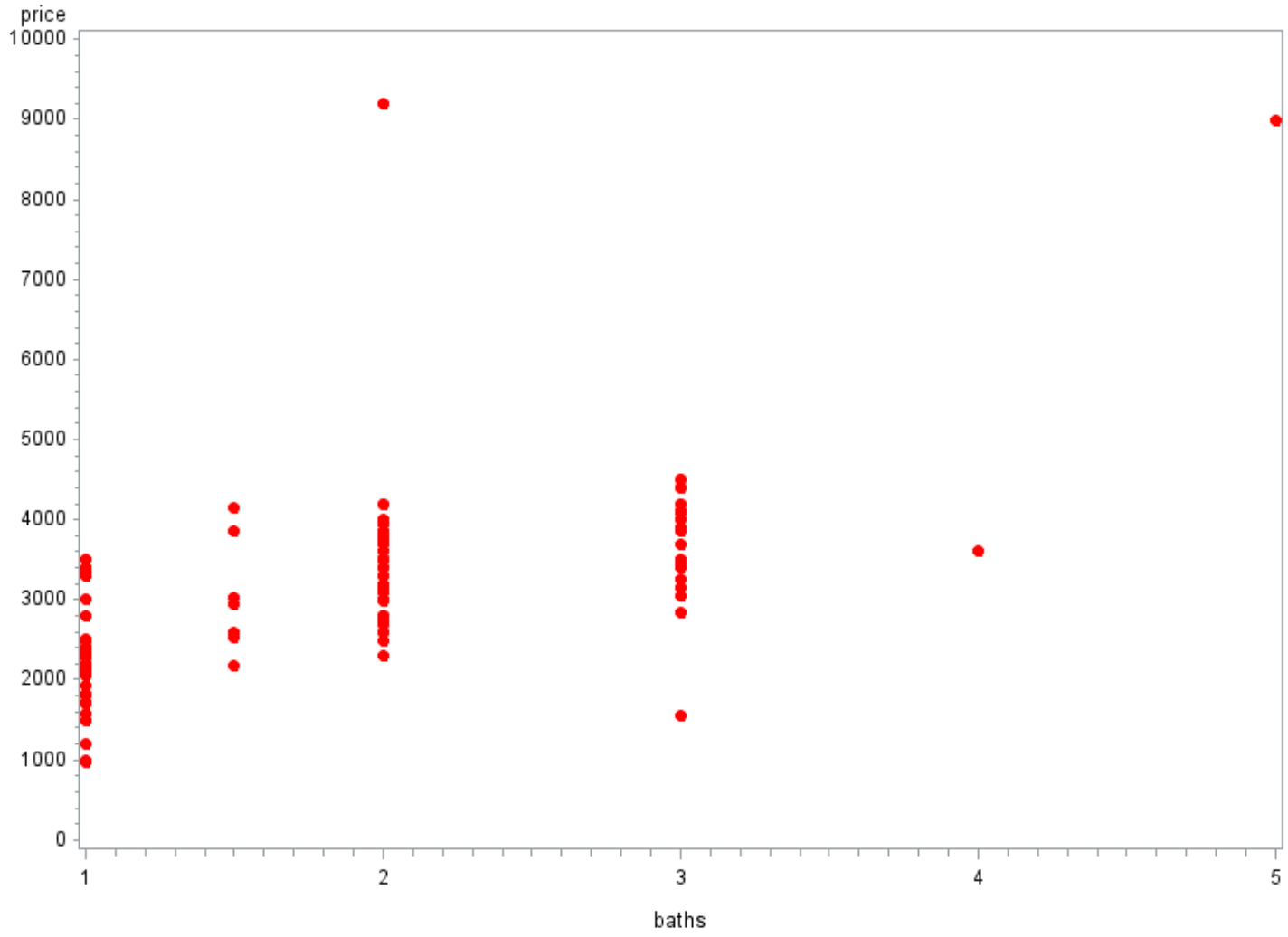
9
beds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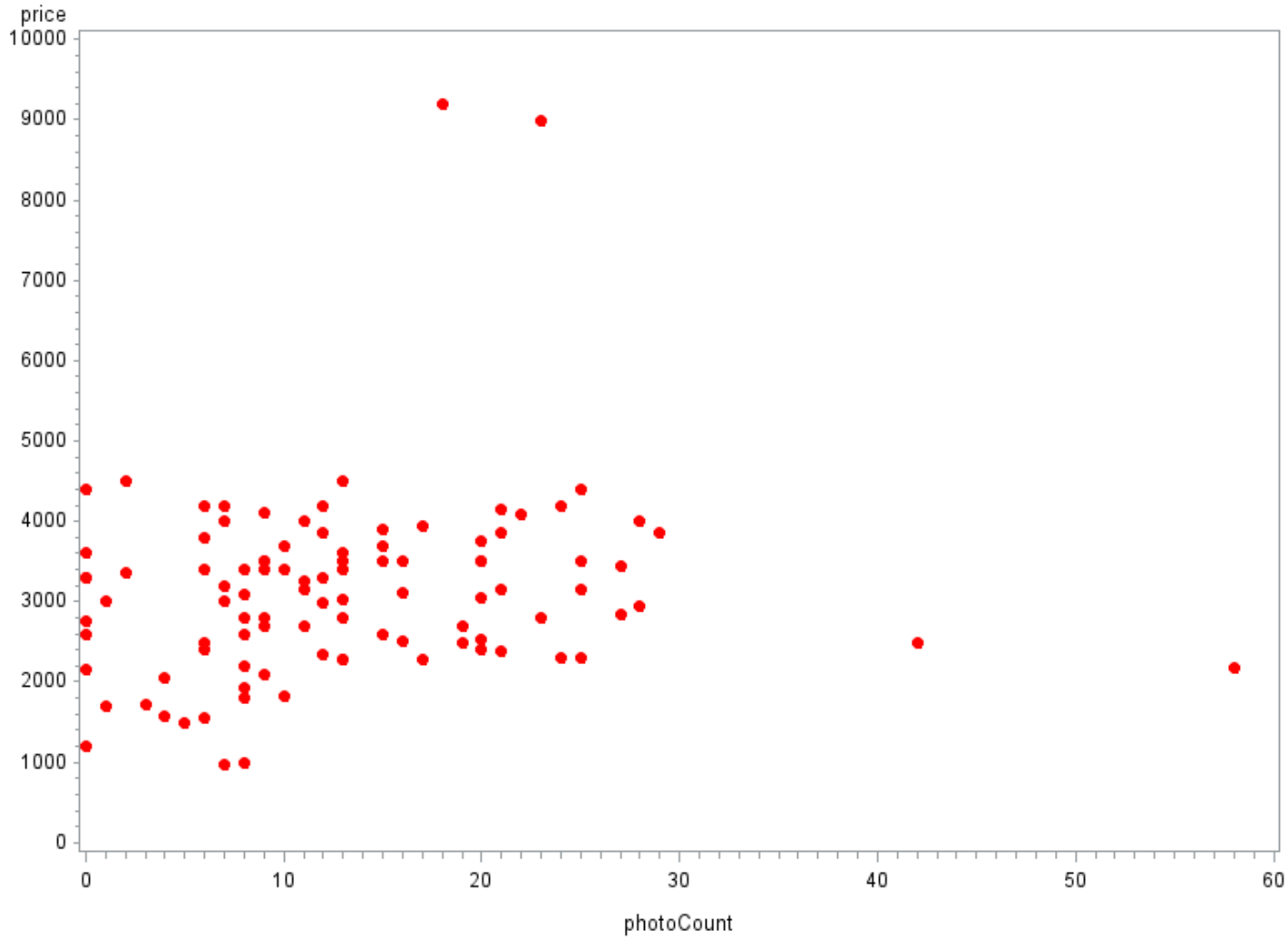
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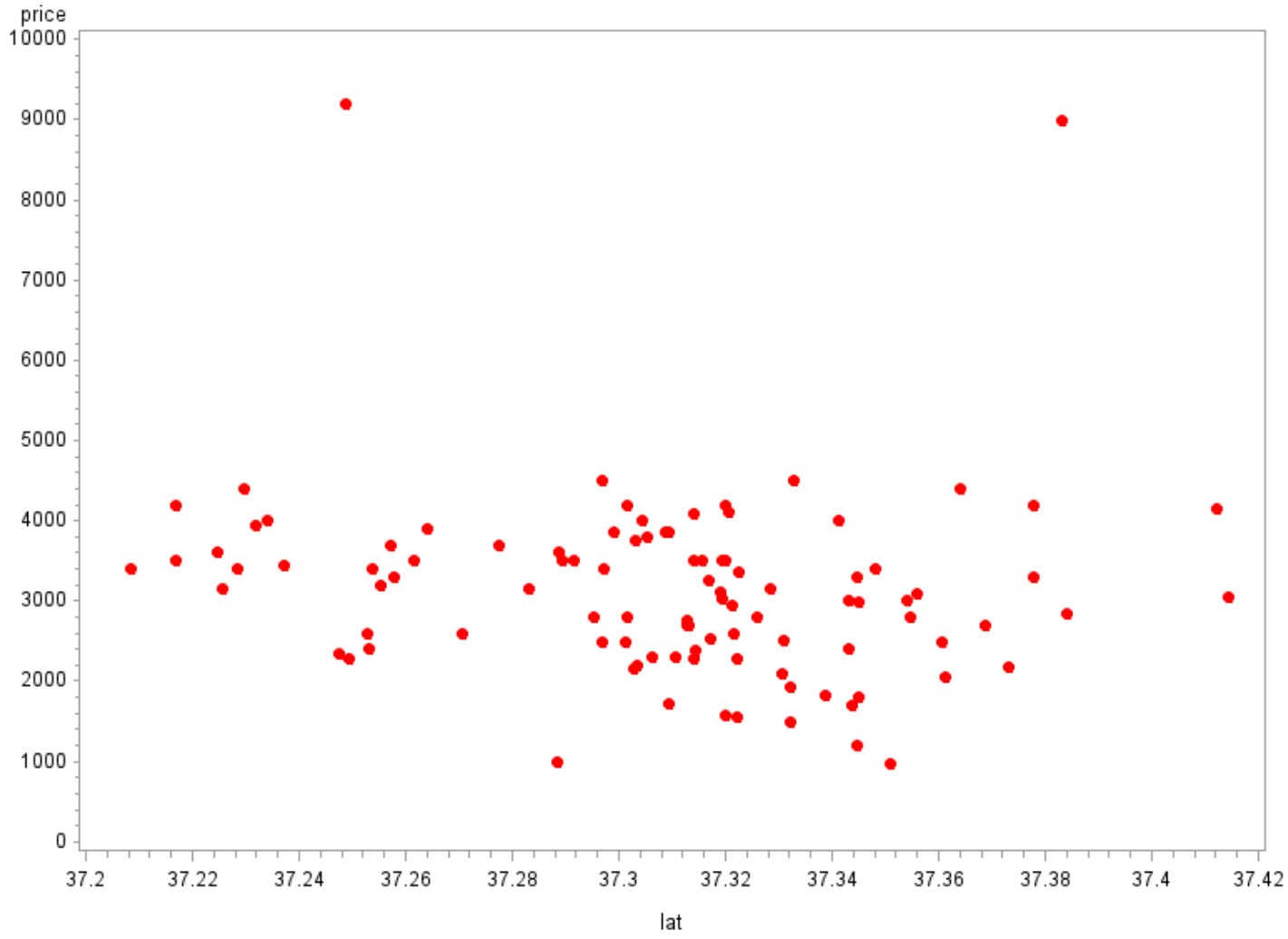
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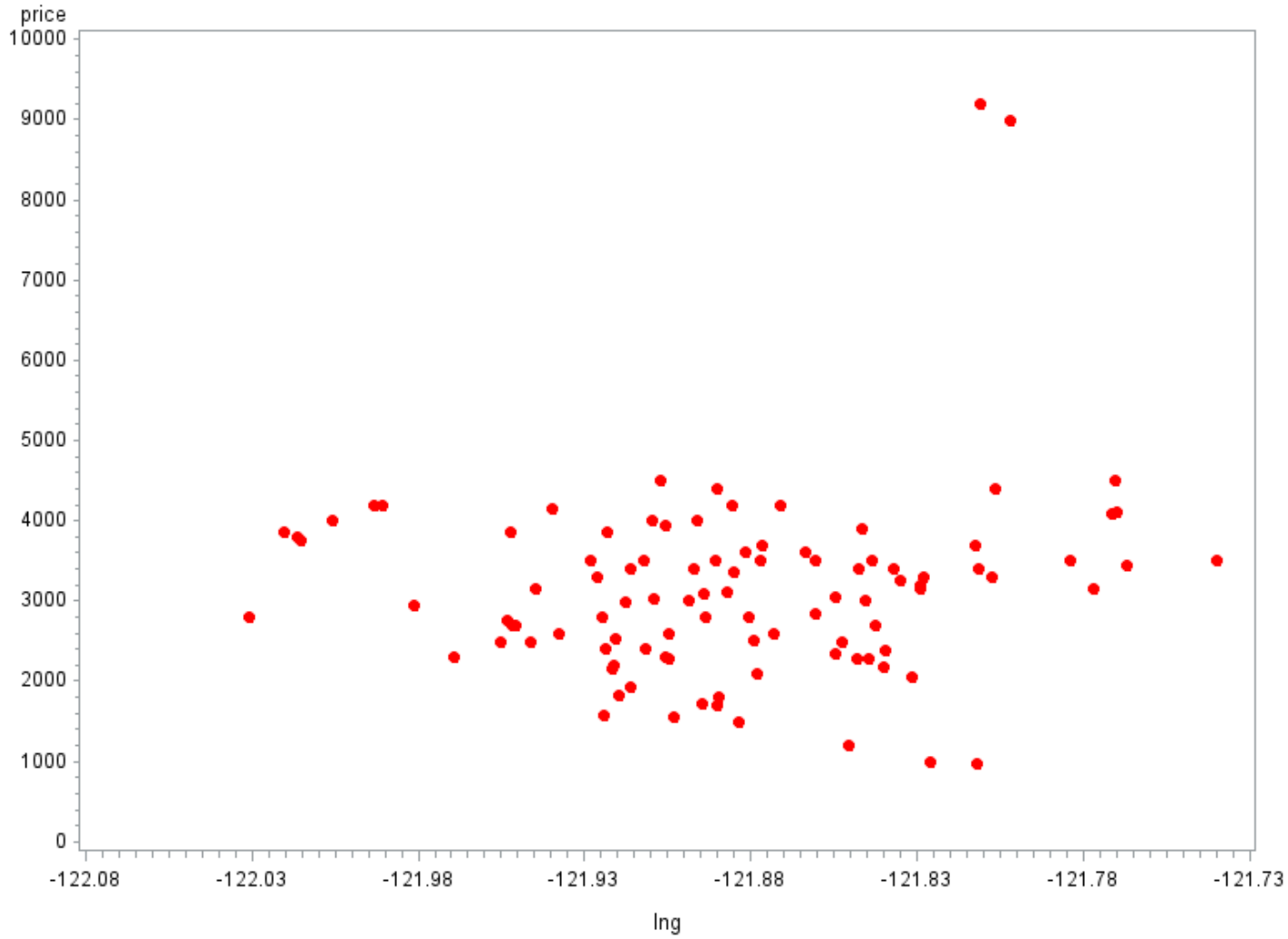
37.32
37.34
37.36
37.38
37.4
37.42
lat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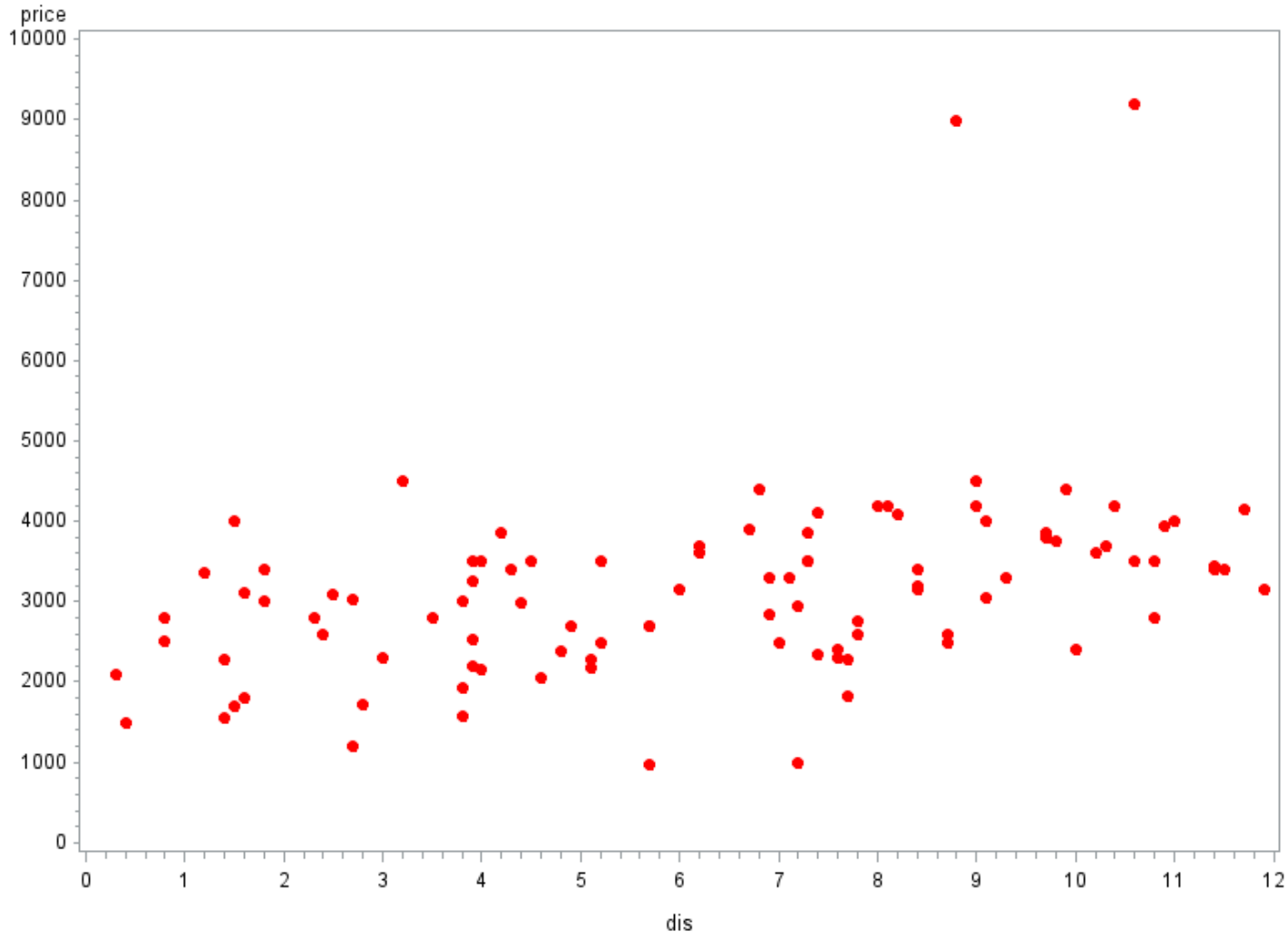
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10
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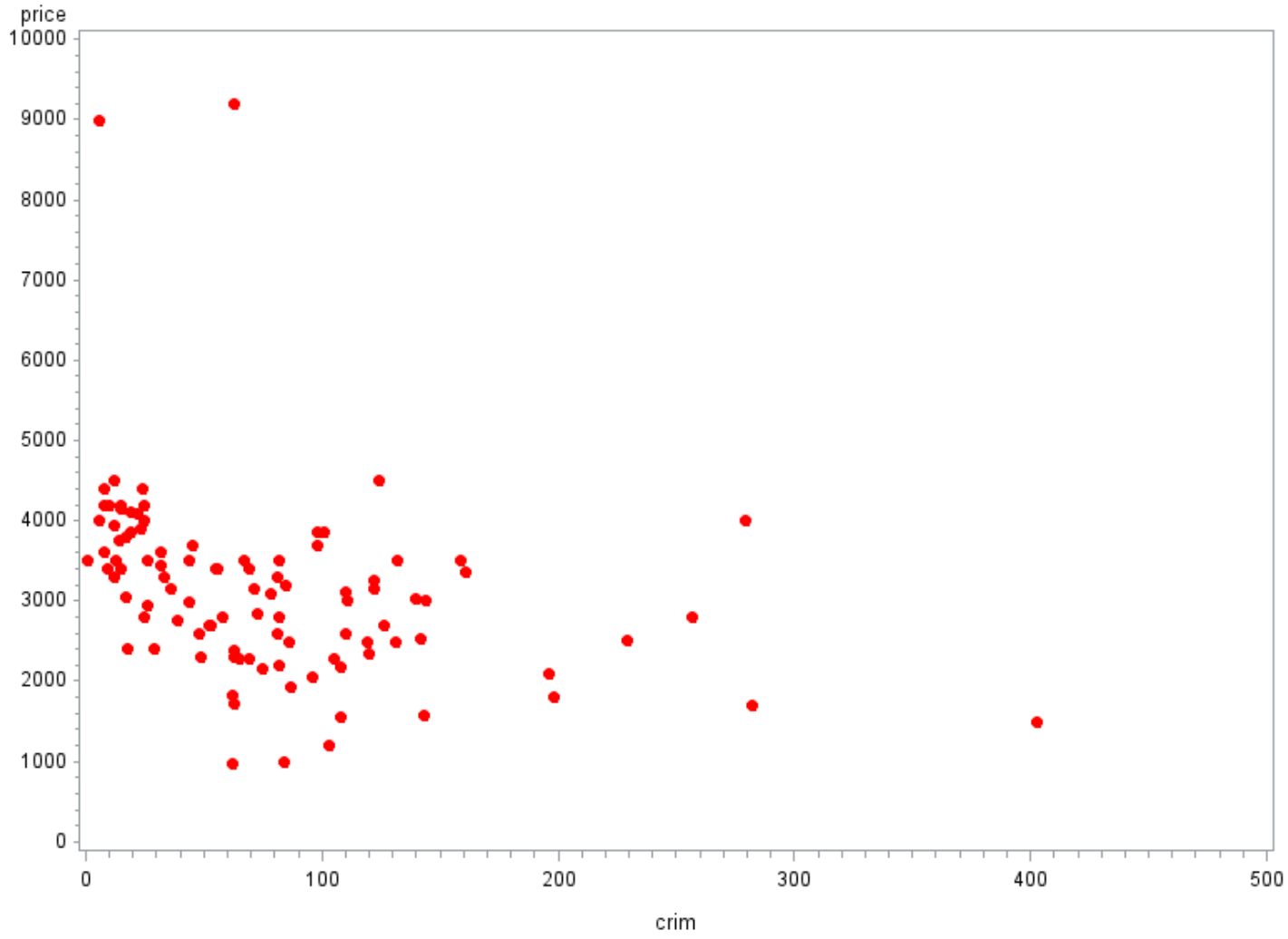
12
dis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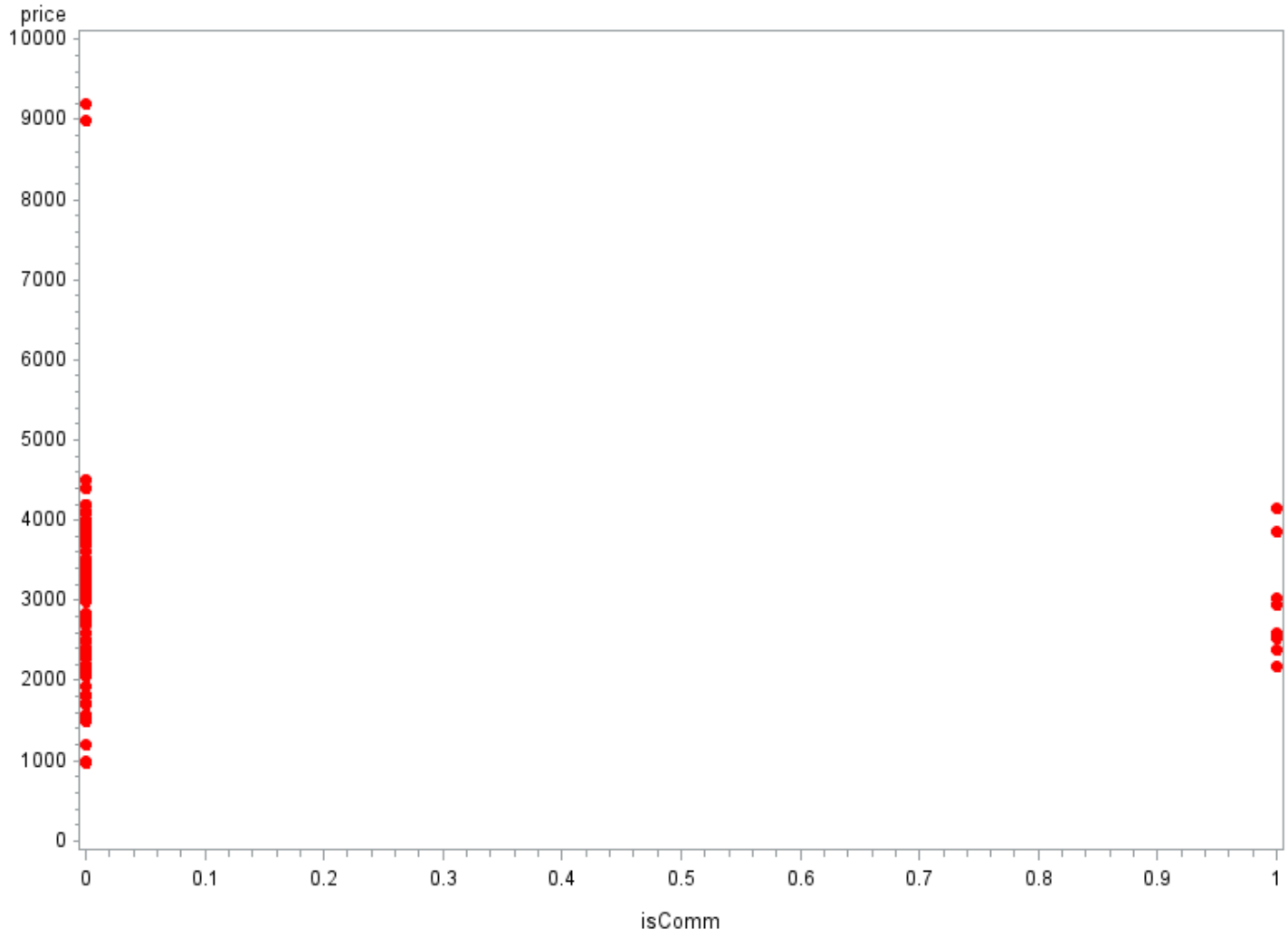
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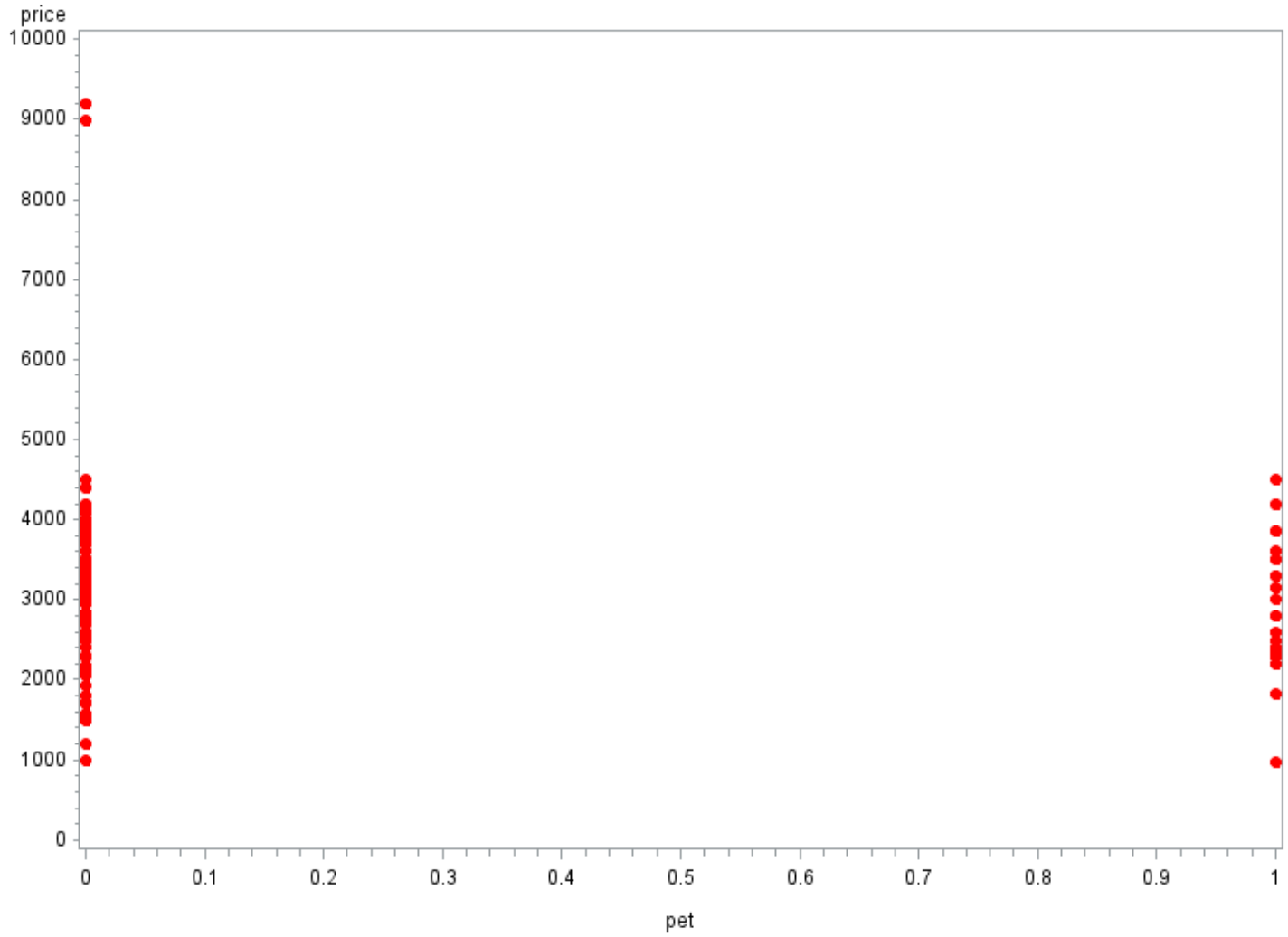
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2000
1000
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0.2
0.3
0.4
0.5
0.6
0.7
0.8
0.9
1
pet

The SAS System

The CORR Procedure

11 Variables:	price sqft beds baths photoCount lat lng dis crim isComm pet

Simple Statistics

Variable	N	Mean	Std Dev	Sum	Minimum	Maximum
price	100	3140	1184	314025	975.00000	9200
sqft	100	1374	932.46546	137396	175.00000	9000
beds	100	2.61000	1.20726	261.00000	1.00000	9.00000
baths	100	1.91500	0.81667	191.50000	1.00000	5.00000
photoCount	100	13.15000	9.44134	1315	0	58.00000
lat	100	37.30834	0.04413	3731	37.20854	37.41435
lng	100	-121.88556	0.06085	-12189	-122.03085	-121.73985
dis	100	6.26500	3.17949	626.50000	0.30000	11.90000
crim	100	77.25000	68.36952	7725	1.00000	403.00000
isComm	100	0.08000	0.27266	8.00000	0	1.00000
pet	100	0.23000	0.42295	23.00000	0	1.00000

Pearson Correlation Coefficients, N = 100
Prob > |r| under H0: Rho=0

	price	sqft	beds	baths	photoCount	lat	lng	dis	crim	isComm	pet
price	1.00000	0.73389 <.0001	0.78672 <.0001	0.61704 <.0001	0.16501 0.1009	-0.13488 0.1809	0.13659 0.1754	0.41961 <.0001	-0.35628 0.0003	-0.04538 0.6539	-0.06472 0.5224
sqft	0.73389 <.0001	1.00000	0.78518 <.0001	0.66373 <.0001	0.08232 0.4155	0.04005 0.6924	0.31925 0.0012	0.26792 0.0070	-0.30436 0.0021	-0.16176 0.1079	-0.09054 0.3703
beds	0.78672 <.0001	0.78518 <.0001	1.00000	0.73699 <.0001	0.03133 0.7570	-0.10606 0.2936	0.20755 0.0383	0.37337 0.0001	-0.39176 <.0001	-0.24181 0.0154	-0.14896 0.1391
baths	0.61704 <.0001	0.66373 <.0001	0.73699 <.0001	1.00000	0.14316 0.1554	-0.08054 0.4257	0.21551 0.0313	0.34487 0.0004	-0.38043 <.0001	-0.17329 0.0847	-0.17678 0.0785
photoCount	0.16501 0.1009	0.08232 0.4155	0.03133 0.7570	0.14316 0.1554	1.00000	0.21941 0.0283	0.06531 0.5186	0.03810 0.7067	-0.02719 0.7883	0.36413 0.0002	-0.02390 0.8134
lat	-0.13488 0.1809	0.04005 0.6924	-0.10606 0.2936	-0.08054 0.4257	0.21941 0.0283	1.00000	-0.10233 0.3110	-0.50203 <.0001	0.26452 0.0078	0.12848 0.2027	-0.01221 0.9040
lng	0.13659 0.1754	0.31925 0.0012	0.20755 0.0383	0.21551 0.0313	0.06531 0.5186	-0.10233 0.3110	1.00000	0.08563 0.3970	-0.00354 0.9721	-0.08619 0.3939	-0.11023 0.2749
dis	0.41961 <.0001	0.26792 0.0070	0.37337 0.0001	0.34487 0.0004	0.03810 0.7067	-0.50203 <.0001	0.08563 0.3970	1.00000	-0.72298 <.0001	-0.03169 0.7543	-0.08033 0.4269
crim	-0.35628 0.0003	-0.30436 0.0021	-0.39176 <.0001	-0.38043 <.0001	-0.02719 0.7883	0.26452 0.0078	-0.00354 0.9721	-0.72298 <.0001	1.00000	0.03143 0.7563	-0.00341 0.9732
isComm	-0.04538 0.6539	-0.16176 0.1079	-0.24181 0.0154	-0.17329 0.0847	0.36413 0.0002	0.12848 0.2027	-0.08619 0.3939	-0.03169 0.7543	0.03143 0.7563	1.00000	0.10160 0.3145
pet	-0.06472 0.5224	-0.09054 0.3703	-0.14896 0.1391	-0.17678 0.0785	-0.02390 0.8134	-0.01221 0.9040	-0.11023 0.2749	-0.08033 0.4269	-0.00341 0.9732	0.10160 0.3145	1.00000

The SAS System

The MEANS Procedure

Variable	Mean	Std Dev	Minimum	Lower Quartile	Median	Upper Quartile	Maximum	Lower 95% CL for Mean	Upper 95% CL for Mean	Pr > |t|	t Value
price	3140.25	1184.49	975.0000000	2440.00	3125.00	3647.50	9200.00	2905.22	3375.28	<.0001	26.51
sqft	1373.96	932.4654641	175.0000000	906.0000000	1214.50	1531.50	9000.00	1188.94	1558.98	<.0001	14.73
beds	2.6100000	1.2072592	1.0000000	2.0000000	3.0000000	3.0000000	9.0000000	2.3704536	2.8495464	<.0001	21.62
baths	1.9150000	0.8166667	1.0000000	1.0000000	2.0000000	2.0000000	5.0000000	1.7529556	2.0770444	<.0001	23.45
photoCount	13.1500000	9.4413394	0	7.0000000	12.0000000	20.0000000	58.0000000	11.2766334	15.0233666	<.0001	13.93
lat	37.3083399	0.0441332	37.2085400	37.2884815	37.3139835	37.3358005	37.4143500	37.2995829	37.3170969	<.0001	8453.58
lng	-121.8855636	0.0608471	-122.0308500	-121.9215150	-121.8897050	-121.8439200	-121.7398500	-121.8976370	-121.8734902	<.0001	-20031
dis	6.2650000	3.1794916	0.3000000	3.8500000	6.8500000	8.7500000	11.9000000	5.6341199	6.8958801	<.0001	19.70
crim	77.2500000	68.3695211	1.0000000	25.0000000	63.0000000	108.0000000	403.0000000	63.6840037	90.8159963	<.0001	11.30
isComm	0.0800000	0.2726599	0	0	0	0	1.0000000	0.0258984	0.1341016	0.0042	2.93
pet	0.2300000	0.4229526	0	0	0	0	1.0000000	0.1460770	0.3139230	<.0001	5.44

The SAS System

The MEANS Procedure

Variable	Mean	Std Dev	Minimum	Lower Quartile	Median	Upper Quartile	Maximum	Lower 95% CL for Mean	Upper 95% CL for Mean	Pr > |t|	t Value
price	3081.11	1031.51	975.0000000	2400.00	3100.00	3600.00	9200.00	2875.38	3286.84	<.0001	29.72
sqft	1296.93	528.1442966	175.0000000	900.0000000	1200.00	1523.00	2677.00	1191.59	1402.27	<.0001	24.43
beds	2.5454545	1.0254191	1.0000000	2.0000000	3.0000000	3.0000000	5.0000000	2.3409383	2.7499708	<.0001	24.70
baths	1.8838384	0.7587190	1.0000000	1.0000000	2.0000000	2.0000000	4.0000000	1.7325145	2.0351622	<.0001	24.70
photoCount	13.0505051	9.4365483	0	7.0000000	12.0000000	20.0000000	58.0000000	11.1684187	14.9325914	<.0001	13.76
lat	37.3075854	0.0437047	37.2085400	37.2883200	37.3139720	37.3328250	37.4143500	37.2988686	37.3163021	<.0001	8493.50
lng	-121.8864080	0.0605651	-122.0308500	-121.9216400	-121.8899500	-121.8443800	-121.7398500	-121.8984875	-121.8743285	<.0001	-20024
dis	6.2393939	3.1852920	0.3000000	3.8000000	6.8000000	8.7000000	11.9000000	5.6040986	6.8746892	<.0001	19.49
crim	77.9696970	68.3356743	1.0000000	25.0000000	63.0000000	108.0000000	403.0000000	64.3403870	91.5990069	<.0001	11.35
isComm	0.0808081	0.2739271	0	0	0	0	1.0000000	0.0261743	0.1354419	0.0042	2.94
pet	0.2323232	0.4244632	0	0	0	0	1.0000000	0.1476655	0.3169809	<.0001	5.45

The SAS System

The CORR Procedure

11 Variables:	price sqft beds baths photoCount lat lng dis crim isComm pet

Simple Statistics

Variable	N	Mean	Std Dev	Sum	Minimum	Maximum
price	91	8.01855	0.25340	729.68828	7.30988	8.41183
sqft	91	7.09823	0.39024	645.93878	6.05209	7.89245
beds	91	2.60989	0.99667	237.50000	1.00000	5.00000
baths	91	1.92308	0.75249	175.00000	1.00000	4.00000
photoCount	91	12.65934	7.74772	1152	0	29.00000
lat	91	-0.00188	0.04361	-0.17138	-0.09905	0.10676
lng	91	-0.00337	0.06134	-0.30692	-0.14444	0.14656
dis	91	6.35495	3.18344	578.30000	0.30000	11.90000
crim	91	3.88485	1.03350	353.52171	0	5.99894
isComm	91	0.07692	0.26795	7.00000	0	1.00000
pet	91	0.23077	0.42366	21.00000	0	1.00000

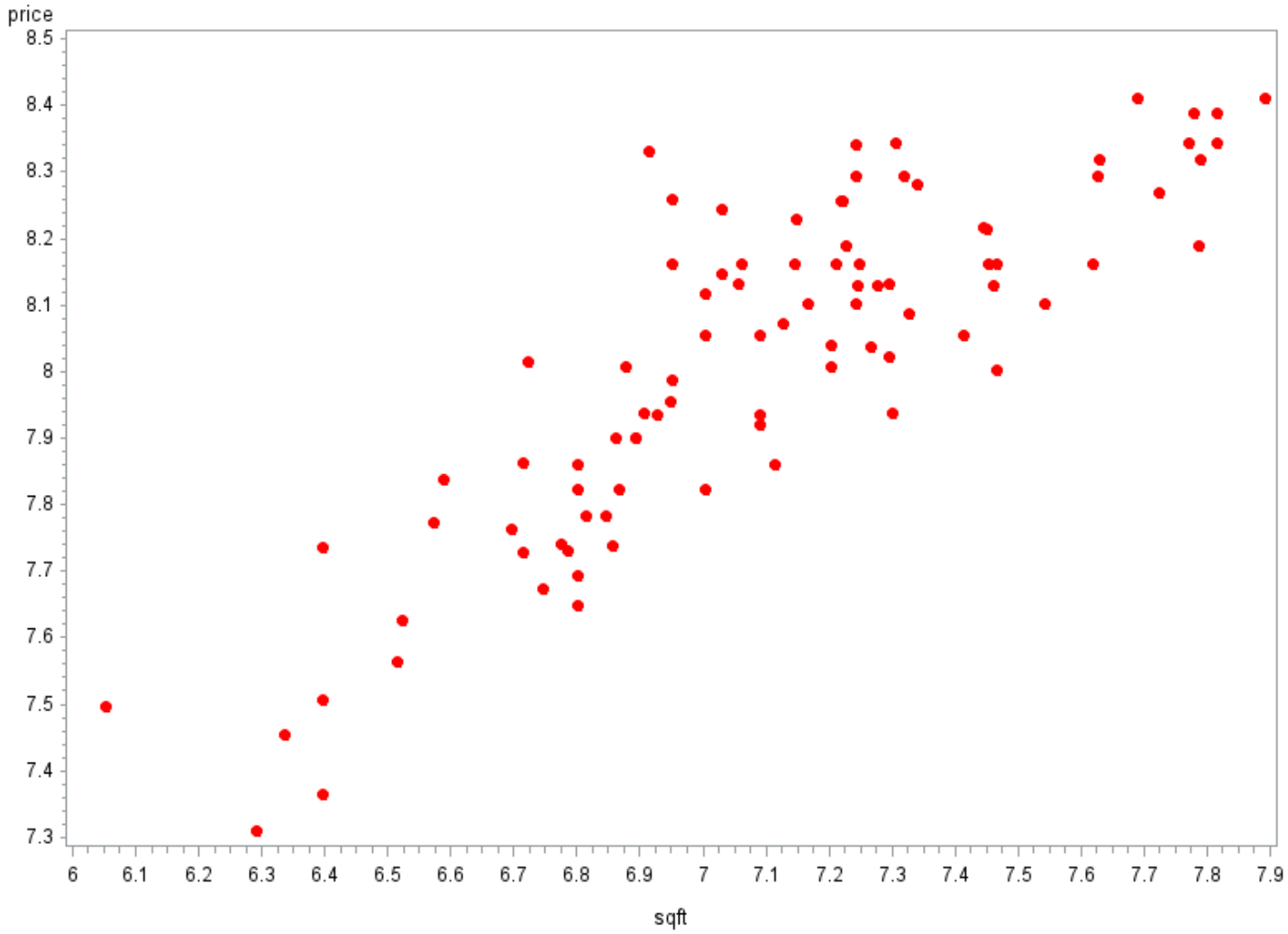
Pearson Correlation Coefficients, N = 91
Prob > |r| under H0: Rho=0

	price	sqft	beds	baths	photoCount	lat	lng	dis	crim	isComm	pet
price	1.00000	0.85122 <.0001	0.78575 <.0001	0.68179 <.0001	0.17559 0.0959	-0.17789 0.0916	0.10541 0.3200	0.44449 <.0001	-0.50888 <.0001	-0.01016 0.9239	-0.00229 0.9828
sqft	0.85122 <.0001	1.00000	0.83439 <.0001	0.78312 <.0001	0.10115 0.3401	-0.14857 0.1599	0.30303 0.0035	0.33738 0.0011	-0.51012 <.0001	-0.24109 0.0213	-0.09445 0.3732
beds	0.78575 <.0001	0.83439 <.0001	1.00000	0.66326 <.0001	-0.03323 0.7545	-0.17989 0.0880	0.22057 0.0356	0.37401 0.0003	-0.44540 <.0001	-0.28164 0.0068	-0.13967 0.1867
baths	0.68179 <.0001	0.78312 <.0001	0.66326 <.0001	1.00000	0.18699 0.0759	-0.12348 0.2436	0.24490 0.0193	0.35685 0.0005	-0.40386 <.0001	-0.19076 0.0701	-0.15282 0.1481
photoCount	0.17559 0.0959	0.10115 0.3401	-0.03323 0.7545	0.18699 0.0759	1.00000	0.17238 0.1023	0.00895 0.9329	0.00721 0.9459	0.02814 0.7912	0.27502 0.0083	-0.07395 0.4860
lat	-0.17789 0.0916	-0.14857 0.1599	-0.17989 0.0880	-0.12348 0.2436	0.17238 0.1023	1.00000	-0.15591 0.1400	-0.50777 <.0001	0.29306 0.0048	0.10160 0.3379	-0.03730 0.7256
lng	0.10541 0.3200	0.30303 0.0035	0.22057 0.0356	0.24490 0.0193	0.00895 0.9329	-0.15591 0.1400	1.00000	0.07020 0.5084	-0.05266 0.6200	-0.10672 0.3140	-0.12786 0.2271
dis	0.44449 <.0001	0.33738 0.0011	0.37401 0.0003	0.35685 0.0005	0.00721 0.9459	-0.50777 <.0001	0.07020 0.5084	1.00000	-0.75590 <.0001	-0.02846 0.7889	-0.09024 0.3949
crim	-0.50888 <.0001	-0.51012 <.0001	-0.44540 <.0001	-0.40386 <.0001	0.02814 0.7912	0.29306 0.0048	-0.05266 0.6200	-0.75590 <.0001	1.00000	0.07312 0.4910	0.09288 0.3812
isComm	-0.01016 0.9239	-0.24109 0.0213	-0.28164 0.0068	-0.19076 0.0701	0.27502 0.0083	0.10160 0.3379	-0.10672 0.3140	-0.02846 0.7889	0.07312 0.4910	1.00000	0.13553 0.2002
pet	-0.00229 0.9828	-0.09445 0.3732	-0.13967 0.1867	-0.15282 0.1481	-0.07395 0.4860	-0.03730 0.7256	-0.12786 0.2271	-0.09024 0.3949	0.09288 0.3812	0.13553 0.2002	1.00000

The SAS System

The MEANS Procedure

Variable	Mean	Std Dev	Minimum	Lower Quartile	Median	Upper Quartile	Maximum	Lower 95% CL for Mean	Upper 95% CL for Mean	Pr > |t|	t Value
price	8.0185526	0.2534005	7.3098815	7.8389346	8.0551577	8.2147358	8.4118327	7.9657794	8.0713258	<.0001	301.86
sqft	7.0982283	0.3902383	6.0520892	6.8458799	7.0900768	7.3198649	7.8924520	7.0169573	7.1794994	<.0001	173.52
beds	2.6098901	0.9966672	1.0000000	2.0000000	3.0000000	3.0000000	5.0000000	2.4023241	2.8174561	<.0001	24.98
baths	1.9230769	0.7524887	1.0000000	1.0000000	2.0000000	2.0000000	4.0000000	1.7663636	2.0797903	<.0001	24.38
photoCount	12.6593407	7.7477162	0	7.0000000	12.0000000	20.0000000	29.0000000	11.0458007	14.2728807	<.0001	15.59
lat	-0.0018833	0.0436090	-0.0990454	-0.0244814	0.0053646	0.0232046	0.1067646	-0.0109653	0.0071987	0.6813	-0.41
lng	-0.0033727	0.0613386	-0.1444420	-0.0374320	-0.0073520	0.0400330	0.1465580	-0.0161471	0.0094017	0.6012	-0.52
dis	6.3549451	3.1834385	0.3000000	3.9000000	6.9000000	9.0000000	11.9000000	5.6919619	7.0179282	<.0001	19.04
crim	3.8848540	1.0334994	0	3.1780538	4.1431347	4.6539604	5.9989366	3.6696173	4.1000907	<.0001	35.86
isComm	0.0769231	0.2679457	0	0	0	0	1.0000000	0.0211207	0.1327255	0.0074	2.74
pet	0.2307692	0.4236593	0	0	0	0	1.0000000	0.1425379	0.3190005	<.0001	5.20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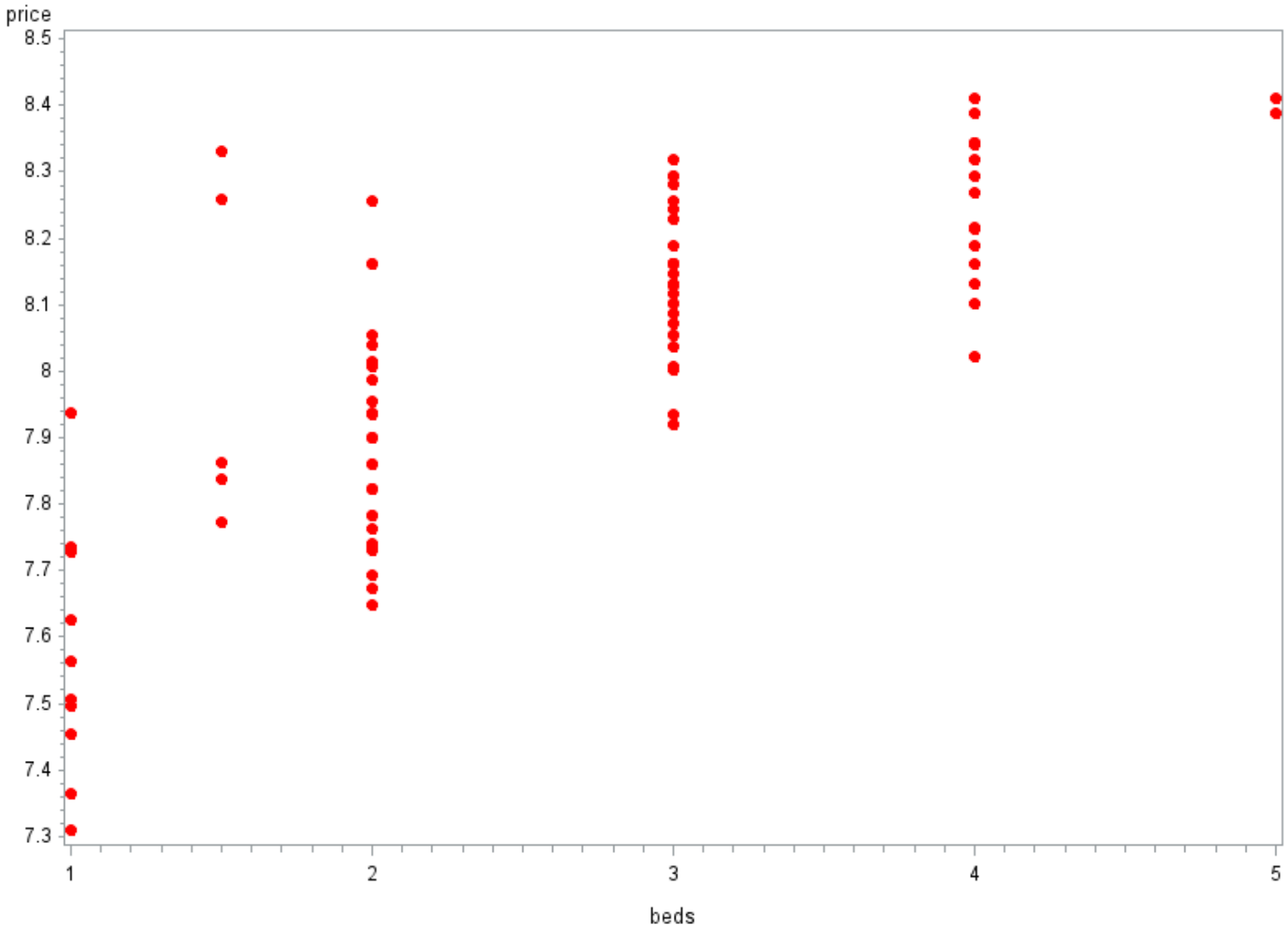
sqft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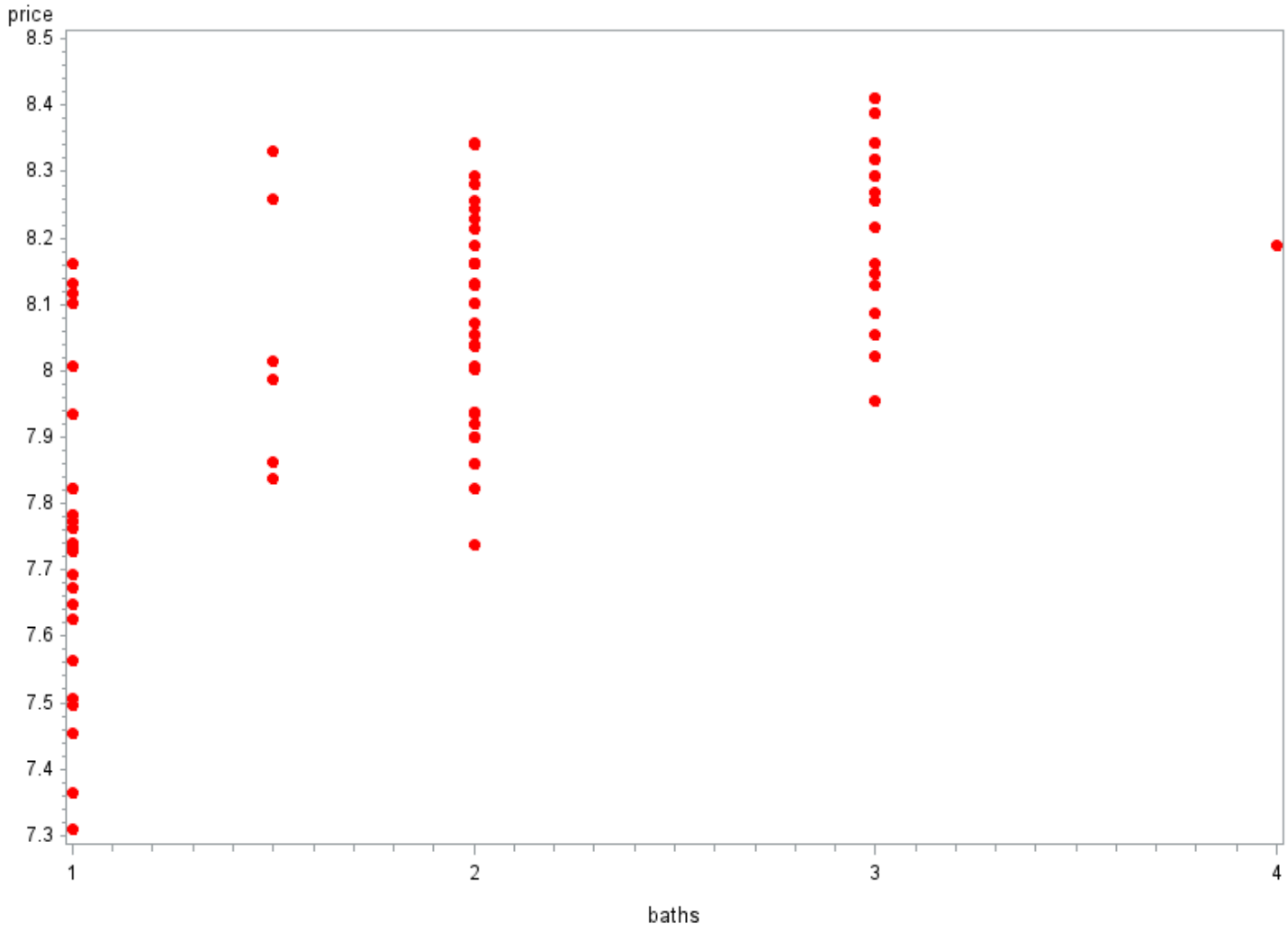
7.3
1
2
3
4
5
beds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8.2
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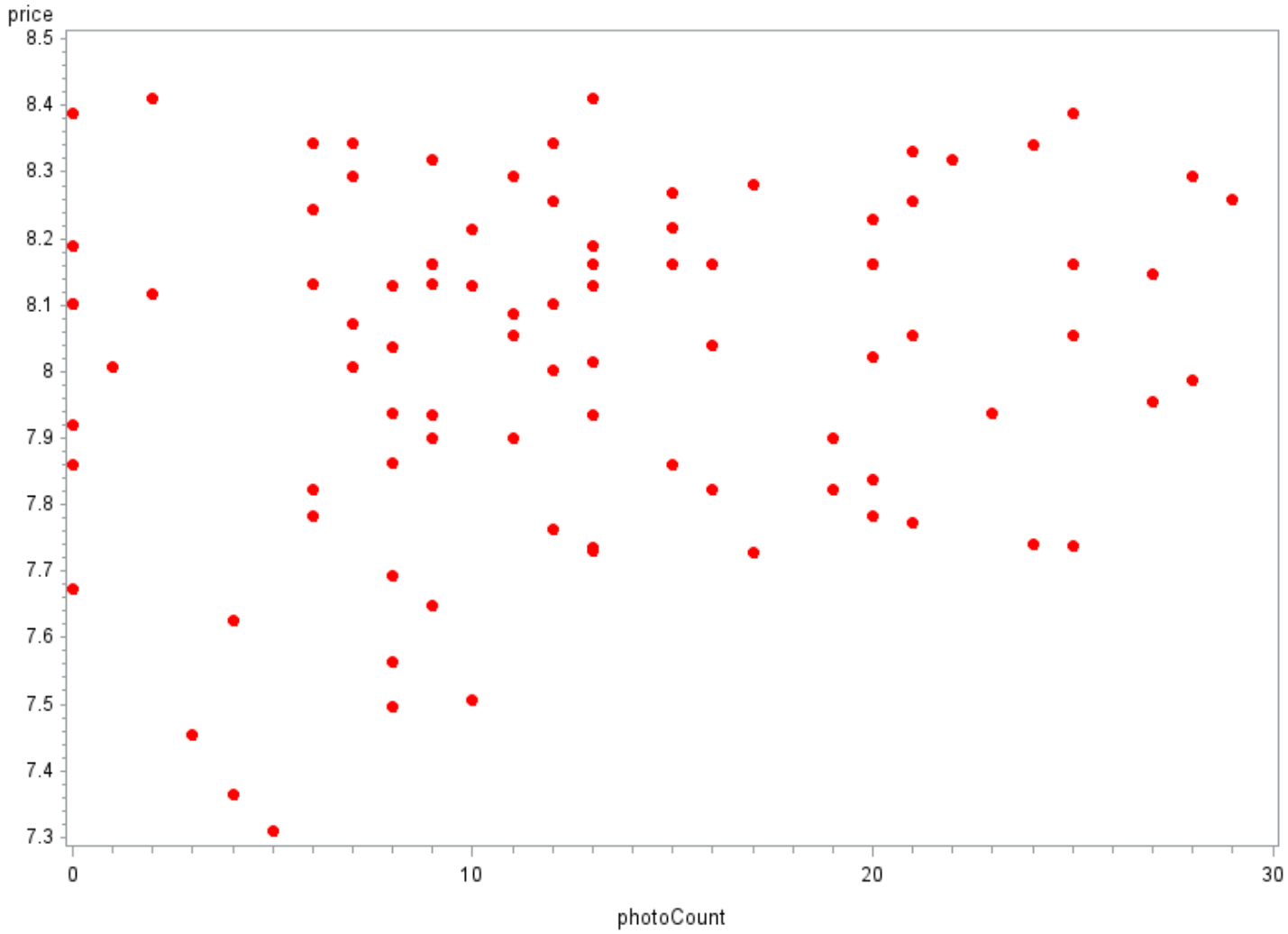
7.4
7.3
1
2
3
4
baths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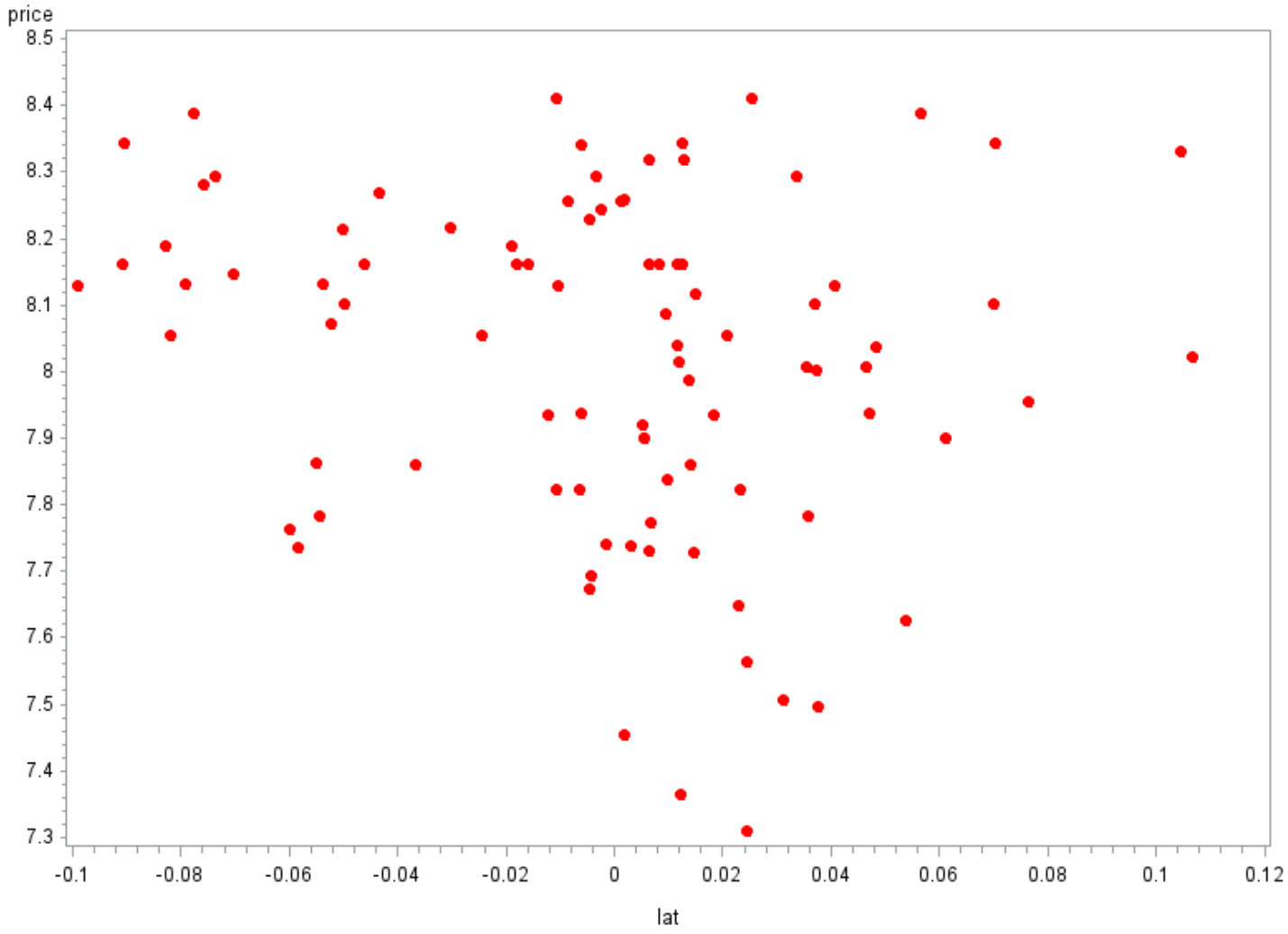
30
photoCount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0.04
0.06
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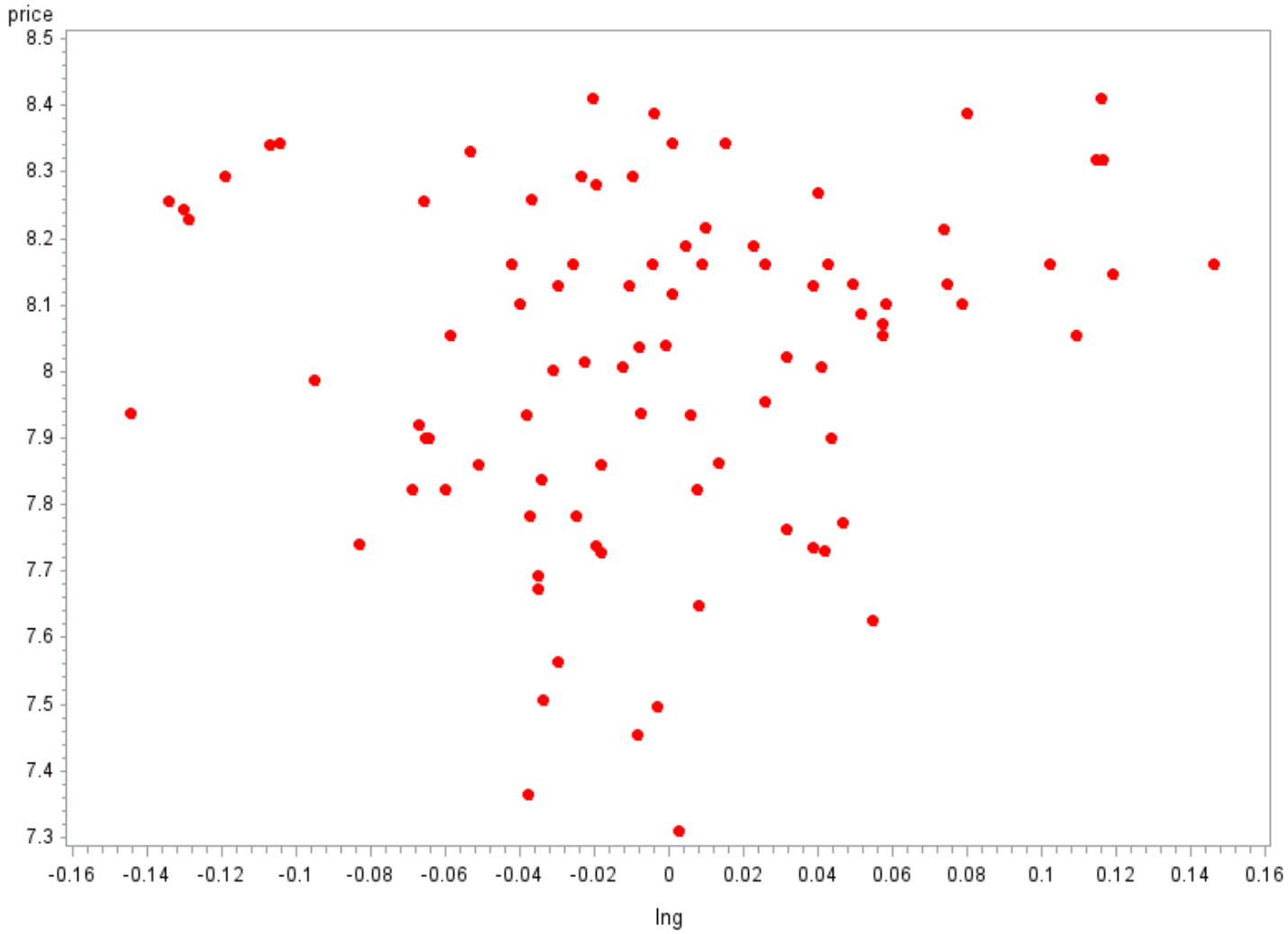
lat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7.3
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0.1
0.12
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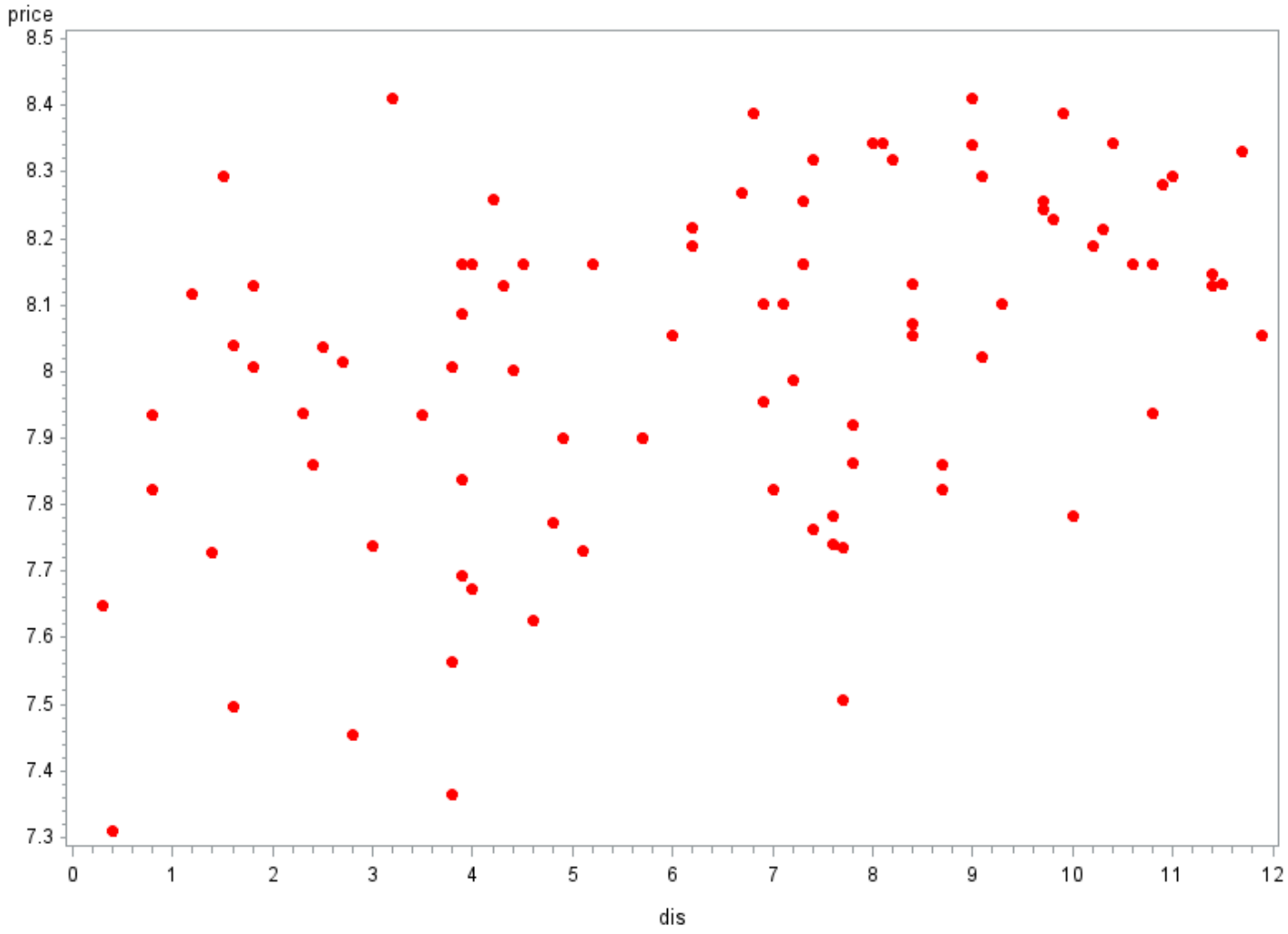
0.16
lng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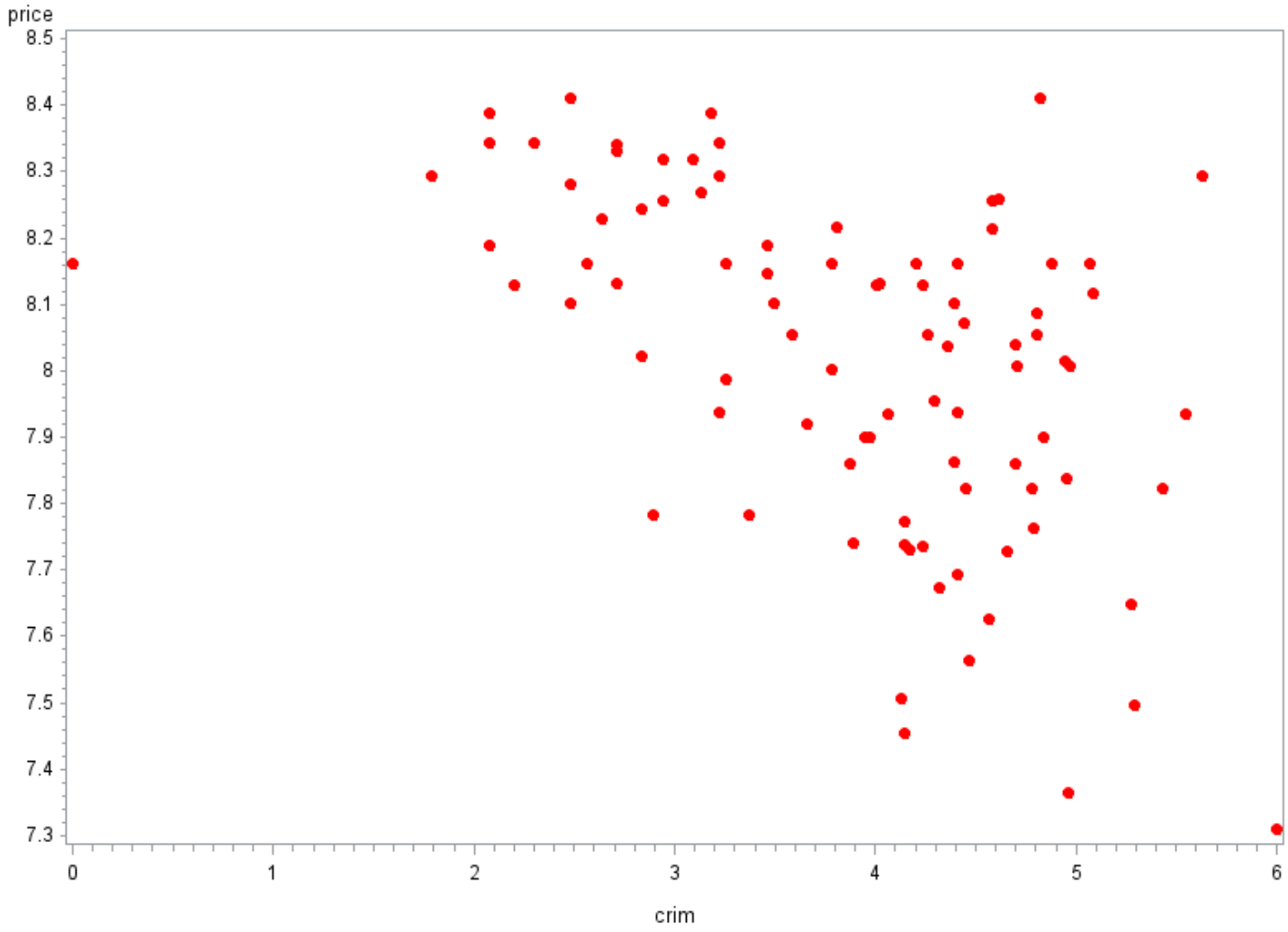
12
dis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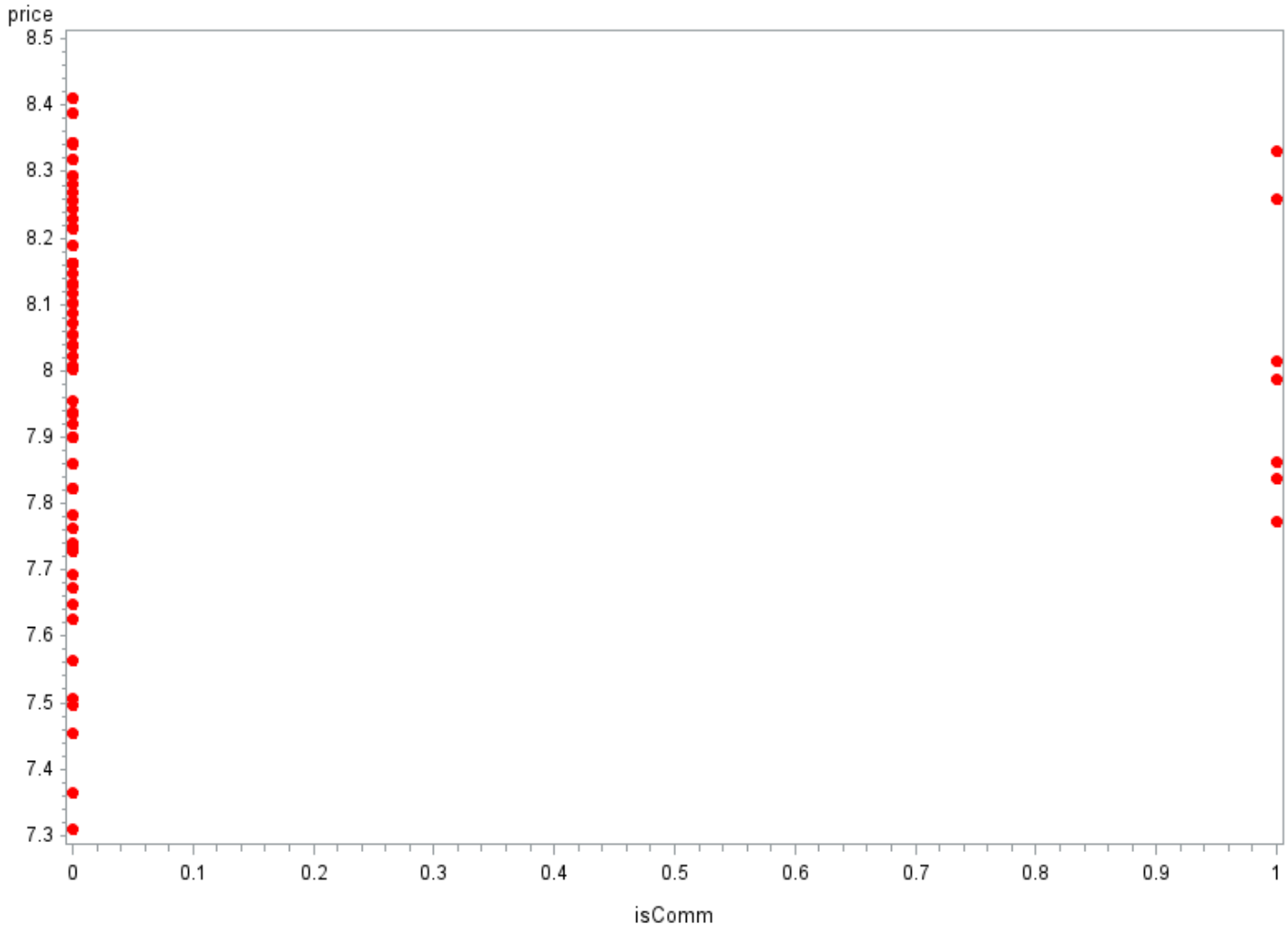
6
crim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0.5
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0.7
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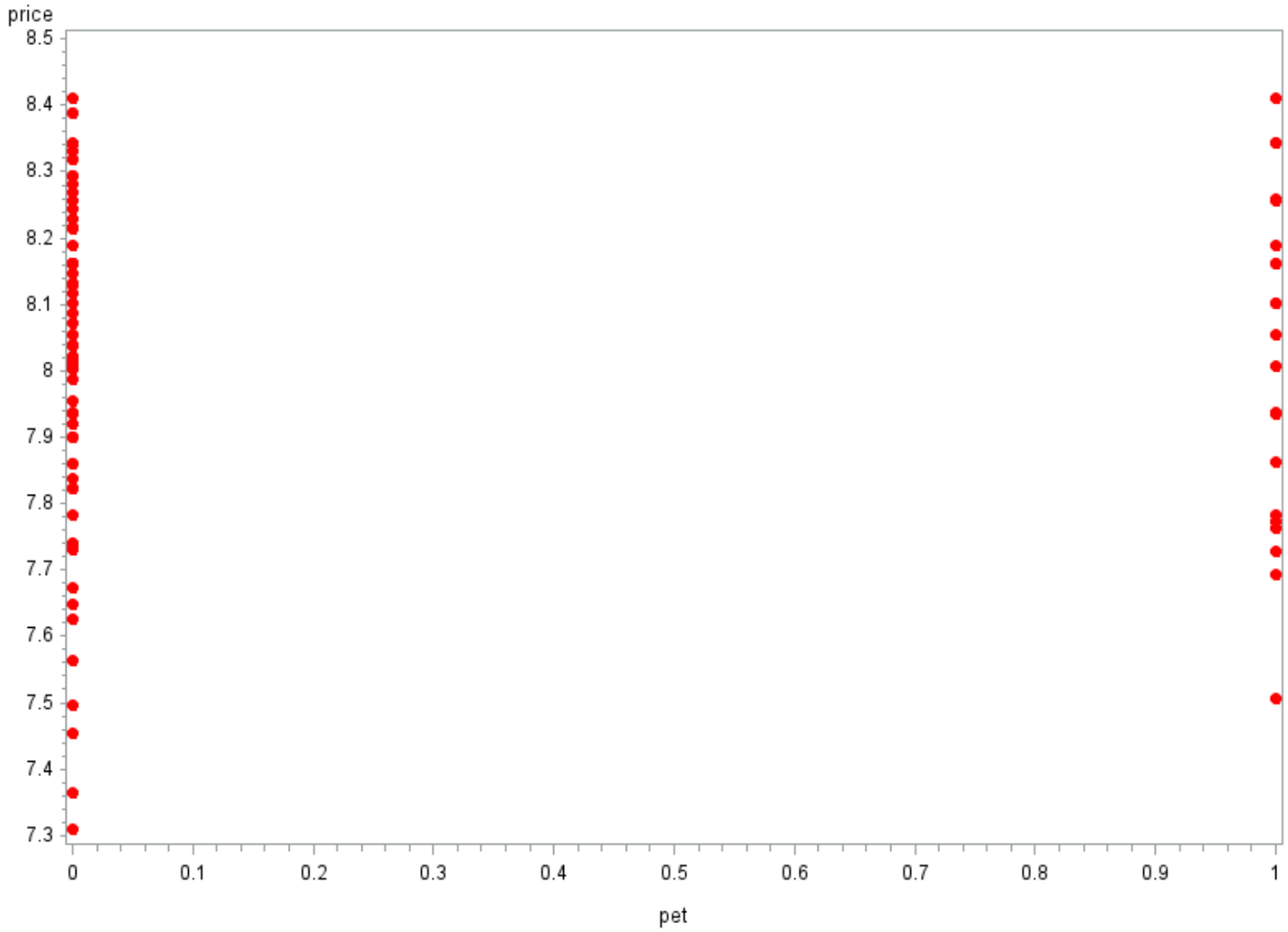
isComm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8
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7.6
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7.4
7.3
0
0.1
0.2
0.3
0.4
0.5
0.6
0.7
0.8
0.9
1
pet

The SAS System

The REG Procedure
Model: MODEL1
Dependent Variable: price

Number of Observations Read	91
Number of Observations Used	91

Analysis of Variance

Source	DF	Sum of Squares	Mean Square	F Value	Pr > F
Model	10	4.85184	0.48518	41.86	<.0001
Error	80	0.92722	0.01159		
Corrected Total	90	5.77906			

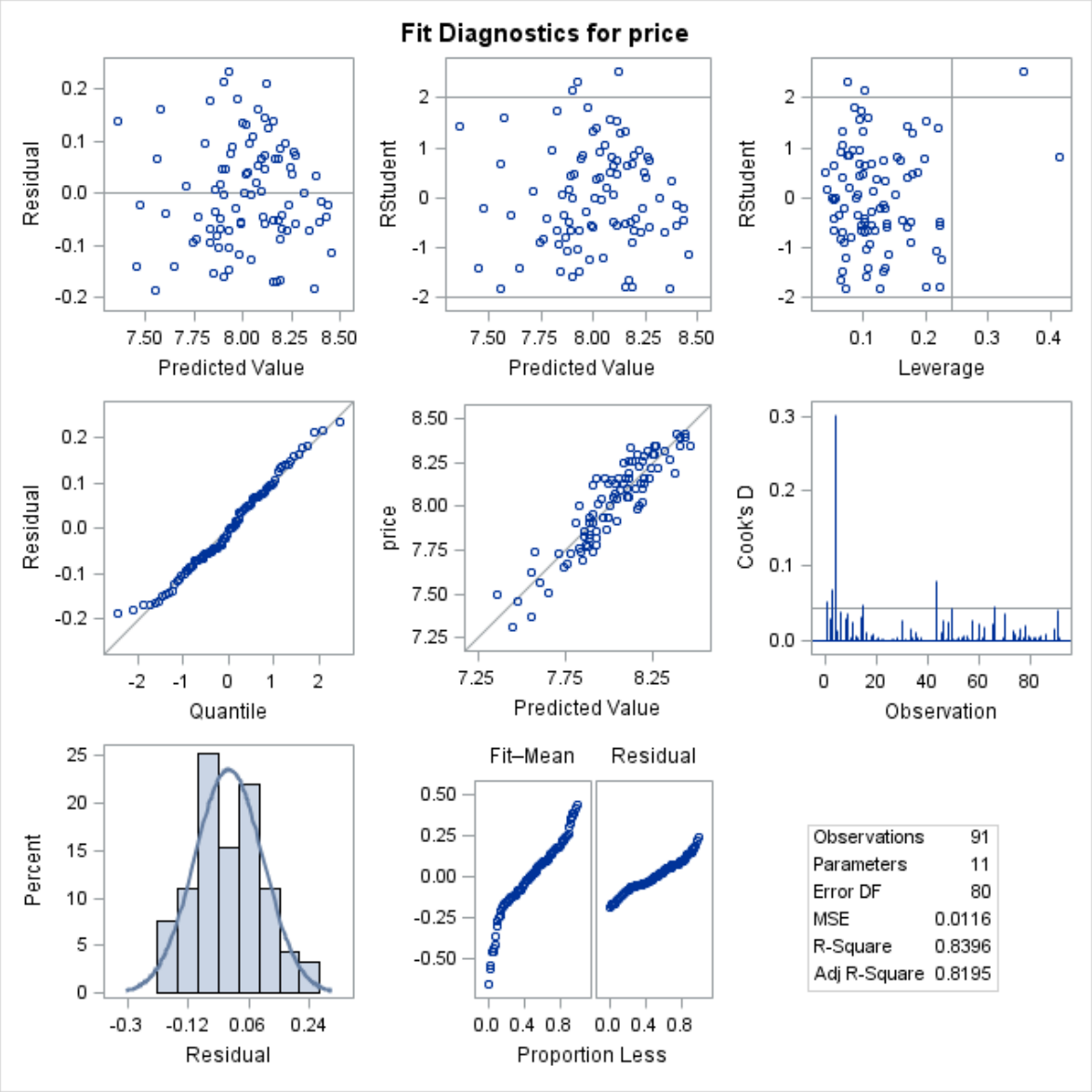
Root MSE	0.10766	R-Square	0.8396
Dependent Mean	8.01855	Adj R-Sq	0.8195
Coeff Var	1.34261		

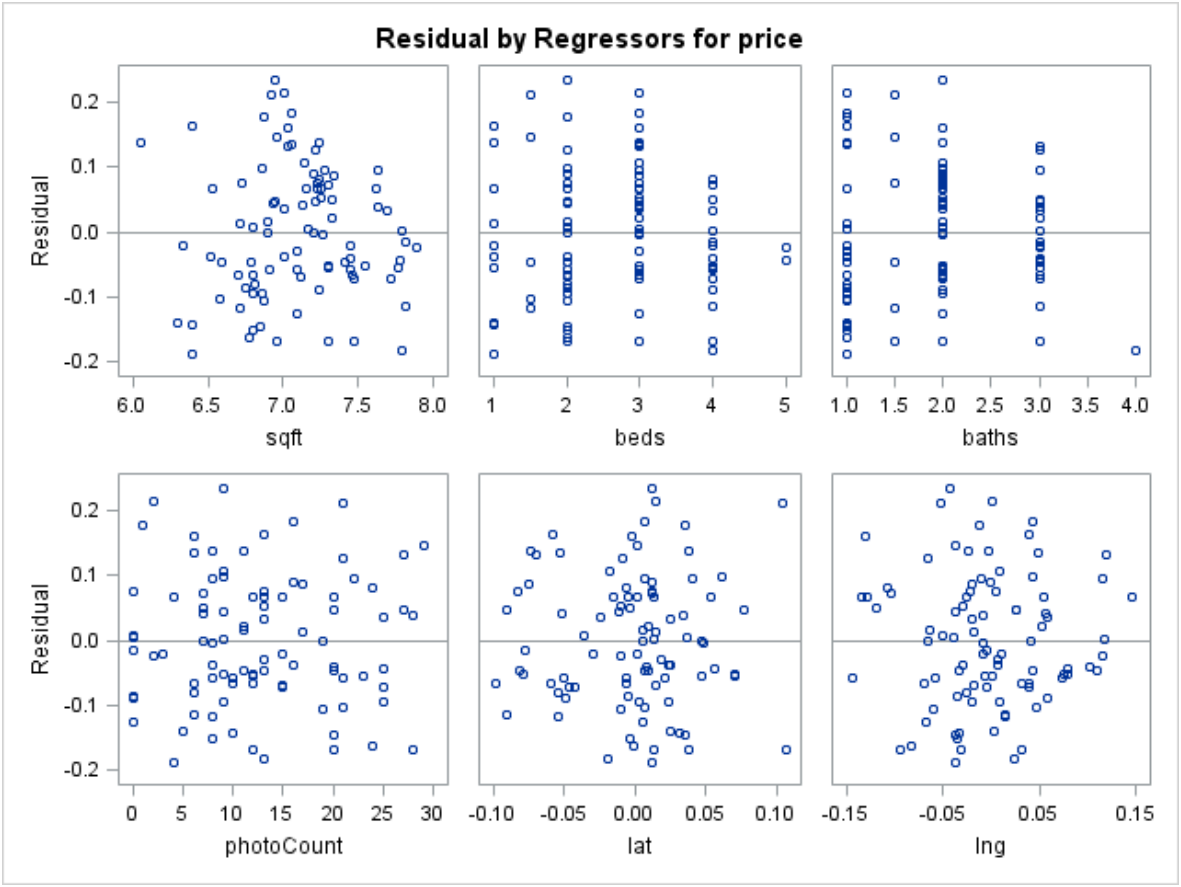
Parameter Estimates

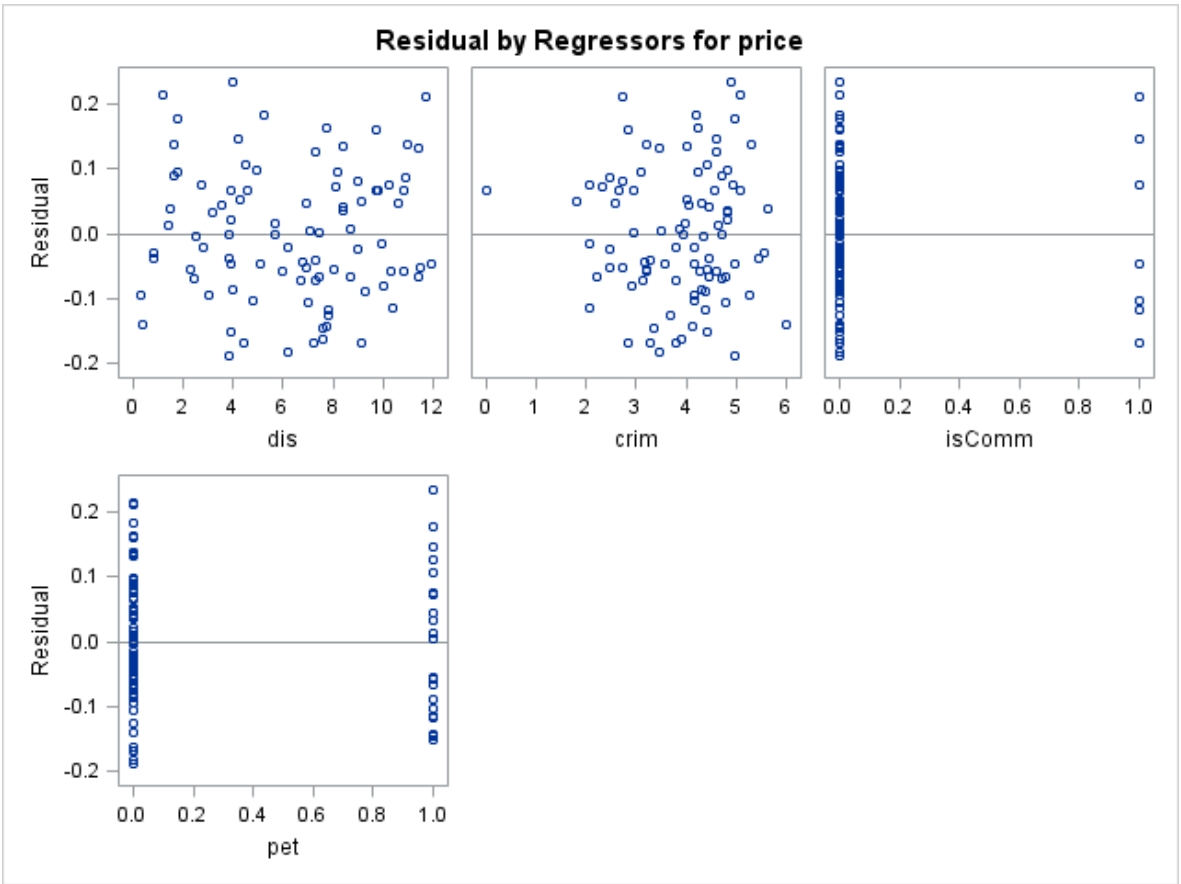
Variable	DF	Parameter Estimate	Standard Error	t Value	Pr > |t|	Variance Inflation
Intercept	1	4.39219	0.49959	8.79	<.0001	0
sqft	1	0.45503	0.07198	6.32	<.0001	6.12658
beds	1	0.06869	0.02212	3.11	0.0026	3.77291
baths	1	-0.00450	0.02546	-0.18	0.8601	2.85106
photoCount	1	0.00222	0.00166	1.34	0.1845	1.27963
lat	1	-0.02192	0.31989	-0.07	0.9455	1.51116
lng	1	-0.59723	0.20059	-2.98	0.0038	1.17551
dis	1	0.01522	0.00656	2.32	0.0229	3.38825
crim	1	0.01944	0.01953	1.00	0.3224	3.16306
isComm	1	0.17850	0.04693	3.80	0.0003	1.22804
pet	1	0.04204	0.02798	1.50	0.1369	1.09134

The SAS System

The REG Procedure
Model: MODEL1
Dependent Variable: price




Residual by Regressors for price
Residual
sqft
beds
baths
photoCount
lat
lng


Residual by Regressors for price
Residual
dis
crim
isComm
pet

The SAS System

The REG Procedure
Model: MODEL1
Dependent Variable: price

Number of Observations Read	91
Number of Observations Used	91

Backward Elimination: Step 0

All Variables Entered: R-Square = 0.8396 and C(p) = 11.0000

Analysis of Variance					
Source	DF	Sum of Squares	Mean Square	F Value	Pr > F
Model	10	4.85184	0.48518	41.86	<.0001
Error	80	0.92722	0.01159		
Corrected Total	90	5.77906			

Variable	Parameter Estimate	Standard Error	Type II SS	F Value	Pr > F
Intercept	4.39219	0.49959	0.89582	77.29	<.0001
sqft	0.45503	0.07198	0.46320	39.96	<.0001
beds	0.06869	0.02212	0.11180	9.65	0.0026
baths	-0.00450	0.02546	0.00036217	0.03	0.8601
photoCount	0.00222	0.00166	0.02077	1.79	0.1845
lat	-0.02192	0.31989	0.00005441	0.00	0.9455
lng	-0.59723	0.20059	0.10275	8.86	0.0038
dis	0.01522	0.00656	0.06236	5.38	0.0229
crim	0.01944	0.01953	0.01149	0.99	0.3224
isComm	0.17850	0.04693	0.16766	14.47	0.0003
pet	0.04204	0.02798	0.02616	2.26	0.1369

Bounds on condition number: 6.1266, 255.88

Backward Elimination: Step 1

Variable lat Removed: R-Square = 0.8395 and C(p) = 9.0047

Analysis of Variance					
Source	DF	Sum of Squares	Mean Square	F Value	Pr > F
Model	9	4.85179	0.53909	47.09	<.0001
Error	81	0.92727	0.01145		
Corrected Total	90	5.77906			

Variable	Parameter Estimate	Standard Error	Type II SS	F Value	Pr > F
Intercept	4.38822	0.49316	0.90640	79.18	<.0001
sqft	0.45536	0.07137	0.46597	40.70	<.0001
beds	0.06863	0.02196	0.11177	9.76	0.0025
baths	-0.00461	0.02526	0.00038185	0.03	0.8555
photoCount	0.00220	0.00162	0.02106	1.84	0.1788
lng	-0.59537	0.19751	0.10402	9.09	0.0034
dis	0.01543	0.00575	0.08260	7.22	0.0088
crim	0.01968	0.01910	0.01215	1.06	0.3059
isComm	0.17831	0.04656	0.16790	14.67	0.0003
pet	0.04222	0.02769	0.02661	2.32	0.1312

Bounds on condition number: 6.0991, 207.88

Backward Elimination: Step 2

Variable baths Removed: R-Square = 0.8395 and C(p) = 7.0376

Analysis of Variance					
Source	DF	Sum of Squares	Mean Square	F Value	Pr > F
Model	8	4.85141	0.60643	53.60	<.0001
Error	82	0.92766	0.01131		
Corrected Total	90	5.77906			

Variable	Parameter Estimate	Standard Error	Type II SS	F Value	Pr > F
Intercept	4.43130	0.43052	1.19853	105.94	<.0001
sqft	0.44856	0.06054	0.62111	54.90	<.0001
beds	0.06863	0.02183	0.11176	9.88	0.0023
photoCount	0.00215	0.00159	0.02070	1.83	0.1799
lng	-0.59502	0.19634	0.10391	9.18	0.0033
dis	0.01522	0.00559	0.08387	7.41	0.0079
crim	0.01921	0.01881	0.01179	1.04	0.3103
isComm	0.17873	0.04623	0.16912	14.95	0.0002
pet	0.04274	0.02738	0.02757	2.44	0.1223

Bounds on condition number: 4.44, 147.06

Backward Elimination: Step 3

Variable crim Removed: R-Square = 0.8374 and C(p) = 6.0551

Analysis of Variance					

Source	DF	Sum of Squares	Mean Square	F Value	Pr > F
Model	7	4.83962	0.69137	61.08	<.0001
Error	83	0.93945	0.01132		
Corrected Total	90	5.77906			

Variable	Parameter Estimate	Standard Error	Type II SS	F Value	Pr > F
Intercept	4.69446	0.34493	2.09658	185.23	<.0001
sqft	0.42390	0.05552	0.65977	58.29	<.0001
beds	0.07233	0.02153	0.12769	11.28	0.0012
photoCount	0.00240	0.00157	0.02651	2.34	0.1297
lng	-0.56248	0.19378	0.09537	8.43	0.0047
dis	0.01106	0.00383	0.09454	8.35	0.0049
isComm	0.17637	0.04618	0.16510	14.59	0.0003
pet	0.04449	0.02733	0.02999	2.65	0.1073

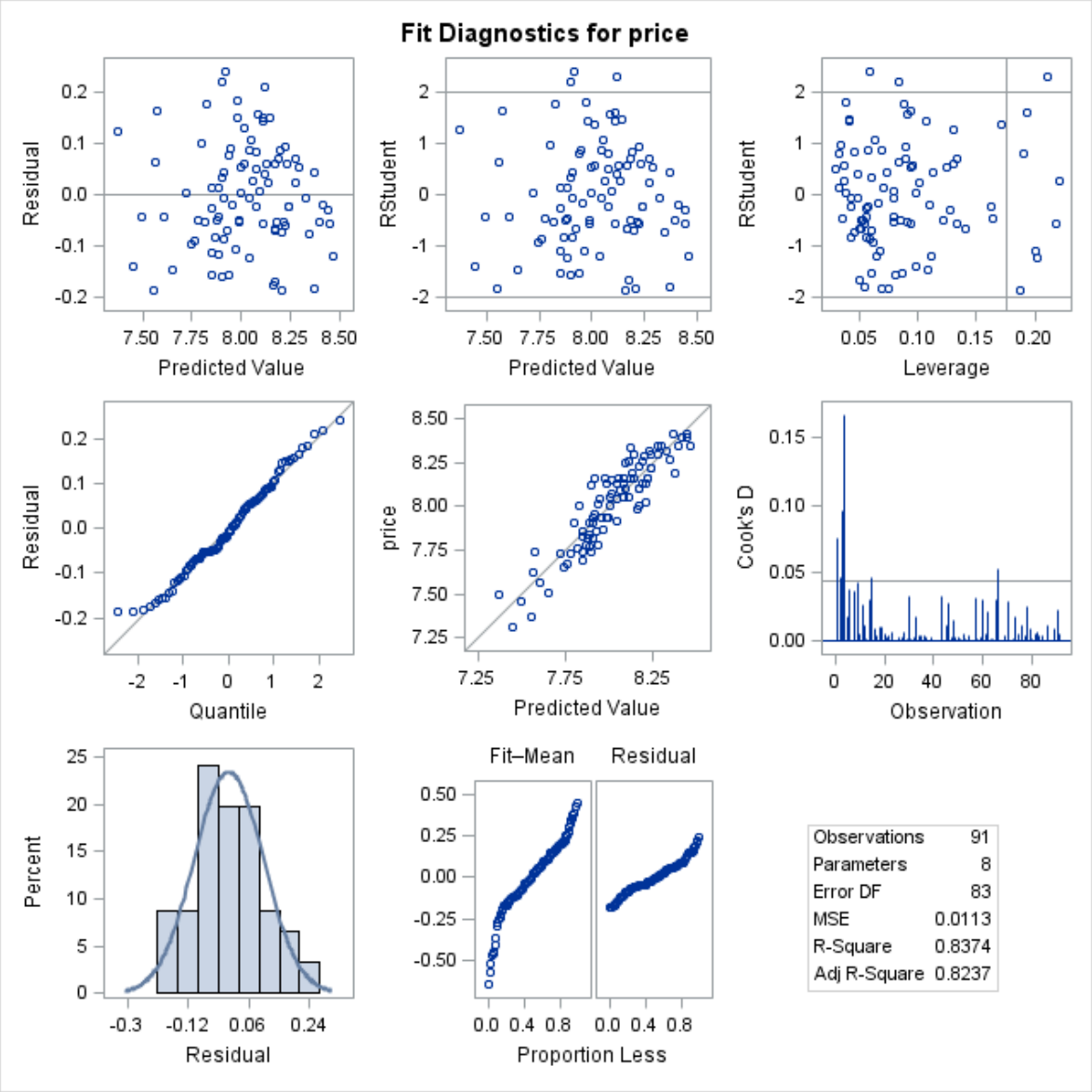
Bounds on condition number: 3.7328, 92.106

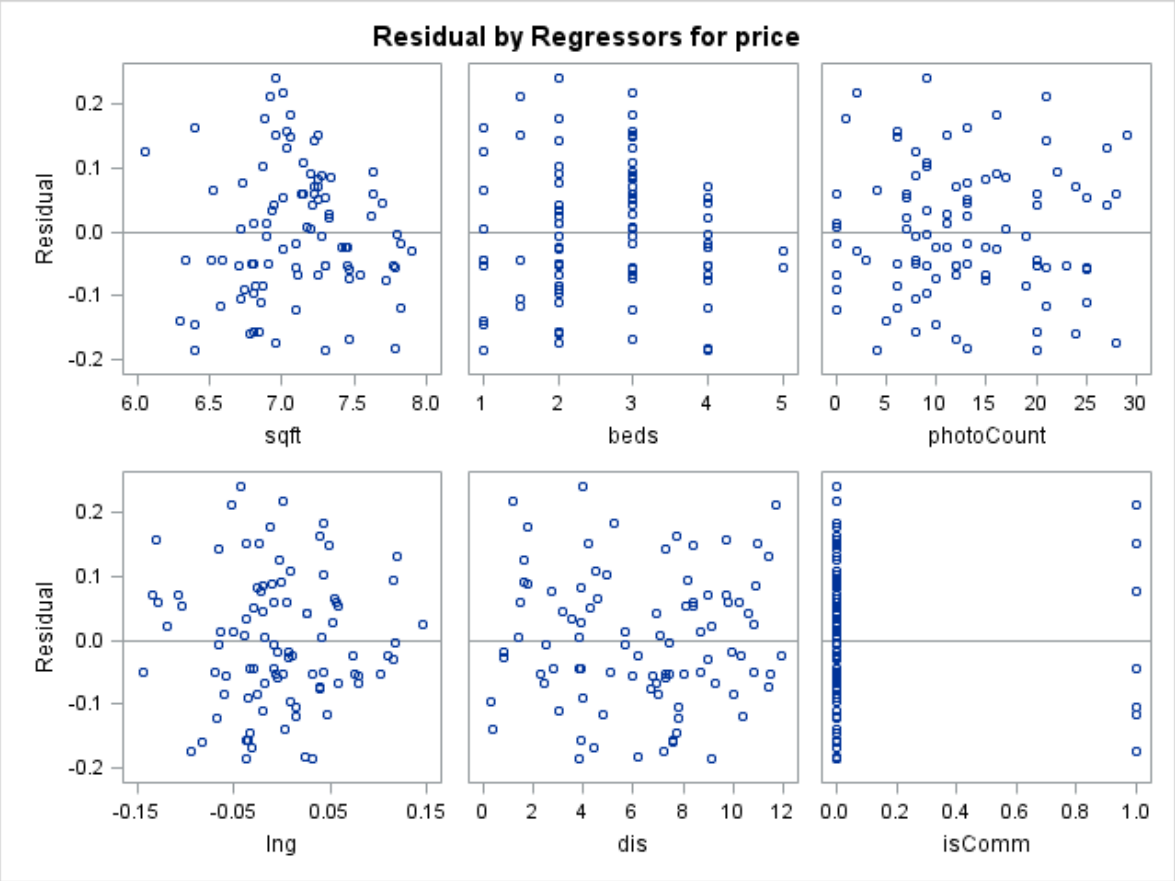
All variables left in the model are significant at the 0.1500 level.

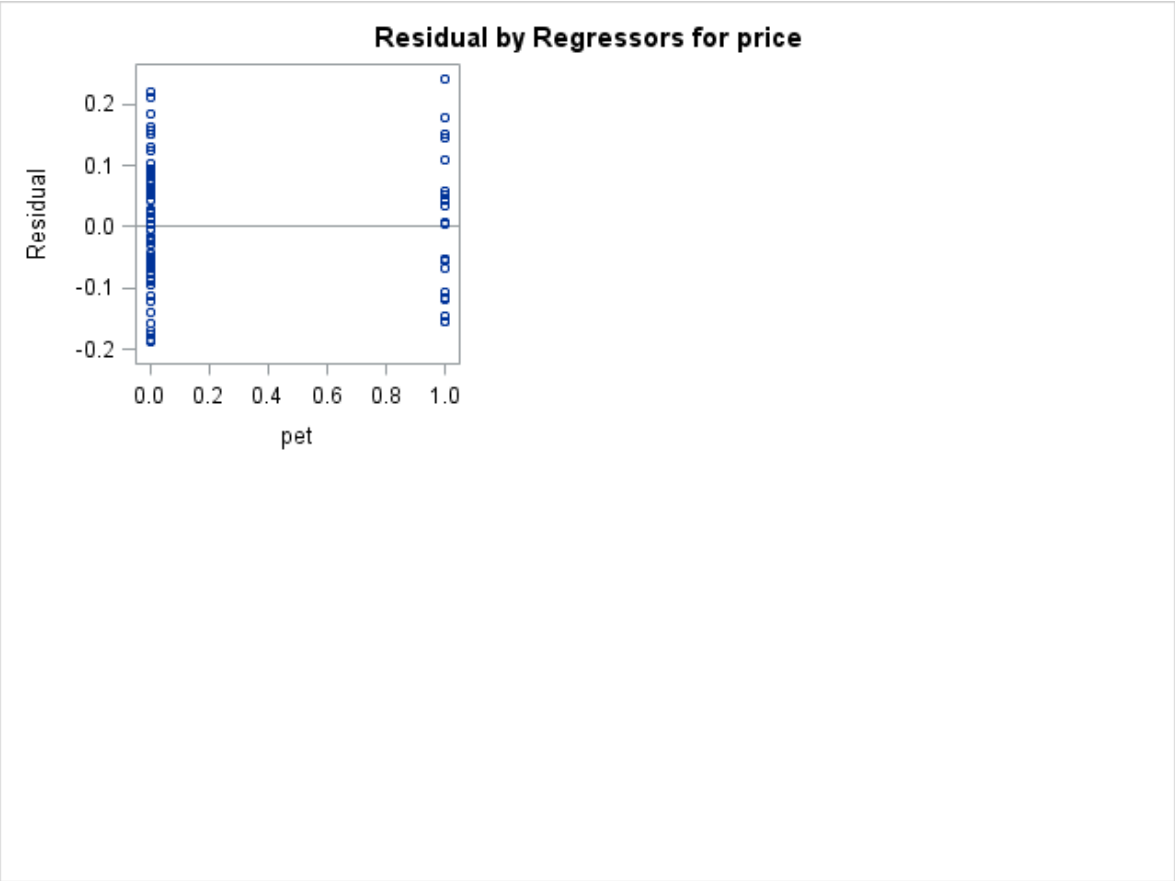
Summary of Backward Elimination							
Step	Variable Removed	Number Vars In	Partial R-Square	Model R-Square	C(p)	F Value	Pr > F
1	lat	9	0.0000	0.8395	9.0047	0.00	0.9455
2	baths	8	0.0001	0.8395	7.0376	0.03	0.8555
3	crim	7	0.0020	0.8374	6.0551	1.04	0.3103

The SAS System

The REG Procedure
Model: MODEL1
Dependent Variable: price




Residual by Regressors for price
Residual
sqft
beds
photoCount
lng
dis
isComm


Residual by Regressors for price
Residual
pet

The SAS System

The REG Procedure
Model: MODEL2
Dependent Variable: price

Number of Observations Read	91
Number of Observations Used	91

Forward Selection: Step 1

Variable sqft Entered: R-Square = 0.7246 and C(p) = 50.3274

Analysis of Variance					
Source	DF	Sum of Squares	Mean Square	F Value	Pr > F
Model	1	4.18741	4.18741	234.15	<.0001
Error	89	1.59166	0.01788		
Corrected Total	90	5.77906			

Variable	Parameter Estimate	Standard Error	Type II SS	F Value	Pr > F
Intercept	4.09507	0.25679	4.54810	254.31	<.0001
sqft	0.55274	0.03612	4.18741	234.15	<.0001

Bounds on condition number: 1, 1

Forward Selection: Step 2

Variable isComm Entered: R-Square = 0.7650 and C(p) = 32.1837

Analysis of Variance					
Source	DF	Sum of Squares	Mean Square	F Value	Pr > F
Model	2	4.42088	2.21044	143.22	<.0001
Error	88	1.35819	0.01543		
Corrected Total	90	5.77906			

Variable	Parameter Estimate	Standard Error	Type II SS	F Value	Pr > F
Intercept	3.84986	0.24674	3.75728	243.44	<.0001
sqft	0.58516	0.03458	4.42028	286.40	<.0001
isComm	0.19586	0.05036	0.23347	15.13	0.0002

Bounds on condition number: 1.0617, 4.2469

Forward Selection: Step 3

Variable beds Entered: R-Square = 0.7936 and C(p) = 19.9200

Analysis of Variance					
Source	DF	Sum of Squares	Mean Square	F Value	Pr > F
Model	3	4.58620	1.52873	111.50	<.0001
Error	87	1.19287	0.01371		
Corrected Total	90	5.77906			

Variable	Parameter Estimate	Standard Error	Type II SS	F Value	Pr > F
Intercept	4.80624	0.36048	2.43737	177.77	<.0001
sqft	0.42114	0.05739	0.73837	53.85	<.0001
beds	0.07892	0.02273	0.16532	12.06	0.0008
isComm	0.22094	0.04801	0.29037	21.18	<.0001

Bounds on condition number: 3.3679, 23.239

Forward Selection: Step 4

Variable lng Entered: R-Square = 0.8137 and C(p) = 11.9059

Analysis of Variance					
Source	DF	Sum of Squares	Mean Square	F Value	Pr > F
Model	4	4.70226	1.17557	93.89	<.0001
Error	86	1.07680	0.01252		
Corrected Total	90	5.77906			

Variable	Parameter Estimate	Standard Error	Type II SS	F Value	Pr > F
Intercept	4.54775	0.35479	2.05728	164.31	<.0001
sqft	0.45898	0.05623	0.83418	66.62	<.0001
beds	0.07443	0.02177	0.14637	11.69	0.0010
lng	-0.61617	0.20238	0.11607	9.27	0.0031
isComm	0.21448	0.04593	0.27303	21.81	<.0001

Bounds on condition number: 3.4613, 36.164

Forward Selection: Step 5

Variable dis Entered: R-Square = 0.8288 and C(p) = 6.3652

Analysis of Variance

Source	DF	Sum of Squares	Mean Square	F Value	Pr > F
Model	5	4.78966	0.95793	82.30	<.0001
Error	85	0.98940	0.01164		
Corrected Total	90	5.77906			

Variable	Parameter Estimate	Standard Error	Type II SS	F Value	Pr > F
Intercept	4.56704	0.34215	2.07389	178.17	<.0001
sqft	0.45093	0.05430	0.80280	68.97	<.0001
beds	0.06344	0.02137	0.10258	8.81	0.0039
lng	-0.60479	0.19517	0.11177	9.60	0.0026
dis	0.01061	0.00387	0.08740	7.51	0.0075
isComm	0.20400	0.04445	0.24518	21.06	<.0001

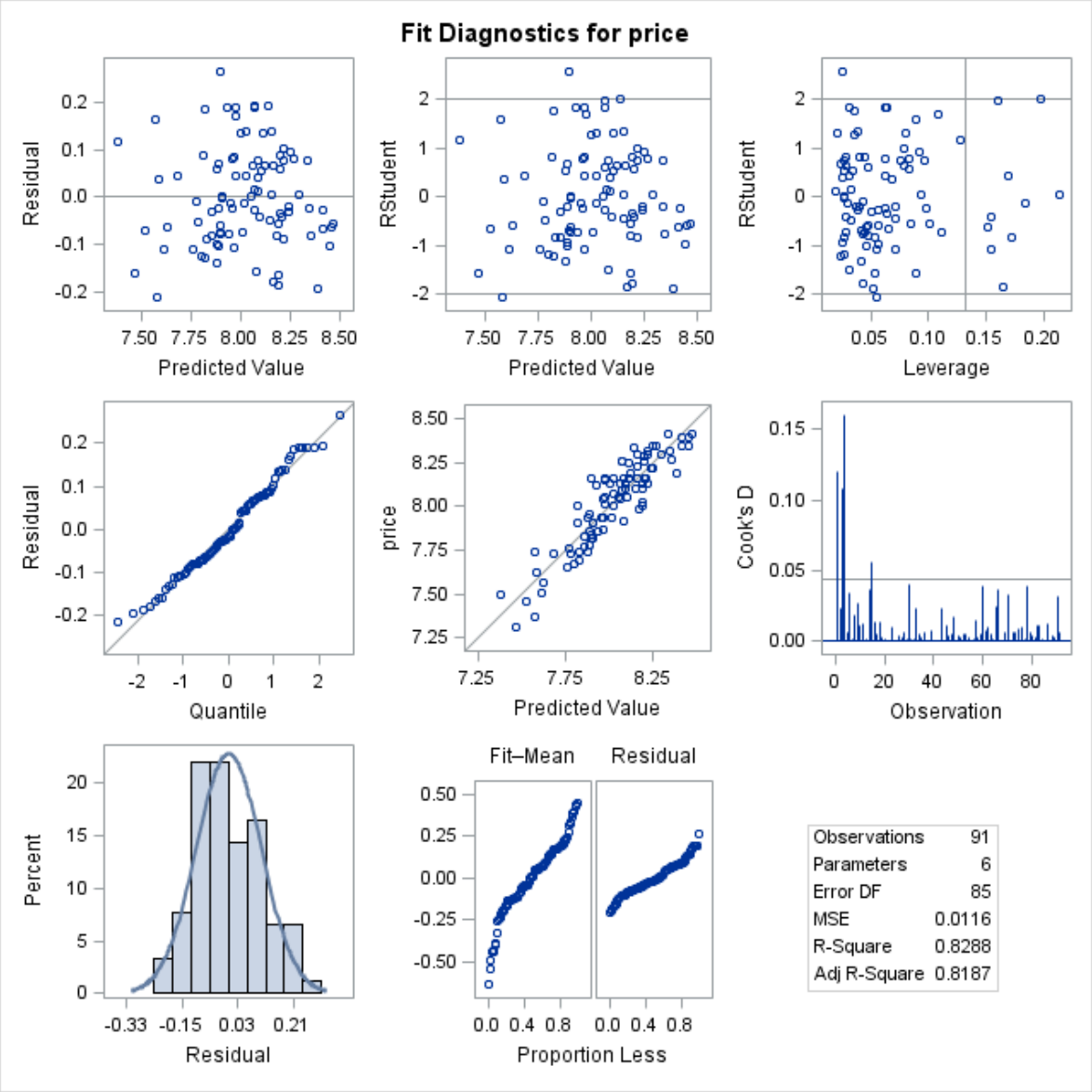
Bounds on condition number: 3.5071, 51.792

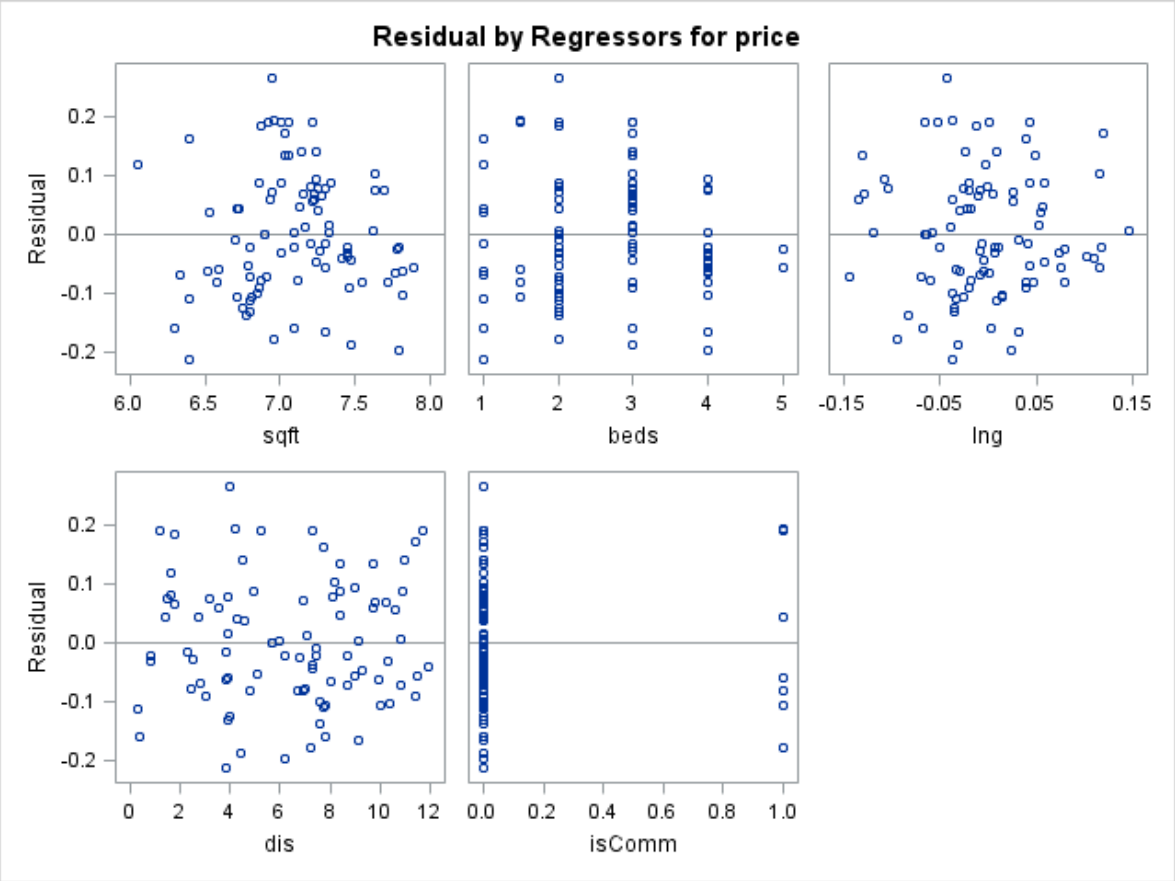
No other variable met the 0.1500 significance level for entry into the model.

Summary of Forward Selection							
Step	Variable Entered	Number Vars In	Partial R-Square	Model R-Square	C(p)	F Value	Pr > F
1	sqft	1	0.7246	0.7246	50.3274	234.15	<.0001
2	isComm	2	0.0404	0.7650	32.1837	15.13	0.0002
3	beds	3	0.0286	0.7936	19.9200	12.06	0.0008
4	lng	4	0.0201	0.8137	11.9059	9.27	0.0031
5	dis	5	0.0151	0.8288	6.3652	7.51	0.0075

The SAS System

The REG Procedure
Model: MODEL2
Dependent Variable: price




Residual by Regressors for price
Residual
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0.0
-0.1
-0.2
6.0
6.5
7.0
7.5
8.0
sqft
1
2
3
4
5
beds
-0.15
-0.05
0.05
0.15
lng
0
2
4
6
8
10
12
dis
0.0
0.2
0.4
0.6
0.8
1.0
isComm

The SAS System

The REG Procedure
Model: MODEL3
Dependent Variable: price

Number of Observations Read	91
Number of Observations Used	91

Stepwise Selection: Step 1

Variable sqft Entered: R-Square = 0.7246 and C(p) = 50.3274

Analysis of Variance					
Source	DF	Sum of Squares	Mean Square	F Value	Pr > F
Model	1	4.18741	4.18741	234.15	<.0001
Error	89	1.59166	0.01788		
Corrected Total	90	5.77906			

Variable	Parameter Estimate	Standard Error	Type II SS	F Value	Pr > F
Intercept	4.09507	0.25679	4.54810	254.31	<.0001
sqft	0.55274	0.03612	4.18741	234.15	<.0001

Bounds on condition number: 1, 1

Stepwise Selection: Step 2

Variable isComm Entered: R-Square = 0.7650 and C(p) = 32.1837

Analysis of Variance					
Source	DF	Sum of Squares	Mean Square	F Value	Pr > F
Model	2	4.42088	2.21044	143.22	<.0001
Error	88	1.35819	0.01543		
Corrected Total	90	5.77906			

Variable	Parameter Estimate	Standard Error	Type II SS	F Value	Pr > F
Intercept	3.84986	0.24674	3.75728	243.44	<.0001
sqft	0.58516	0.03458	4.42028	286.40	<.0001
isComm	0.19586	0.05036	0.23347	15.13	0.0002

Bounds on condition number: 1.0617, 4.2469

Stepwise Selection: Step 3

Variable beds Entered: R-Square = 0.7936 and C(p) = 19.9200

Analysis of Variance					
Source	DF	Sum of Squares	Mean Square	F Value	Pr > F
Model	3	4.58620	1.52873	111.50	<.0001
Error	87	1.19287	0.01371		
Corrected Total	90	5.77906			

Variable	Parameter Estimate	Standard Error	Type II SS	F Value	Pr > F
Intercept	4.80624	0.36048	2.43737	177.77	<.0001
sqft	0.42114	0.05739	0.73837	53.85	<.0001
beds	0.07892	0.02273	0.16532	12.06	0.0008
isComm	0.22094	0.04801	0.29037	21.18	<.0001

Bounds on condition number: 3.3679, 23.239

Stepwise Selection: Step 4

Variable lng Entered: R-Square = 0.8137 and C(p) = 11.9059

Analysis of Variance					
Source	DF	Sum of Squares	Mean Square	F Value	Pr > F
Model	4	4.70226	1.17557	93.89	<.0001
Error	86	1.07680	0.01252		
Corrected Total	90	5.77906			

Variable	Parameter Estimate	Standard Error	Type II SS	F Value	Pr > F
Intercept	4.54775	0.35479	2.05728	164.31	<.0001
sqft	0.45898	0.05623	0.83418	66.62	<.0001
beds	0.07443	0.02177	0.14637	11.69	0.0010
lng	-0.61617	0.20238	0.11607	9.27	0.0031
isComm	0.21448	0.04593	0.27303	21.81	<.0001

Bounds on condition number: 3.4613, 36.164

Stepwise Selection: Step 5

Variable dis Entered: R-Square = 0.8288 and C(p) = 6.3652

Analysis of Variance

Source	DF	Sum of Squares	Mean Square	F Value	Pr > F
Model	5	4.78966	0.95793	82.30	<.0001
Error	85	0.98940	0.01164		
Corrected Total	90	5.77906			

Variable	Parameter Estimate	Standard Error	Type II SS	F Value	Pr > F
Intercept	4.56704	0.34215	2.07389	178.17	<.0001
sqft	0.45093	0.05430	0.80280	68.97	<.0001
beds	0.06344	0.02137	0.10258	8.81	0.0039
lng	-0.60479	0.19517	0.11177	9.60	0.0026
dis	0.01061	0.00387	0.08740	7.51	0.0075
isComm	0.20400	0.04445	0.24518	21.06	<.0001

Bounds on condition number: 3.5071, 51.792

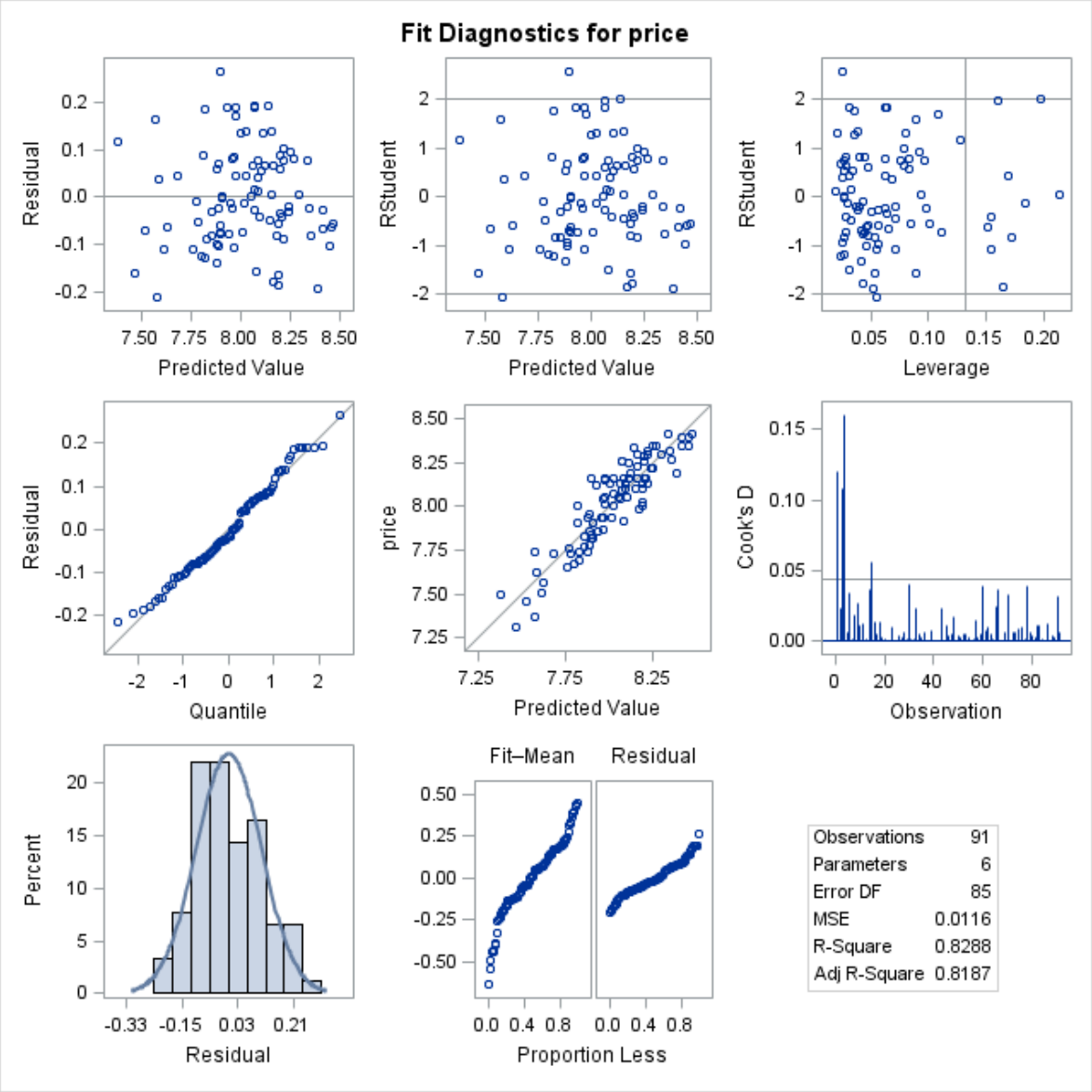
All variables left in the model are significant at the 0.1500 level.

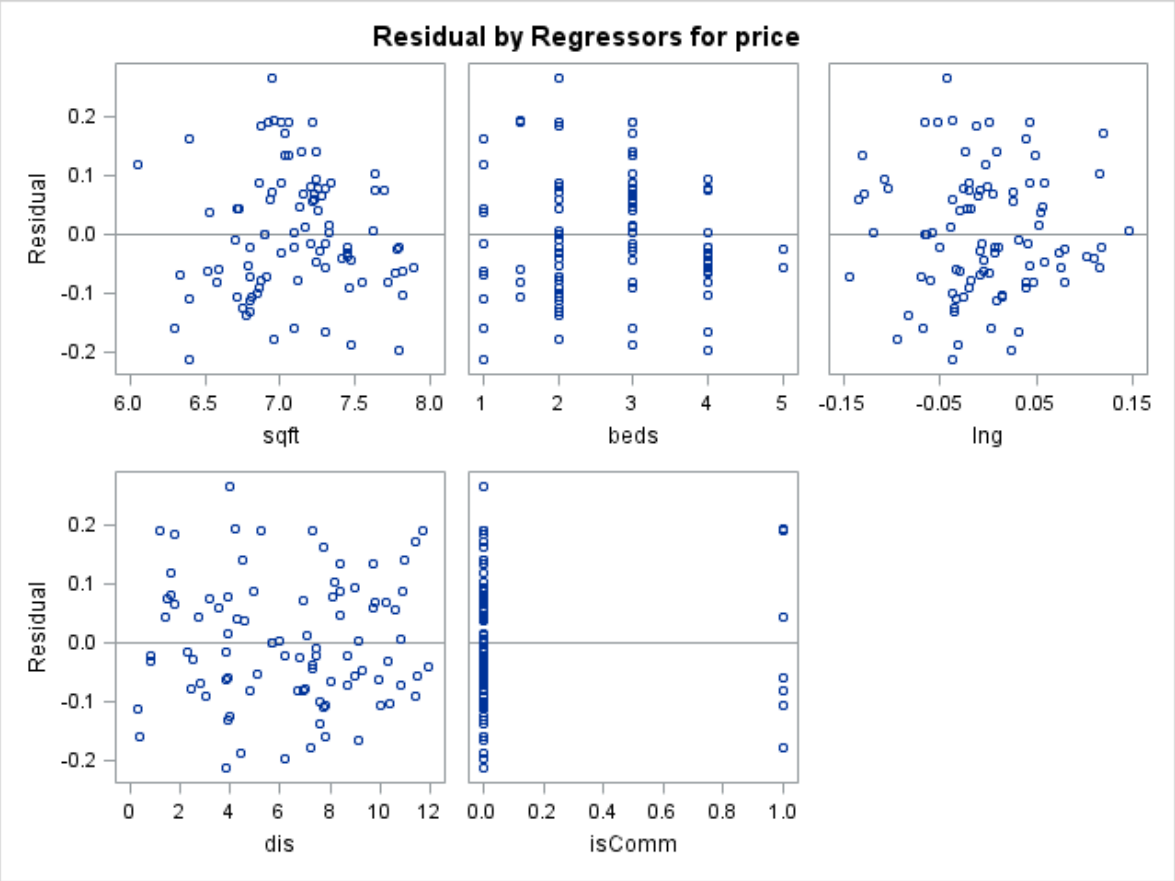
No other variable met the 0.1500 significance level for entry into the model.

Summary of Stepwise Selection								
Step	Variable Entered	Variable Removed	Number Vars In	Partial R-Square	Model R-Square	C(p)	F Value	Pr > F
1	sqft		1	0.7246	0.7246	50.3274	234.15	<.0001
2	isComm		2	0.0404	0.7650	32.1837	15.13	0.0002
3	beds		3	0.0286	0.7936	19.9200	12.06	0.0008
4	lng		4	0.0201	0.8137	11.9059	9.27	0.0031
5	dis		5	0.0151	0.8288	6.3652	7.51	0.0075

The SAS System

The REG Procedure
Model: MODEL3
Dependent Variable: price




Residual by Regressors for price
Residual
0.2
0.1
0.0
-0.1
-0.2
6.0
6.5
7.0
7.5
8.0
sqft
1
2
3
4
5
beds
-0.15
-0.05
0.05
0.15
lng
0
2
4
6
8
10
12
dis
0.0
0.2
0.4
0.6
0.8
1.0
isComm

The SAS System

The REG Procedure
Model: MODEL4
Dependent Variable: price

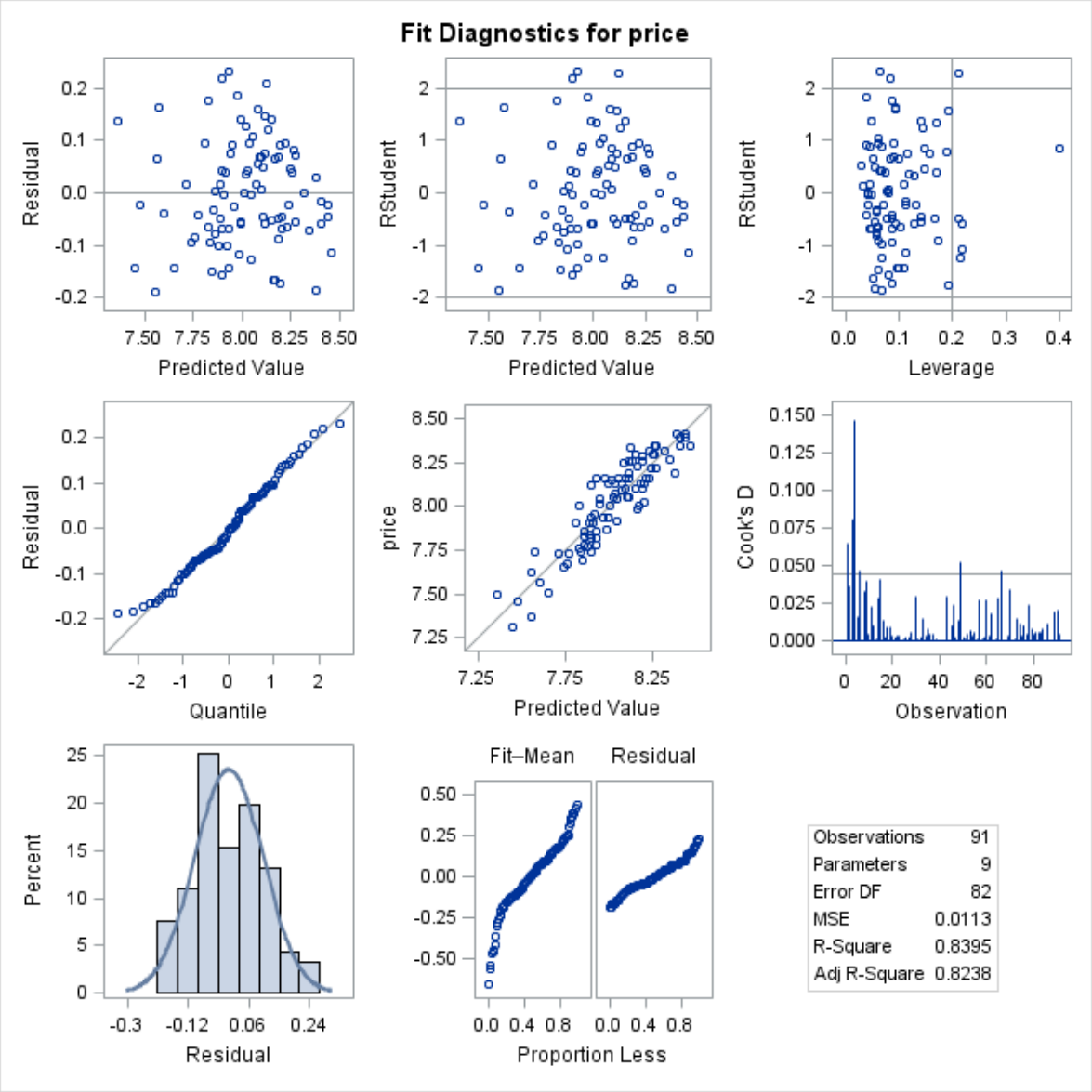
Adjusted R-Square Selection Method

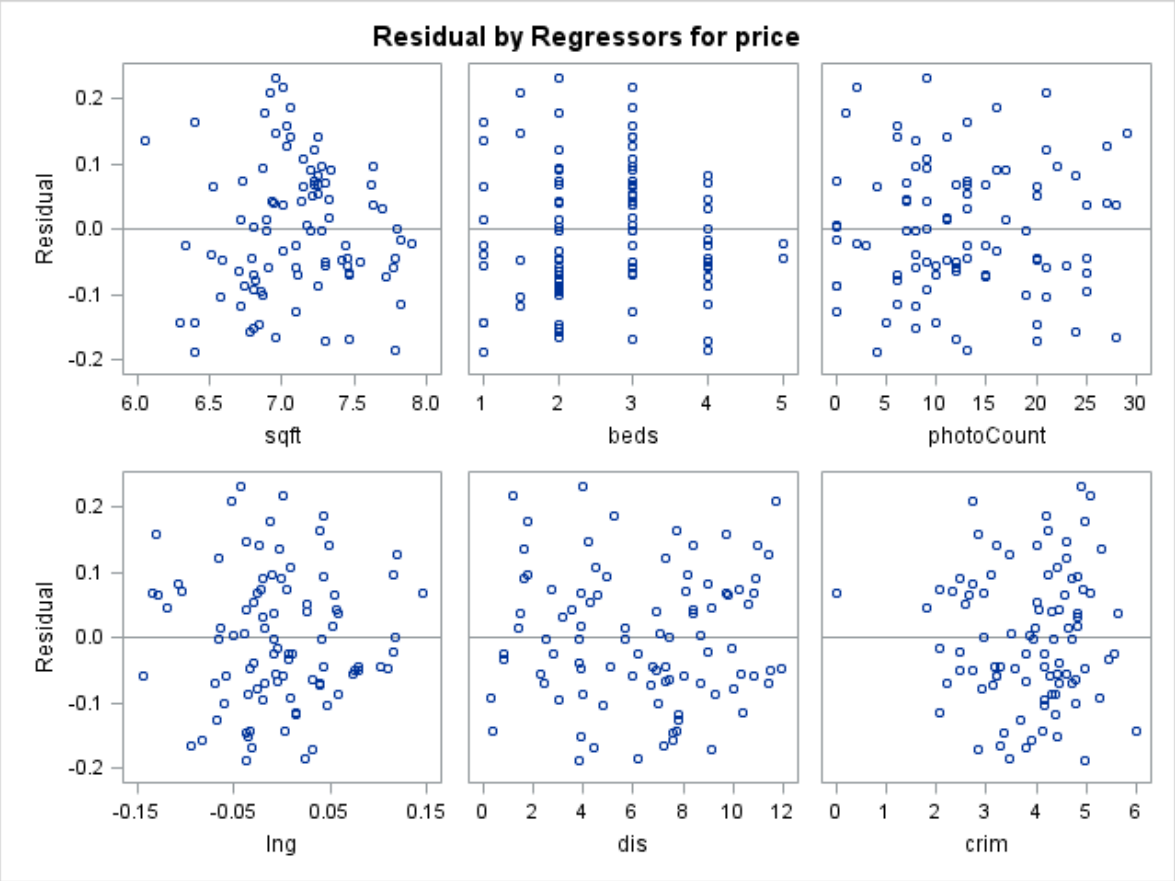
Number of Observations Read	91
Number of Observations Used	91

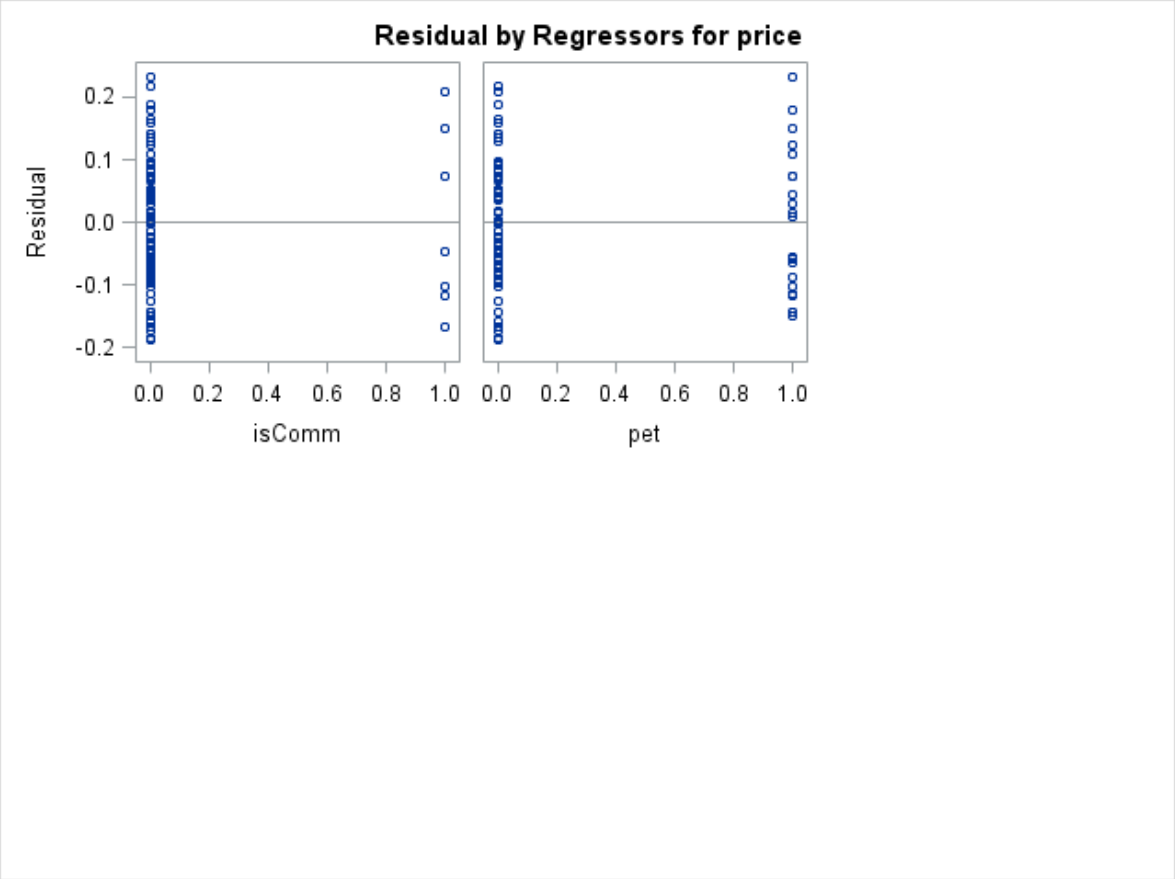
Number in Model	Adjusted R-Square	R-Square	AIC	Variables in Model
8	0.8238	0.8395	-399.3219	sqft beds photoCount lng dis crim isComm pet
7	0.8237	0.8374	-400.1724	sqft beds photoCount lng dis isComm pet
7	0.8221	0.8359	-399.3138	sqft beds lng dis crim isComm pet
9	0.8217	0.8395	-397.3593	sqft beds baths photoCount lng dis crim isComm pet
8	0.8217	0.8376	-398.2426	sqft beds photoCount lat lng dis isComm pet
9	0.8217	0.8395	-397.3291	sqft beds photoCount lat lng dis crim isComm pet
8	0.8216	0.8374	-398.1744	sqft beds baths photoCount lng dis isComm pet
6	0.8209	0.8329	-399.6402	sqft beds lng dis isComm pet
7	0.8208	0.8347	-398.6565	sqft beds photoCount lng dis crim isComm
6	0.8203	0.8322	-399.3124	sqft beds photoCount lng dis isComm

The SAS System

The REG Procedure
Model: MODEL4
Dependent Variable: price




Residual by Regressors for price
Residual
sqft
beds
photoCount
lng
dis
crim


Residual by Regressors for price
Residual
isComm
pet

The SAS System

The REG Procedure
Model: MODEL5
Dependent Variable: price

C(p) Selection Method

Number of Observations Read	91
Number of Observations Used	91

Number in Model	C(p)	R-Square	Variables in Model
7	6.0551	0.8374	sqft beds photoCount lng dis isComm pet
6	6.3422	0.8329	sqft beds lng dis isComm pet
5	6.3652	0.8288	sqft beds lng dis isComm
6	6.6430	0.8322	sqft beds photoCount lng dis isComm
6	6.6992	0.8321	sqft beds lng dis crim isComm
7	6.8235	0.8359	sqft beds lng dis crim isComm pet
8	7.0376	0.8395	sqft beds photoCount lng dis crim isComm pet
7	7.4166	0.8347	sqft beds photoCount lng dis crim isComm
8	7.9925	0.8376	sqft beds photoCount lat lng dis isComm pet
8	8.0533	0.8374	sqft beds baths photoCount lng dis isComm pet
7	8.2851	0.8330	sqft beds baths lng dis isComm pet
6	8.3320	0.8289	sqft beds lat lng dis isComm
7	8.3422	0.8329	sqft beds lat lng dis isComm pet
6	8.3603	0.8288	sqft beds baths lng dis isComm
7	8.4636	0.8326	sqft beds photoCount lat lng dis isComm
7	8.6052	0.8323	sqft beds baths photoCount lng dis isComm
7	8.6818	0.8322	sqft beds baths lng dis crim isComm
7	8.6992	0.8321	sqft beds lat lng dis crim isComm
8	8.7924	0.8360	sqft beds lat lng dis crim isComm pet
8	8.8218	0.8359	sqft beds baths lng dis crim isComm pet
9	9.0047	0.8395	sqft beds baths photoCount lng dis crim isComm pet
9	9.0312	0.8395	sqft beds photoCount lat lng dis crim isComm pet
8	9.3007	0.8349	sqft beds baths photoCount lng dis crim isComm
8	9.3623	0.8348	sqft beds photoCount lat lng dis crim isComm
9	9.9915	0.8376	sqft beds baths photoCount lat lng dis isComm pet
8	10.2849	0.8330	sqft beds baths lat lng dis isComm pet
7	10.3248	0.8289	sqft beds baths lat lng dis isComm
8	10.4334	0.8327	sqft beds baths photoCount lat lng dis isComm
8	10.6814	0.8322	sqft beds baths lat lng dis crim isComm
9	10.7918	0.8360	sqft beds baths lat lng dis crim isComm pet
10	11.0000	0.8396	sqft beds baths photoCount lat lng dis crim isComm pet
6	11.2238	0.8231	sqft beds photoCount lat lng isComm
9	11.2572	0.8350	sqft beds baths photoCount lat lng dis crim isComm
7	11.4433	0.8266	sqft beds photoCount lat lng isComm pet
5	11.5847	0.8183	sqft beds lat lng isComm
4	11.9059	0.8137	sqft beds lng isComm
6	12.2120	0.8211	sqft beds photoCount lng isComm pet
7	12.2738	0.8250	sqft beds photoCount lng crim isComm pet

6	12.2783	0.8209	sqft beds lat lng isComm pet
6	12.2832	0.8209	sqft beds photoCount dis isComm pet
5	12.2985	0.8169	sqft beds lng isComm pet
5	12.3006	0.8169	sqft beds photoCount lng isComm
5	12.3884	0.8167	sqft lng dis crim isComm
8	12.4831	0.8286	sqft beds photoCount lat lng crim isComm pet
7	12.5302	0.8245	sqft beds photoCount lat lng crim isComm
5	12.6715	0.8161	sqft beds lng crim isComm
6	12.7026	0.8201	sqft beds photoCount lng crim isComm
6	12.8553	0.8198	sqft beds lng crim isComm pet
5	12.9316	0.8156	sqft beds dis isComm pet
6	13.0684	0.8194	sqft beds lat lng crim isComm
6	13.1823	0.8191	sqft lng dis crim isComm pet
7	13.1881	0.8231	sqft beds baths photoCount lat lng isComm
4	13.2161	0.8110	sqft lng dis isComm
8	13.3333	0.8269	sqft beds baths photoCount lat lng isComm pet
6	13.3467	0.8188	sqft beds baths lat lng isComm
7	13.5851	0.8223	sqft beds lat lng crim isComm pet
5	13.6574	0.8142	sqft beds baths lng isComm
6	13.8602	0.8178	sqft beds baths lng isComm pet
7	13.8726	0.8218	sqft beds baths lat lng isComm pet
5	13.9017	0.8137	sqft lng dis isComm pet
7	14.0027	0.8215	sqft beds photoCount dis crim isComm pet
4	14.0084	0.8095	sqft beds dis isComm
7	14.0445	0.8214	sqft beds baths photoCount lng isComm pet
6	14.0584	0.8174	sqft photoCount lng dis crim isComm
5	14.0766	0.8133	sqft beds photoCount dis isComm
8	14.1315	0.8253	sqft beds baths photoCount lng crim isComm pet
6	14.2336	0.8170	sqft beds baths photoCount lng isComm
7	14.2348	0.8210	sqft beds photoCount lat dis isComm pet
7	14.2769	0.8210	sqft beds baths photoCount dis isComm pet
6	14.3471	0.8168	sqft beds dis crim isComm pet
6	14.3514	0.8168	sqft baths lng dis crim isComm
9	14.3800	0.8288	sqft beds baths photoCount lat lng crim isComm pet
6	14.3872	0.8167	sqft lat lng dis crim isComm
7	14.4172	0.8207	sqft beds baths lng crim isComm pet
6	14.4326	0.8166	sqft beds baths lng crim isComm
8	14.5010	0.8245	sqft beds baths photoCount lat lng crim isComm
5	14.6151	0.8122	sqft photoCount lng dis isComm
7	14.6546	0.8202	sqft beds baths photoCount lng crim isComm
7	14.6804	0.8201	sqft photoCount lng dis crim isComm pet
6	14.6900	0.8161	sqft beds lat dis isComm pet
7	14.8354	0.8198	sqft beds baths lat lng crim isComm
6	14.8817	0.8157	sqft beds baths dis isComm pet
6	15.0724	0.8153	sqft photoCount lng dis isComm pet
7	15.1524	0.8192	sqft lat lng dis crim isComm pet
5	15.1727	0.8111	sqft lat lng dis isComm
8	15.1740	0.8232	sqft beds baths lat lng crim isComm pet

7	15.1790	0.8191	sqft baths lng dis crim isComm pet
5	15.2114	0.8111	sqft baths lng dis isComm
5	15.3566	0.8108	sqft beds dis crim isComm
6	15.6995	0.8141	sqft beds photoCount dis crim isComm
6	15.8601	0.8138	sqft baths lng dis isComm pet
8	15.8954	0.8217	sqft beds photoCount lat dis crim isComm pet
6	15.8979	0.8137	sqft lat lng dis isComm pet
5	15.9215	0.8096	sqft beds lat dis isComm
7	15.9582	0.8176	sqft beds lat dis crim isComm pet
7	15.9682	0.8176	sqft baths photoCount lng dis crim isComm
8	15.9793	0.8215	sqft beds baths photoCount dis crim isComm pet
6	16.0054	0.8135	sqft beds baths photoCount dis isComm
5	16.0082	0.8095	sqft beds baths dis isComm
7	16.0517	0.8174	sqft photoCount lat lng dis crim isComm
6	16.0747	0.8133	sqft beds photoCount lat dis isComm
8	16.2272	0.8210	sqft beds baths photoCount lat dis isComm pet
7	16.3366	0.8168	sqft beds baths dis crim isComm pet
7	16.3484	0.8168	sqft baths lat lng dis crim isComm
6	16.4915	0.8125	sqft photoCount lat lng dis isComm
6	16.6080	0.8123	sqft baths photoCount lng dis isComm
8	16.6485	0.8202	sqft baths photoCount lng dis crim isComm pet
7	16.6535	0.8162	sqft beds baths lat dis isComm pet
8	16.6787	0.8201	sqft photoCount lat lng dis crim isComm pet
7	17.0259	0.8154	sqft photoCount lat lng dis isComm pet
7	17.0711	0.8153	sqft baths photoCount lng dis isComm pet
8	17.1469	0.8192	sqft baths lat lng dis crim isComm pet
6	17.1653	0.8111	sqft baths lat lng dis isComm
6	17.1694	0.8111	sqft beds lat dis crim isComm
6	17.3435	0.8108	sqft beds baths dis crim isComm
7	17.5765	0.8143	sqft beds baths photoCount dis crim isComm
7	17.6715	0.8141	sqft beds photoCount lat dis crim isComm
6	17.7834	0.8099	sqft beds photoCount crim isComm pet
7	17.8543	0.8138	sqft baths lat lng dis isComm pet
9	17.8650	0.8218	sqft beds baths photoCount lat dis crim isComm pet
6	17.9214	0.8096	sqft beds baths lat dis isComm
8	17.9563	0.8176	sqft beds baths lat dis crim isComm pet
8	17.9646	0.8176	sqft baths photoCount lat lng dis crim isComm
7	18.0022	0.8135	sqft beds baths photoCount lat dis isComm
6	18.2997	0.8089	sqft beds photoCount lng dis pet
7	18.4870	0.8125	sqft baths photoCount lat lng dis isComm
9	18.6457	0.8202	sqft baths photoCount lat lng dis crim isComm pet
5	18.8797	0.8037	sqft beds crim isComm pet
5	18.9141	0.8036	sqft beds photoCount isComm pet
8	19.0239	0.8154	sqft baths photoCount lat lng dis isComm pet
7	19.0372	0.8114	sqft beds photoCount lat crim isComm pet
7	19.1433	0.8112	sqft beds baths lat dis crim isComm
6	19.2855	0.8069	sqft beds photoCount lat isComm pet
4	19.3502	0.7987	sqft beds isComm pet

5	19.4227	0.8026	sqft beds photoCount crim isComm
8	19.5391	0.8144	sqft beds baths photoCount lat dis crim isComm
7	19.6295	0.8102	sqft beds photoCount lng dis crim pet
7	19.6634	0.8101	sqft beds baths photoCount crim isComm pet
4	19.7266	0.7980	sqft beds crim isComm
3	19.9200	0.7936	sqft beds isComm
4	20.1110	0.7972	sqft beds photoCount isComm
7	20.2349	0.8090	sqft beds baths photoCount lng dis pet
5	20.2488	0.8010	sqft beds photoCount lat isComm
7	20.2996	0.8089	sqft beds photoCount lat lng dis pet
5	20.3224	0.8008	sqft beds lat isComm pet
6	20.4330	0.8046	sqft beds photoCount lat crim isComm
6	20.4456	0.8046	sqft beds baths crim isComm pet
6	20.4910	0.8045	sqft beds lat crim isComm pet
4	20.6569	0.7961	sqft beds lat isComm
6	20.7659	0.8039	sqft beds baths photoCount isComm pet
5	20.8813	0.7997	sqft beds photoCount lng dis
5	20.9161	0.7996	sqft beds baths isComm pet
8	20.9416	0.8116	sqft beds baths photoCount lat crim isComm pet
4	21.0035	0.7954	sqft lat lng isComm
5	21.1357	0.7992	sqft beds lat crim isComm
7	21.1801	0.8071	sqft beds baths photoCount lat isComm pet
6	21.4004	0.8027	sqft beds baths photoCount crim isComm
8	21.4914	0.8105	sqft beds baths photoCount lng dis crim pet
5	21.5315	0.7984	sqft beds baths crim isComm
8	21.6103	0.8103	sqft beds photoCount lat lng dis crim pet
4	21.7157	0.7940	sqft beds baths isComm
4	21.8939	0.7936	sqft dis isComm pet
6	21.9116	0.8016	sqft beds baths lat isComm pet
6	22.0018	0.8014	sqft beds photoCount lng dis crim
7	22.0718	0.8053	sqft beds baths lat crim isComm pet
5	22.0723	0.7973	sqft beds baths photoCount isComm
5	22.0867	0.7973	sqft photoCount lat lng isComm
3	22.0916	0.7892	sqft dis isComm
6	22.2293	0.8010	sqft beds baths photoCount lat isComm
8	22.2349	0.8090	sqft beds baths photoCount lat lng dis pet
5	22.4087	0.7966	sqft lat lng crim isComm
7	22.4201	0.8046	sqft beds baths photoCount lat crim isComm
5	22.4250	0.7966	sqft lat lng isComm pet
5	22.4614	0.7965	sqft beds baths lat isComm
5	22.5081	0.7964	sqft dis crim isComm pet
3	22.5348	0.7883	sqft lng isComm
6	22.6573	0.8001	sqft beds baths photoCount lng dis
4	22.6574	0.7921	sqft dis crim isComm
5	22.6621	0.7961	sqft baths lat lng isComm
6	22.8327	0.7998	sqft beds photoCount lat lng dis
5	22.9106	0.7956	sqft photoCount dis isComm pet
4	22.9360	0.7916	sqft lng crim isComm

6	22.9455	0.7996	sqft beds baths lat crim isComm
6	23.3500	0.7987	sqft photoCount lat lng isComm pet
6	23.3727	0.7987	sqft photoCount lat lng crim isComm
4	23.4177	0.7906	sqft photoCount dis isComm
9	23.4653	0.8105	sqft beds baths photoCount lat lng dis crim pet
7	23.6390	0.8022	sqft beds baths photoCount lng dis crim
5	23.6791	0.7941	sqft lat dis isComm pet
6	23.7034	0.7980	sqft lat lng crim isComm pet
4	23.7317	0.7900	sqft lng isComm pet
6	23.7763	0.7979	sqft photoCount dis crim isComm pet
5	23.8597	0.7937	sqft baths dis isComm pet
6	23.9183	0.7976	sqft baths photoCount lat lng isComm
6	23.9522	0.7975	sqft baths lat lng isComm pet
5	23.9537	0.7935	sqft lng crim isComm pet
5	23.9724	0.7935	sqft beds lng dis pet
7	23.9987	0.8015	sqft beds photoCount lat lng dis crim
4	24.0032	0.7894	sqft lat dis isComm
6	24.0690	0.7973	sqft lat dis crim isComm pet
6	24.0740	0.7973	sqft baths lat lng crim isComm
4	24.0915	0.7892	sqft baths dis isComm
4	24.1661	0.7891	sqft photoCount lng isComm
4	24.1711	0.7891	sqft baths lng isComm
5	24.1902	0.7930	sqft photoCount dis crim isComm
5	24.3513	0.7927	sqft photoCount lng crim isComm
5	24.4091	0.7926	sqft lat dis crim isComm
7	24.4648	0.8005	sqft photoCount lat lng crim isComm pet
6	24.4847	0.7965	sqft beds lng dis crim pet
6	24.5081	0.7964	sqft baths dis crim isComm pet
5	24.5874	0.7922	sqft baths lng crim isComm
7	24.6176	0.8002	sqft beds baths photoCount lat lng dis
5	24.6252	0.7922	sqft baths dis crim isComm
6	24.8196	0.7958	sqft photoCount lat dis isComm pet
6	24.9106	0.7956	sqft baths photoCount dis isComm pet
5	24.9516	0.7915	sqft beds photoCount dis pet
7	25.0898	0.7993	sqft baths photoCount lat lng isComm pet
6	25.1636	0.7951	sqft photoCount lng crim isComm pet
5	25.2089	0.7910	sqft baths lng isComm pet
7	25.2192	0.7990	sqft baths photoCount lat lng crim isComm
7	25.2247	0.7990	sqft baths lat lng crim isComm pet
5	25.2288	0.7910	sqft photoCount lng isComm pet
5	25.2557	0.7909	sqft photoCount lng dis pet
5	25.3937	0.7906	sqft baths photoCount dis isComm
5	25.3940	0.7906	sqft photoCount lat dis isComm
6	25.4324	0.7946	sqft baths lng crim isComm pet
6	25.4545	0.7945	sqft beds photoCount lng crim pet
6	25.5173	0.7944	sqft photoCount lng dis crim pet
7	25.5176	0.7984	sqft photoCount lat dis crim isComm pet
4	25.5189	0.7864	sqft beds lng dis

8	25.6388	0.8022	sqft beds baths photoCount lat lng dis crim
6	25.6553	0.7941	sqft baths lat dis isComm pet
6	25.6963	0.7940	sqft beds lat lng dis pet
7	25.7549	0.7979	sqft baths photoCount dis crim isComm pet
5	25.8362	0.7897	sqft beds lng dis crim
6	25.9149	0.7936	sqft beds baths lng dis pet
5	25.9164	0.7896	sqft baths photoCount lng isComm
7	25.9919	0.7975	sqft beds lat lng dis crim pet
5	26.0030	0.7894	sqft baths lat dis isComm
7	26.0348	0.7974	sqft beds photoCount lat lng crim pet
6	26.0458	0.7933	sqft beds photoCount lat lng pet
6	26.0545	0.7933	sqft photoCount lat dis crim isComm
7	26.0650	0.7973	sqft baths lat dis crim isComm pet
6	26.0957	0.7932	sqft baths photoCount dis crim isComm
6	26.1439	0.7931	sqft baths photoCount lng crim isComm
8	26.2143	0.8010	sqft baths photoCount lat lng crim isComm pet
6	26.3545	0.7927	sqft baths lat dis crim isComm
4	26.4085	0.7846	sqft photoCount lng dis
7	26.4828	0.7965	sqft beds baths lng dis crim pet
5	26.5087	0.7884	sqft photoCount lng dis crim
5	26.7022	0.7880	sqft beds photoCount lng pet
6	26.7245	0.7920	sqft beds photoCount lat dis pet
7	26.8195	0.7958	sqft baths photoCount lat dis isComm pet
7	26.8322	0.7958	sqft baths photoCount lng crim isComm pet
6	26.8441	0.7917	sqft beds photoCount dis crim pet
6	26.8573	0.7917	sqft baths photoCount lng isComm pet
6	26.8644	0.7917	sqft beds baths photoCount dis pet
6	27.2276	0.7910	sqft baths photoCount lng dis pet
6	27.2556	0.7909	sqft photoCount lat lng dis pet
6	27.3677	0.7907	sqft baths photoCount lat dis isComm
7	27.3893	0.7947	sqft baths photoCount lng dis crim pet
7	27.4108	0.7946	sqft beds baths photoCount lng crim pet
5	27.4286	0.7866	sqft beds lat lng dis
7	27.4618	0.7945	sqft photoCount lat lng dis crim pet
8	27.4854	0.7985	sqft baths photoCount lat dis crim isComm pet
5	27.4933	0.7864	sqft lng dis crim pet
5	27.5187	0.7864	sqft beds baths lng dis
6	27.5951	0.7902	sqft beds lat lng dis crim
5	27.6009	0.7862	sqft beds photoCount lat lng
7	27.6545	0.7941	sqft beds baths lat lng dis pet
6	27.8008	0.7898	sqft beds baths lng dis crim
4	27.8961	0.7816	sqft lng dis pet
7	27.9421	0.7935	sqft baths photoCount lat dis crim isComm
5	27.9439	0.7855	sqft beds photoCount lng crim
8	27.9915	0.7975	sqft beds baths lat lng dis crim pet
8	28.0101	0.7974	sqft beds baths photoCount lat lng crim pet
4	28.0142	0.7814	sqft lng dis crim
7	28.0181	0.7934	sqft beds baths photoCount lat lng pet

6	28.0674	0.7893	sqft beds photoCount lat lng crim
6	28.2051	0.7890	sqft baths photoCount lng dis crim
5	28.2811	0.7848	sqft baths photoCount lng dis
5	28.3788	0.7846	sqft photoCount lat lng dis
6	28.5045	0.7884	sqft photoCount lat lng dis crim
7	28.5405	0.7923	sqft beds photoCount lat dis crim pet
3	28.5495	0.7763	sqft lng dis
7	28.6277	0.7922	sqft beds baths photoCount lat dis pet
6	28.6432	0.7881	sqft beds baths photoCount lng pet
4	28.6795	0.7800	sqft beds photoCount lng
7	28.7256	0.7920	sqft beds baths photoCount dis crim pet
6	29.0604	0.7873	sqft lat lng dis crim pet
4	29.2185	0.7790	sqft beds photoCount dis
7	29.2274	0.7910	sqft baths photoCount lat lng dis pet
8	29.3229	0.7948	sqft baths photoCount lat lng dis crim pet
6	29.4285	0.7866	sqft beds baths lat lng dis
6	29.4922	0.7864	sqft baths lng dis crim pet
7	29.5369	0.7903	sqft beds baths lat lng dis crim
6	29.5988	0.7862	sqft beds baths photoCount lat lng
5	29.7119	0.7820	sqft lat lng dis pet
5	29.7865	0.7818	sqft lat lng dis crim
5	29.8511	0.7817	sqft baths lng dis pet
6	29.9436	0.7855	sqft beds baths photoCount lng crim
5	29.9618	0.7815	sqft baths lng dis crim
7	30.0631	0.7893	sqft beds baths photoCount lat lng crim
7	30.1941	0.7890	sqft baths photoCount lat lng dis crim
6	30.2567	0.7849	sqft baths photoCount lat lng dis
8	30.3971	0.7926	sqft beds baths photoCount lat dis crim pet
4	30.4915	0.7764	sqft lat lng dis
4	30.5492	0.7763	sqft baths lng dis
5	30.6788	0.7800	sqft beds baths photoCount lng
5	30.9083	0.7796	sqft beds baths photoCount dis
5	31.0424	0.7793	sqft beds photoCount dis crim
7	31.0514	0.7873	sqft baths lat lng dis crim pet
5	31.1378	0.7791	sqft beds photoCount crim pet
5	31.1443	0.7791	sqft beds photoCount lat dis
3	31.3851	0.7706	sqft crim isComm
4	31.4392	0.7745	sqft beds dis pet
4	31.5923	0.7742	sqft crim isComm pet
6	31.6783	0.7820	sqft baths lat lng dis pet
6	31.7076	0.7820	sqft baths lat lng dis crim
3	32.0159	0.7693	sqft lat isComm
5	32.1460	0.7771	sqft beds lng crim pet
2	32.1837	0.7650	sqft isComm
4	32.2328	0.7729	sqft lat crim isComm
5	32.3583	0.7767	sqft beds lat dis pet
4	32.4557	0.7725	sqft beds lng pet
5	32.4915	0.7764	sqft baths lat lng dis

5	32.5667	0.7762	sqft photoCount crim isComm pet
6	32.6289	0.7801	sqft beds photoCount lat crim pet
5	32.6504	0.7761	sqft lat crim isComm pet
3	32.6543	0.7680	sqft isComm pet
6	32.6594	0.7801	sqft beds baths photoCount dis crim
4	32.6596	0.7720	sqft photoCount crim isComm
4	32.6947	0.7720	sqft lat isComm pet
6	32.8211	0.7797	sqft beds baths photoCount lat dis
5	32.9079	0.7756	sqft beds dis crim pet
6	32.9114	0.7796	sqft beds photoCount lat dis crim
5	33.0705	0.7752	sqft baths crim isComm pet
4	33.0873	0.7712	sqft baths crim isComm
6	33.1065	0.7792	sqft beds baths photoCount crim pet
5	33.1297	0.7751	sqft beds lat lng pet
4	33.1577	0.7711	sqft photoCount lat isComm
5	33.1731	0.7750	sqft photoCount lat crim isComm
6	33.2875	0.7788	sqft photoCount lat crim isComm pet
4	33.3662	0.7706	sqft photoCount dis pet
5	33.3892	0.7746	sqft beds baths dis pet
3	33.4630	0.7664	sqft beds lng
4	33.4794	0.7704	sqft beds lng crim
6	33.5320	0.7783	sqft beds lat dis crim pet
6	33.5710	0.7782	sqft beds lat lng crim pet
5	33.6043	0.7742	sqft photoCount lat isComm pet
6	33.6183	0.7781	sqft beds baths lng crim pet
4	33.7212	0.7699	sqft baths lat isComm
3	33.7626	0.7658	sqft photoCount isComm
4	33.8103	0.7697	sqft beds lat lng
3	33.8704	0.7656	sqft baths isComm
5	33.9256	0.7735	sqft beds baths lng pet
4	33.9421	0.7695	sqft beds photoCount pet
5	33.9461	0.7735	sqft baths lat crim isComm
4	34.0365	0.7693	sqft photoCount isComm pet
4	34.1305	0.7691	sqft baths isComm pet
6	34.1558	0.7771	sqft baths lat crim isComm pet
5	34.2093	0.7730	sqft baths lat isComm pet
6	34.2595	0.7769	sqft baths photoCount crim isComm pet
6	34.3342	0.7767	sqft beds baths lat dis pet
5	34.4286	0.7725	sqft beds photoCount lat pet
3	34.4889	0.7644	sqft beds dis
7	34.4948	0.7804	sqft beds baths photoCount lat dis crim
5	34.5047	0.7724	sqft baths photoCount crim isComm
5	34.6000	0.7722	sqft beds lat lng crim
7	34.6078	0.7802	sqft beds baths photoCount lat crim pet
6	34.6275	0.7761	sqft beds baths lat lng pet
5	34.6749	0.7720	sqft photoCount dis crim pet
6	34.8961	0.7756	sqft beds baths dis crim pet
5	35.0176	0.7713	sqft baths photoCount lat isComm

7	35.0355	0.7793	sqft baths photoCount lat crim isComm pet
6	35.0535	0.7753	sqft baths photoCount lat crim isComm
7	35.0621	0.7793	sqft beds baths lat lng crim pet
5	35.0835	0.7712	sqft photoCount lat dis pet
4	35.2058	0.7669	sqft beds baths lng
5	35.2346	0.7709	sqft beds baths lng crim
4	35.3050	0.7667	sqft beds photoCount crim
5	35.3243	0.7707	sqft baths photoCount dis pet
6	35.3358	0.7747	sqft baths photoCount lat isComm pet
7	35.5320	0.7783	sqft beds baths lat dis crim pet
5	35.5620	0.7702	sqft beds baths lat lng
4	35.5622	0.7662	sqft baths photoCount isComm
5	35.6804	0.7700	sqft baths photoCount isComm pet
4	35.8238	0.7657	sqft beds lat dis
5	35.8614	0.7696	sqft photoCount lat lng pet
4	35.8644	0.7656	sqft photoCount lat lng
4	35.8770	0.7656	sqft beds dis crim
5	35.8959	0.7696	sqft beds baths photoCount pet
3	35.9239	0.7615	sqft photoCount dis
6	36.0273	0.7733	sqft photoCount lat lng crim pet
6	36.1822	0.7730	sqft photoCount lat dis crim pet
5	36.2302	0.7689	sqft photoCount lng crim pet
6	36.3596	0.7727	sqft beds baths lat lng crim
5	36.3742	0.7686	sqft photoCount lat lng crim
6	36.4042	0.7726	sqft beds baths photoCount lat pet
3	36.4512	0.7604	sqft dis pet
4	36.4867	0.7644	sqft beds baths dis
5	36.5422	0.7683	sqft beds photoCount lat crim
6	36.5687	0.7722	sqft baths photoCount dis crim pet
4	36.9485	0.7634	sqft photoCount lng crim
5	36.9630	0.7674	sqft beds lat dis crim
6	37.0341	0.7713	sqft baths photoCount lat dis pet
4	37.1685	0.7630	sqft photoCount dis crim
5	37.2959	0.7668	sqft beds baths photoCount crim
4	37.3172	0.7627	sqft dis crim pet
4	37.5167	0.7623	sqft lat dis pet
4	37.5279	0.7623	sqft photoCount lng pet
3	37.5296	0.7583	sqft beds photoCount
4	37.7195	0.7619	sqft beds photoCount lat
4	37.7333	0.7619	sqft baths photoCount dis
6	37.7448	0.7699	sqft baths photoCount lat lng pet
4	37.8004	0.7617	sqft photoCount lat dis
5	37.8116	0.7657	sqft beds baths lat dis
5	37.8357	0.7657	sqft baths photoCount lat lng
3	37.8381	0.7577	sqft photoCount lng
5	37.8477	0.7657	sqft beds baths dis crim
7	37.9157	0.7735	sqft baths photoCount lat lng crim pet
5	37.9790	0.7654	sqft lat dis crim pet

7	38.0455	0.7733	sqft baths photoCount lat dis crim pet
6	38.0661	0.7692	sqft baths photoCount lng crim pet
6	38.3517	0.7687	sqft baths photoCount lat lng crim
2	38.4046	0.7525	sqft dis
4	38.4141	0.7605	sqft baths dis pet
6	38.5257	0.7683	sqft beds baths photoCount lat crim
5	38.8519	0.7636	sqft baths photoCount dis crim
4	38.8771	0.7596	sqft beds crim pet
6	38.8883	0.7676	sqft beds baths lat dis crim
5	38.8915	0.7636	sqft photoCount lat dis crim
5	38.9035	0.7635	sqft baths photoCount lng crim
3	39.0157	0.7553	sqft lat lng
4	39.0712	0.7592	sqft lng crim pet
3	39.2257	0.7549	sqft dis crim
3	39.2869	0.7547	sqft lng crim
5	39.3166	0.7627	sqft baths dis crim pet
5	39.3349	0.7627	sqft baths photoCount lng pet
4	39.3656	0.7586	sqft lat lng pet
5	39.5001	0.7623	sqft baths lat dis pet
4	39.5274	0.7583	sqft beds baths photoCount
2	39.5528	0.7502	sqft lng
5	39.5964	0.7621	sqft baths photoCount lat dis
3	39.6325	0.7541	sqft lng pet
5	39.7087	0.7619	sqft beds baths photoCount lat
4	39.7713	0.7578	sqft baths photoCount lng
4	39.7807	0.7578	sqft lat lng crim
3	39.8072	0.7537	sqft lat dis
5	39.8566	0.7616	sqft lat lng crim pet
6	39.9719	0.7654	sqft baths lat dis crim pet
4	40.2960	0.7567	sqft lat dis crim
5	40.3524	0.7606	sqft beds baths crim pet
3	40.4025	0.7525	sqft baths dis
5	40.4776	0.7604	sqft baths lng crim pet
6	40.5301	0.7643	sqft baths photoCount lat dis crim
3	40.5452	0.7522	sqft beds pet
4	40.6853	0.7560	sqft baths lat lng
5	40.8107	0.7597	sqft baths lat lng pet
5	40.8221	0.7597	sqft beds lat crim pet
4	40.9549	0.7554	sqft baths lng crim
4	41.0352	0.7553	sqft baths lng pet
4	41.1788	0.7550	sqft baths dis crim
3	41.2036	0.7509	sqft baths lng
6	41.2946	0.7628	sqft baths lat lng crim pet
5	41.4596	0.7584	sqft baths lat lng crim
3	41.6890	0.7499	sqft beds crim
4	41.7960	0.7537	sqft baths lat dis
4	42.0177	0.7533	sqft beds baths pet
4	42.0294	0.7533	sqft beds lat pet

5	42.1938	0.7569	sqft baths lat dis crim
6	42.3031	0.7607	sqft beds baths lat crim pet
2	42.9730	0.7433	sqft beds
4	43.4912	0.7503	sqft beds baths crim
5	43.5193	0.7543	sqft beds baths lat pet
4	43.5233	0.7503	sqft beds lat crim
4	43.6752	0.7500	sqft photoCount crim pet
3	44.2473	0.7448	sqft beds lat
5	44.7273	0.7519	sqft photoCount lat crim pet
3	44.7637	0.7438	sqft beds baths
5	45.3280	0.7507	sqft beds baths lat crim
5	45.5283	0.7503	sqft baths photoCount crim pet
7	45.6819	0.7580	beds baths photoCount lng crim isComm pet
3	45.7365	0.7418	sqft photoCount crim
6	45.9788	0.7534	beds baths photoCount crim isComm pet
4	46.0447	0.7452	sqft beds baths lat
4	46.4914	0.7443	sqft photoCount lat pet
4	46.5567	0.7442	sqft photoCount lat crim
6	46.6142	0.7521	sqft baths photoCount lat crim pet
3	46.7333	0.7398	sqft photoCount pet
8	47.1014	0.7591	beds baths photoCount lat lng crim isComm pet
3	47.1276	0.7390	sqft crim pet
8	47.2080	0.7589	beds baths photoCount lng dis crim isComm pet
7	47.5571	0.7542	beds baths photoCount dis crim isComm pet
7	47.6996	0.7539	beds baths photoCount lat crim isComm pet
4	47.7155	0.7419	sqft baths photoCount crim
3	47.8195	0.7376	sqft photoCount lat
7	48.1497	0.7530	beds baths photoCount lng dis isComm pet
2	48.2927	0.7327	sqft photoCount
5	48.3708	0.7446	sqft baths photoCount lat pet
4	48.5325	0.7402	sqft baths crim pet
5	48.5467	0.7442	sqft baths photoCount lat crim
4	48.5536	0.7402	sqft baths photoCount pet
2	48.5714	0.7321	sqft crim
4	48.8090	0.7397	sqft lat crim pet
6	48.9153	0.7475	beds baths photoCount dis isComm pet
9	48.9647	0.7594	beds baths photoCount lat lng dis crim isComm pet
2	49.2578	0.7307	sqft pet
8	49.4948	0.7543	beds baths photoCount lat dis crim isComm pet
6	49.5076	0.7463	beds baths lng crim isComm pet
4	49.8037	0.7377	sqft baths photoCount lat
6	49.9006	0.7455	beds baths photoCount lng crim isComm
5	49.9834	0.7413	beds baths crim isComm pet
3	50.0966	0.7331	sqft lat crim
8	50.1077	0.7531	beds baths photoCount lat lng dis isComm pet
3	50.1101	0.7330	sqft lat pet
5	50.2298	0.7408	sqft baths lat crim pet
3	50.2534	0.7328	sqft baths photoCount

3	50.2912	0.7327	sqft baths crim
1	50.3274	0.7246	sqft
3	50.6578	0.7319	sqft baths pet
7	50.9101	0.7475	beds baths photoCount lat dis isComm pet
5	50.9585	0.7394	beds baths photoCount crim isComm
7	50.9783	0.7473	beds baths photoCount lat lng crim isComm
2	50.9790	0.7273	sqft lat
7	51.0019	0.7473	beds baths lng dis crim isComm pet
7	51.3455	0.7466	beds baths lat lng crim isComm pet
6	51.3987	0.7425	beds baths lng dis isComm pet
7	51.5014	0.7463	beds baths photoCount lng dis crim isComm
6	51.5334	0.7422	beds baths dis crim isComm pet
4	51.5401	0.7342	sqft baths lat pet
4	51.8236	0.7336	sqft baths lat crim
6	51.9574	0.7414	beds baths lat crim isComm pet
2	52.0302	0.7252	sqft baths
5	52.3117	0.7366	beds baths dis isComm pet
6	52.3143	0.7407	beds baths photoCount lng dis isComm
6	52.4641	0.7404	beds baths photoCount lat crim isComm
6	52.6186	0.7400	beds baths photoCount dis crim isComm
5	52.6558	0.7360	beds baths lng crim isComm
3	52.6963	0.7279	sqft baths lat
7	52.8241	0.7436	beds baths photoCount lat lng isComm pet
8	52.9378	0.7474	beds baths photoCount lat lng dis crim isComm
8	52.9960	0.7473	beds baths lat lng dis crim isComm pet
6	53.1185	0.7390	beds baths photoCount lng isComm pet
7	53.3740	0.7425	beds baths lat lng dis isComm pet
7	53.5033	0.7423	beds baths lat dis crim isComm pet
4	53.8307	0.7296	beds baths crim isComm
5	53.8933	0.7335	beds baths photoCount dis isComm
7	54.0993	0.7411	beds baths photoCount lat lng dis isComm
6	54.1197	0.7370	beds baths lat dis isComm pet
5	54.2130	0.7328	beds baths photoCount isComm pet
6	54.2237	0.7368	beds baths lng dis crim isComm
6	54.2781	0.7367	beds baths lat lng crim isComm
7	54.3831	0.7405	beds baths photoCount lat dis crim isComm
5	54.5620	0.7321	beds baths lng dis isComm
6	54.5674	0.7361	beds baths photoCount lat isComm pet
5	55.4613	0.7303	beds baths dis crim isComm
5	55.7047	0.7298	beds baths lat crim isComm
5	55.7222	0.7298	beds baths lng isComm pet
6	55.7890	0.7337	beds baths photoCount lng crim pet
6	55.8666	0.7335	beds baths photoCount lat dis isComm
6	55.9123	0.7334	beds baths photoCount lat lng isComm
7	56.1024	0.7371	beds baths lat lng dis crim isComm
4	56.2232	0.7248	beds baths dis isComm
5	56.3566	0.7285	beds baths photoCount crim pet
5	56.4054	0.7284	beds photoCount crim isComm pet

6	56.4148	0.7324	beds baths lat lng isComm pet
6	56.5490	0.7322	beds baths lat lng dis isComm
5	56.7010	0.7278	beds baths photoCount lng isComm
4	56.9469	0.7233	beds baths isComm pet
7	56.9880	0.7353	beds baths photoCount lng dis crim pet
7	57.3490	0.7346	beds baths photoCount lat lng crim pet
6	57.3877	0.7305	beds photoCount lng crim isComm pet
6	57.4546	0.7303	beds baths lat dis crim isComm
6	57.6238	0.7300	beds baths photoCount dis crim pet
6	57.7023	0.7298	beds photoCount dis crim isComm pet
6	58.0674	0.7291	beds photoCount lat crim isComm pet
5	58.1229	0.7250	beds baths lat isComm pet
6	58.1711	0.7289	beds baths photoCount lng dis pet
6	58.1829	0.7289	beds baths photoCount lat crim pet
5	58.1891	0.7249	beds baths lat dis isComm
4	58.4324	0.7204	beds baths lng isComm
5	58.5740	0.7241	beds baths photoCount lat isComm
4	58.5965	0.7200	beds baths photoCount isComm
7	58.6270	0.7320	beds photoCount lng dis crim isComm pet
5	58.6972	0.7238	beds baths lat lng isComm
7	58.8399	0.7316	beds photoCount lat lng crim isComm pet
8	58.9144	0.7354	beds baths photoCount lat lng dis crim pet
5	59.2696	0.7227	beds baths photoCount dis pet
7	59.6236	0.7300	beds baths photoCount lat dis crim pet
7	59.6591	0.7299	beds photoCount lat dis crim isComm pet
7	60.1703	0.7289	beds baths photoCount lat lng dis pet
5	60.3381	0.7205	beds photoCount dis isComm pet
3	60.3953	0.7124	beds baths isComm
8	60.4905	0.7323	beds photoCount lat lng dis crim isComm pet
4	60.6128	0.7160	beds photoCount crim isComm
6	60.9794	0.7233	beds photoCount lng dis isComm pet
5	61.0681	0.7191	beds photoCount lng crim isComm
6	61.1673	0.7229	beds baths photoCount lat dis pet
4	61.2494	0.7147	beds baths lat isComm
5	62.0197	0.7172	beds photoCount dis crim isComm
5	62.0583	0.7171	beds photoCount lat crim isComm
6	62.2027	0.7208	beds photoCount lat lng crim isComm
6	62.3081	0.7206	beds photoCount lat dis isComm pet
6	62.4046	0.7204	beds photoCount lng dis crim isComm
5	62.4732	0.7163	beds baths photoCount lng crim
7	62.9793	0.7233	beds photoCount lat lng dis isComm pet
6	63.6806	0.7179	beds baths photoCount lat lng crim
6	63.7510	0.7177	beds baths photoCount lng dis crim
6	63.8330	0.7176	beds photoCount lat dis crim isComm
7	64.0216	0.7212	beds photoCount lat lng dis crim isComm
4	64.0420	0.7091	beds baths photoCount crim
4	64.5223	0.7081	beds photoCount dis isComm
5	64.5783	0.7120	beds photoCount lng dis isComm

4	64.5907	0.7080	beds photoCount crim pet
5	64.8007	0.7116	beds baths photoCount lng dis
6	65.0191	0.7152	beds baths photoCount lat lng pet
5	65.2517	0.7107	beds baths photoCount lng pet
5	65.3134	0.7106	beds photoCount lng crim pet
5	65.4003	0.7104	beds baths photoCount dis crim
7	65.4428	0.7183	beds baths photoCount lat lng dis crim
5	65.5710	0.7101	beds photoCount dis crim pet
5	65.6669	0.7099	beds baths photoCount lat crim
6	66.2212	0.7128	beds photoCount lng dis crim pet
5	66.3651	0.7085	beds photoCount lat crim pet
6	66.5084	0.7122	beds photoCount lat lng dis isComm
5	66.5196	0.7082	beds photoCount lat dis isComm
6	66.7341	0.7117	beds baths photoCount lat lng dis
4	66.7840	0.7036	beds baths photoCount pet
6	66.8880	0.7114	beds photoCount lat lng crim pet
4	66.9762	0.7032	beds baths photoCount dis
5	67.0284	0.7071	beds baths lng crim pet
5	67.2291	0.7067	beds baths photoCount lat pet
6	67.3290	0.7105	beds baths photoCount lat dis crim
6	67.5710	0.7101	beds photoCount lat dis crim pet
4	67.7910	0.7016	beds crim isComm pet
4	67.9971	0.7012	beds baths crim pet
6	68.0293	0.7091	beds baths lng dis crim pet
7	68.1893	0.7128	beds photoCount lat lng dis crim pet
4	68.3877	0.7004	beds photoCount dis pet
5	68.4059	0.7044	beds baths lng dis pet
5	68.7137	0.7038	beds photoCount lng dis pet
5	68.9060	0.7034	beds lng crim isComm pet
5	68.9203	0.7033	beds dis crim isComm pet
5	68.9717	0.7032	beds baths photoCount lat dis
6	69.0237	0.7071	beds baths lat lng crim pet
5	69.0769	0.7030	beds baths dis crim pet
6	69.1825	0.7068	beds photoCount lat lng isComm pet
5	69.2152	0.7027	beds photoCount lat isComm pet
4	69.5364	0.6981	beds photoCount isComm pet
5	69.7902	0.7016	beds lat crim isComm pet
7	69.8311	0.7095	beds baths lat lng dis crim pet
4	69.8704	0.6974	beds baths dis pet
6	69.9561	0.7053	beds baths lat lng dis pet
5	69.9590	0.7013	beds baths lat crim pet
6	69.9747	0.7052	beds lng dis crim isComm pet
5	70.0641	0.7010	beds photoCount lng isComm pet
3	70.1516	0.6928	beds crim isComm
5	70.2366	0.7007	beds photoCount lat dis pet
5	70.4728	0.7002	beds baths photoCount lat lng
6	70.5604	0.7041	beds baths lat dis crim pet
6	70.6809	0.7038	beds photoCount lat lng dis pet

6	70.7081	0.7038	beds lat dis crim isComm pet
4	70.8478	0.6955	beds lng crim isComm
6	70.8787	0.7034	beds lat lng crim isComm pet
4	70.8837	0.6954	beds dis isComm pet
5	70.9191	0.6993	beds baths lat dis pet
4	71.1904	0.6948	beds photoCount lng crim
3	71.2142	0.6907	beds photoCount crim
4	71.2980	0.6946	beds baths photoCount lng
4	71.3964	0.6944	beds dis crim isComm
5	71.5050	0.6982	beds photoCount lat lng isComm
5	71.6891	0.6978	beds lng dis isComm pet
7	71.8710	0.7054	beds lat lng dis crim isComm pet
5	72.0180	0.6971	beds lng dis crim isComm
4	72.1116	0.6929	beds lat crim isComm
5	72.1969	0.6968	beds photoCount lng dis crim
4	72.2081	0.6927	beds photoCount lat isComm
5	72.2716	0.6966	beds lat dis isComm pet
4	72.3121	0.6925	beds photoCount dis crim
4	72.4323	0.6923	beds baths lng crim
5	72.4355	0.6963	beds photoCount lat lng crim
5	72.7197	0.6957	beds lat lng crim isComm
4	72.7829	0.6916	beds photoCount lat crim
4	72.8820	0.6914	beds photoCount lng isComm
3	72.9115	0.6873	beds photoCount isComm
3	73.2979	0.6865	beds dis isComm
6	73.3027	0.6986	beds lat lng dis isComm pet
5	73.3449	0.6945	beds lat dis crim isComm
5	73.5247	0.6941	beds baths lng dis crim
4	73.6302	0.6899	beds lng dis isComm
4	73.8298	0.6895	beds baths lng dis
3	73.9201	0.6853	beds baths photoCount
4	73.9267	0.6893	beds baths photoCount lat
6	73.9917	0.6972	beds photoCount lat lng dis crim
6	74.0130	0.6971	beds lat lng dis crim isComm
5	74.2555	0.6926	beds photoCount lat dis crim
5	74.3394	0.6925	beds baths lat lng crim
3	74.3664	0.6844	beds baths crim
4	74.4905	0.6882	beds photoCount lng dis
4	74.9382	0.6873	beds baths lng pet
3	74.9900	0.6831	beds photoCount dis
4	74.9965	0.6871	beds lat dis isComm
5	75.4935	0.6902	beds lat lng dis isComm
6	75.5021	0.6941	beds baths lat lng dis crim
4	75.5508	0.6860	beds baths dis crim
5	75.6888	0.6898	beds baths lat lng dis
5	76.1614	0.6888	beds baths lat lng pet
3	76.3256	0.6805	beds baths dis
4	76.3662	0.6844	beds baths lat crim

5	76.4813	0.6882	beds photoCount lat lng dis
3	76.8377	0.6794	beds baths pet
4	76.9684	0.6832	beds photoCount lat dis
5	77.3486	0.6864	beds baths lat dis crim
4	77.8241	0.6815	beds baths lat dis
4	78.4521	0.6802	beds baths lat pet
5	79.0508	0.6830	beds photoCount lat lng pet
4	79.5066	0.6781	beds photoCount lat pet
3	79.6785	0.6737	beds photoCount pet
4	79.8309	0.6774	beds photoCount lng pet
3	79.8613	0.6734	beds baths lng
3	79.8793	0.6733	beds isComm pet
4	80.5777	0.6759	beds lng isComm pet
4	80.6939	0.6757	beds baths lat lng
4	80.9516	0.6752	beds lat isComm pet
5	81.3312	0.6784	beds lat lng isComm pet
2	81.6265	0.6658	beds isComm
3	81.8790	0.6693	beds lng isComm
4	82.2852	0.6725	beds lat lng isComm
3	82.4245	0.6682	beds lat isComm
2	82.8003	0.6635	beds baths
4	83.4369	0.6702	beds photoCount lat lng
3	84.1564	0.6648	beds baths lat
3	84.8052	0.6635	beds photoCount lng
3	84.8521	0.6634	beds photoCount lat
2	85.4624	0.6581	beds photoCount
3	85.4997	0.6621	beds crim pet
4	86.0203	0.6650	beds dis crim pet
4	86.3056	0.6645	beds lng crim pet
5	86.7409	0.6676	beds lng dis crim pet
5	87.0340	0.6670	beds lat dis crim pet
4	87.3942	0.6623	beds lat crim pet
3	87.9872	0.6571	beds dis pet
6	88.0461	0.6690	beds lat lng dis crim pet
5	88.2780	0.6645	beds lat lng crim pet
4	88.2826	0.6605	beds lat dis pet
4	88.4213	0.6602	beds lng dis pet
5	89.1602	0.6627	beds lat lng dis pet
2	90.0632	0.6489	beds crim
3	90.2418	0.6526	beds lng crim
3	90.7298	0.6516	beds dis crim
4	90.8009	0.6554	beds lng dis crim
3	92.0457	0.6489	beds lat crim
4	92.1831	0.6527	beds lat dis crim
4	92.2389	0.6526	beds lat lng crim
3	92.3542	0.6483	beds lng dis
5	92.4951	0.6561	beds lat lng dis crim
2	92.6206	0.6438	beds dis

3	93.5138	0.6460	beds lat dis
4	93.6461	0.6497	beds lat lng dis
2	99.8986	0.6292	beds pet
3	100.1621	0.6327	beds lng pet
4	101.4361	0.6341	beds lat lng pet
3	101.4420	0.6301	beds lat pet
2	103.3540	0.6222	beds lng
1	103.7708	0.6174	beds
3	104.3024	0.6244	beds lat lng
2	105.0826	0.6188	beds lat
4	141.1294	0.5545	baths crim isComm pet
5	141.8182	0.5571	baths photoCount crim isComm pet
5	142.2286	0.5563	baths dis crim isComm pet
5	142.5560	0.5557	baths lng crim isComm pet
5	142.6921	0.5554	baths lat crim isComm pet
6	142.9279	0.5589	baths photoCount dis crim isComm pet
6	143.1021	0.5586	baths photoCount lat crim isComm pet
6	143.3027	0.5582	baths photoCount lng crim isComm pet
4	143.5123	0.5497	baths photoCount crim pet
6	143.6141	0.5575	baths lng dis crim isComm pet
6	143.9361	0.5569	baths lat lng crim isComm pet
3	144.0445	0.5446	baths crim isComm
6	144.1689	0.5564	baths lat dis crim isComm pet
7	144.3708	0.5600	baths photoCount lat lng crim isComm pet
7	144.3735	0.5600	baths photoCount lng dis crim isComm pet
5	144.4146	0.5519	baths photoCount dis crim pet
7	144.7239	0.5593	baths photoCount lat dis crim isComm pet
5	144.8863	0.5510	baths photoCount lng crim pet
5	144.9135	0.5509	baths photoCount lat crim pet
3	145.0956	0.5425	baths crim pet
4	145.1342	0.5465	baths lng crim isComm
4	145.1693	0.5464	baths photoCount crim isComm
4	145.2527	0.5462	baths dis crim isComm
4	145.3479	0.5460	baths lat crim isComm
7	145.4740	0.5578	baths lat lng dis crim isComm pet
6	145.7447	0.5533	baths photoCount lng dis crim pet
4	145.8990	0.5449	baths dis crim pet
8	146.0429	0.5607	baths photoCount lat lng dis crim isComm pet
6	146.0684	0.5526	baths photoCount lat lng crim pet
5	146.1655	0.5484	baths lat lng crim isComm
5	146.1772	0.5484	baths photoCount lat crim isComm
5	146.2898	0.5482	baths lng dis crim isComm
5	146.3044	0.5481	baths photoCount lng crim isComm
4	146.3117	0.5441	baths lng crim pet
6	146.3147	0.5521	baths photoCount lat dis crim pet
5	146.3896	0.5480	baths photoCount dis crim isComm
4	146.9091	0.5429	baths lat crim pet
6	147.0018	0.5508	baths photoCount lat lng crim isComm

5	147.0273	0.5467	baths lat dis crim isComm
5	147.0665	0.5466	baths lng dis crim pet
6	147.4734	0.5498	baths photoCount lng dis crim isComm
7	147.5409	0.5537	baths photoCount lat lng dis crim pet
5	147.8924	0.5450	baths lat dis crim pet
6	147.8954	0.5490	baths lat lng dis crim isComm
6	147.9587	0.5488	baths photoCount lat dis crim isComm
5	147.9763	0.5448	baths lat lng crim pet
3	148.2409	0.5362	baths photoCount crim
7	148.8245	0.5511	baths photoCount lat lng dis crim isComm
6	149.0615	0.5466	baths lat lng dis crim pet
4	149.1513	0.5384	baths photoCount lng crim
4	149.2434	0.5382	baths photoCount dis crim
2	149.3482	0.5300	baths crim
4	149.3746	0.5380	baths photoCount lat crim
5	149.9559	0.5408	baths photoCount lat lng crim
3	150.0888	0.5325	baths lng crim
5	150.0948	0.5405	baths photoCount lng dis crim
3	150.2593	0.5322	baths dis crim
4	150.9367	0.5348	baths lng dis crim
5	150.9707	0.5388	baths photoCount lat dis crim
3	150.9838	0.5307	baths lat crim
4	151.4094	0.5339	baths dis isComm pet
4	151.4786	0.5338	baths lat lng crim
6	151.6186	0.5415	baths photoCount lat lng dis crim
4	152.2395	0.5322	baths lat dis crim
5	152.4528	0.5358	baths lng dis isComm pet
5	152.7264	0.5353	baths photoCount dis isComm pet
5	152.8319	0.5350	baths lat lng dis crim
5	153.3325	0.5340	baths lat dis isComm pet
6	153.8157	0.5371	baths photoCount lng dis isComm pet
4	154.1588	0.5284	baths photoCount dis pet
3	154.3514	0.5240	baths dis isComm
6	154.4393	0.5358	baths lat lng dis isComm pet
3	154.5096	0.5237	baths dis pet
6	154.7044	0.5353	baths photoCount lat dis isComm pet
4	154.9778	0.5267	baths lng dis isComm
5	155.1045	0.5305	baths photoCount lng dis pet
4	155.3112	0.5261	baths lng dis pet
7	155.8156	0.5371	baths photoCount lat lng dis isComm pet
4	155.9668	0.5247	baths photoCount dis isComm
5	156.0815	0.5285	baths photoCount lat dis pet
4	156.1894	0.5243	baths lat dis pet
4	156.3492	0.5240	baths lat dis isComm
5	156.6228	0.5274	baths photoCount lng dis isComm
5	156.9589	0.5268	baths lat lng dis isComm
6	157.0926	0.5305	baths photoCount lat lng dis pet
5	157.1640	0.5264	baths lat lng dis pet

5	157.9636	0.5248	baths photoCount lat dis isComm
6	158.5656	0.5276	baths photoCount lat lng dis isComm
2	158.7118	0.5112	baths dis
3	158.7283	0.5152	baths photoCount dis
3	158.9513	0.5148	baths lng dis
4	159.1115	0.5184	baths photoCount lng dis
3	160.5941	0.5115	baths lat dis
4	160.7233	0.5152	baths photoCount lat dis
4	160.9343	0.5148	baths lat lng dis
5	161.0944	0.5185	baths photoCount lat lng dis
4	169.4772	0.4977	baths lat isComm pet
5	169.5723	0.5015	baths lat lng isComm pet
4	170.5324	0.4955	baths lat lng isComm
5	170.8124	0.4990	baths photoCount lat isComm pet
6	170.9152	0.5028	baths photoCount lat lng isComm pet
3	170.9520	0.4907	baths lat isComm
5	172.0742	0.4965	baths photoCount lat lng isComm
3	172.3395	0.4879	baths isComm pet
4	172.5023	0.4916	baths photoCount lat isComm
4	173.1842	0.4902	baths lng isComm pet
5	173.8271	0.4929	baths photoCount lat lng pet
4	173.9704	0.4886	baths photoCount lat pet
4	174.1762	0.4882	baths photoCount isComm pet
4	174.3963	0.4878	baths lat lng pet
2	174.4022	0.4798	baths isComm
3	174.6192	0.4833	baths lat pet
3	174.8437	0.4829	baths lng isComm
5	175.0436	0.4905	baths photoCount lng isComm pet
4	176.1497	0.4843	baths photoCount lat lng
3	176.3508	0.4799	baths photoCount isComm
3	176.4779	0.4796	baths lat lng
2	176.5392	0.4755	baths pet
4	176.8027	0.4830	baths photoCount lng isComm
3	176.9996	0.4786	baths photoCount lat
3	177.0849	0.4784	baths lng pet
3	177.0934	0.4784	baths photoCount pet
2	177.3949	0.4738	baths lat
4	177.7596	0.4810	baths photoCount lng pet
2	179.8305	0.4689	baths lng
1	179.8409	0.4648	baths
2	180.6452	0.4672	baths photoCount
3	180.7501	0.4710	baths photoCount lng
5	263.8236	0.3124	photoCount lng dis crim pet
4	264.3892	0.3073	photoCount lng dis crim
3	265.0447	0.3020	photoCount dis crim
4	265.1107	0.3059	photoCount dis crim pet
4	265.1193	0.3058	photoCount lng crim pet
6	265.3375	0.3134	photoCount lng dis crim isComm pet

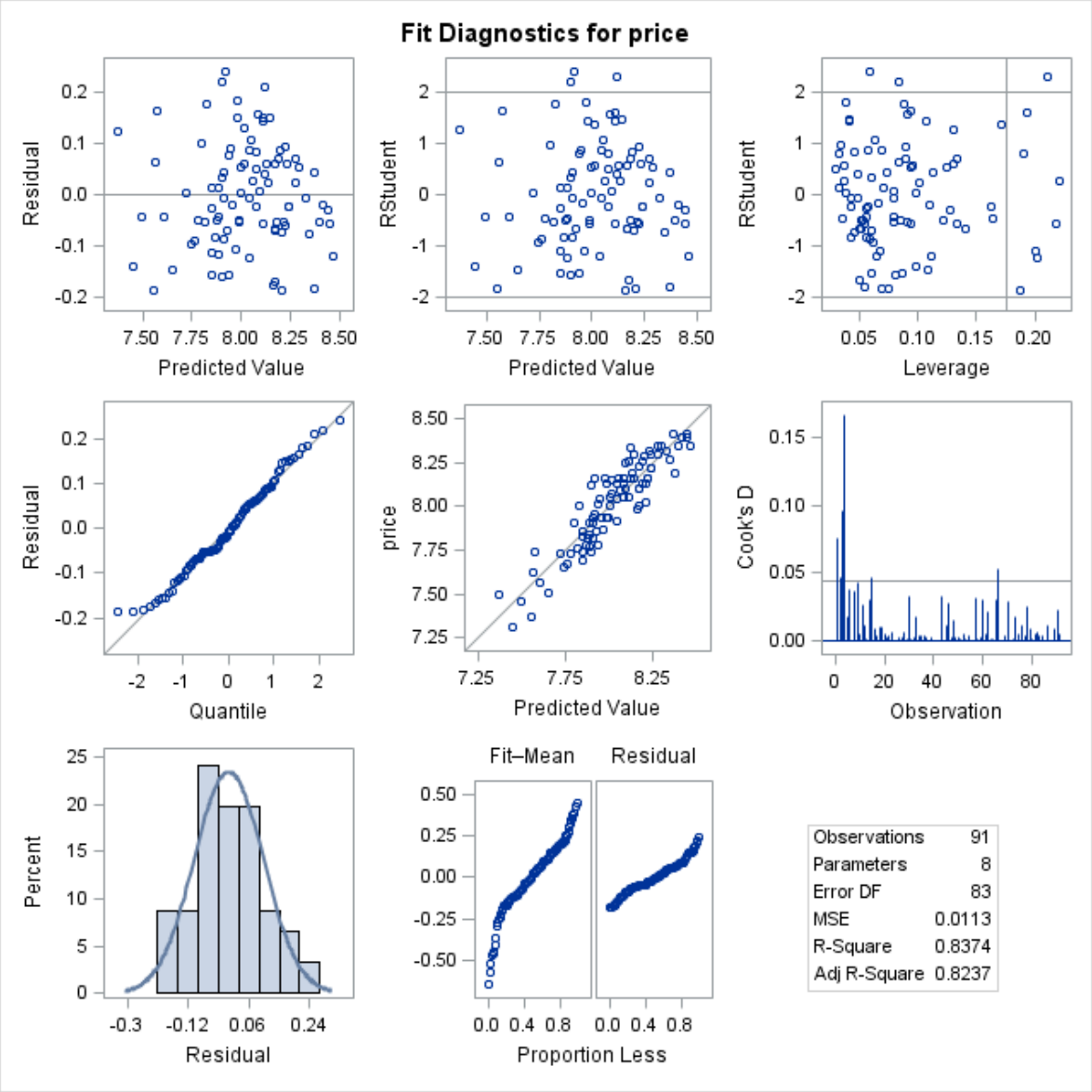
3	265.5597	0.3009	photoCount lng crim
6	265.7721	0.3126	photoCount lat lng dis crim pet
5	265.9939	0.3081	photoCount lat lng crim pet
4	266.1769	0.3037	photoCount lat lng crim
5	266.1821	0.3077	photoCount lng dis crim isComm
5	266.2433	0.3076	photoCount lat lng dis crim
5	266.3617	0.3074	photoCount dis crim isComm pet
3	266.4751	0.2991	photoCount lat crim
2	266.4957	0.2951	photoCount crim
4	266.6419	0.3028	photoCount dis crim isComm
4	266.6636	0.3027	photoCount lat dis crim
3	266.7025	0.2987	photoCount crim pet
5	266.7283	0.3066	photoCount lng crim isComm pet
5	266.8498	0.3064	photoCount lat dis crim pet
4	266.8822	0.3023	photoCount lat crim pet
7	267.3032	0.3135	photoCount lat lng dis crim isComm pet
4	267.4066	0.3013	photoCount lng crim isComm
6	267.6467	0.3088	photoCount lat lng crim isComm pet
5	268.0440	0.3040	photoCount lat lng crim isComm
6	268.0511	0.3080	photoCount lat lng dis crim isComm
4	268.0650	0.2999	photoCount crim isComm pet
6	268.1611	0.3078	photoCount lat dis crim isComm pet
3	268.1616	0.2957	photoCount crim isComm
4	268.2017	0.2997	photoCount lat crim isComm
5	268.3056	0.3035	photoCount lat dis crim isComm
5	268.3438	0.3034	photoCount lat crim isComm pet
3	279.5590	0.2729	lng dis crim
4	279.9065	0.2762	lng dis crim pet
2	280.3300	0.2673	dis crim
4	281.0666	0.2739	lng dis crim isComm
3	281.1808	0.2696	dis crim pet
4	281.2726	0.2734	lat lng dis crim
2	281.4043	0.2652	lng crim
5	281.4407	0.2771	lat lng dis crim pet
5	281.6021	0.2768	lng dis crim isComm pet
3	281.8774	0.2682	lng crim pet
3	282.0572	0.2679	dis crim isComm
3	282.2436	0.2675	lat dis crim
1	282.4938	0.2590	crim
3	282.7778	0.2664	lng crim isComm
5	282.8497	0.2743	lat lng dis crim isComm
4	283.0254	0.2699	lat dis crim pet
4	283.0325	0.2699	dis crim isComm pet
6	283.2151	0.2776	lat lng dis crim isComm pet
3	283.2298	0.2655	lat lng crim
4	283.4553	0.2691	lng crim isComm pet
2	283.4762	0.2610	crim pet
4	283.7809	0.2684	lat lng crim pet

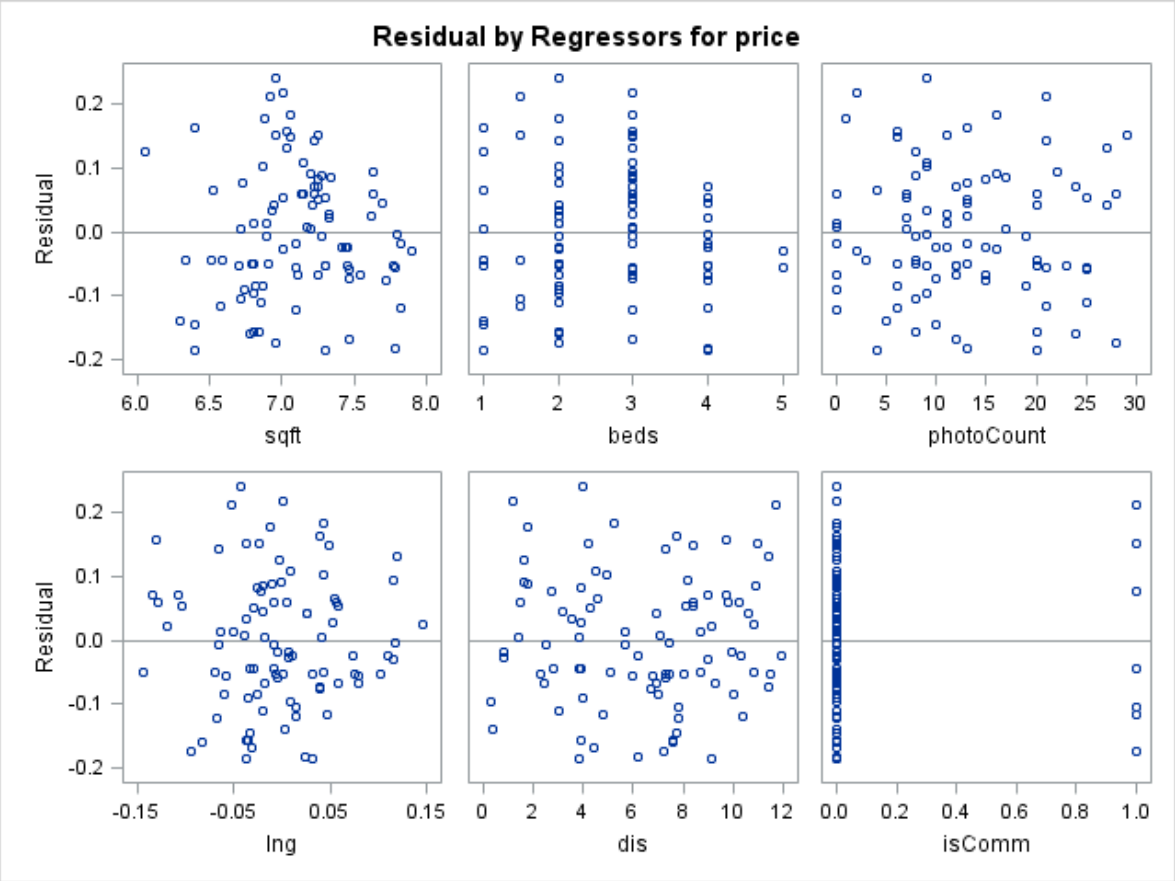
4	284.0019	0.2680	lat dis crim isComm
2	284.0425	0.2599	lat crim
2	284.1269	0.2597	crim isComm
4	284.5529	0.2669	lat lng crim isComm
5	284.9119	0.2702	lat dis crim isComm pet
3	285.1104	0.2617	lat crim pet
3	285.2468	0.2615	crim isComm pet
5	285.3223	0.2693	lat lng crim isComm pet
3	285.6009	0.2608	lat crim isComm
4	286.8208	0.2623	lat crim isComm pet
3	299.6320	0.2326	photoCount lng dis
4	299.8275	0.2362	photoCount lng dis pet
2	300.2839	0.2273	photoCount dis
5	300.6606	0.2386	photoCount lng dis isComm pet
4	300.8781	0.2341	photoCount lng dis isComm
3	300.9967	0.2299	photoCount dis pet
5	301.1073	0.2377	photoCount lat lng dis pet
4	301.1346	0.2336	photoCount lat lng dis
3	301.1925	0.2295	photoCount dis isComm
4	301.4522	0.2330	photoCount dis isComm pet
6	301.8472	0.2402	photoCount lat lng dis isComm pet
3	302.0703	0.2277	photoCount lat dis
5	302.3401	0.2352	photoCount lat lng dis isComm
4	302.6840	0.2305	photoCount lat dis pet
4	302.9297	0.2300	photoCount lat dis isComm
5	303.0453	0.2338	photoCount lat dis isComm pet
3	312.1352	0.2075	lat lng dis
2	312.3437	0.2031	lng dis
4	312.5976	0.2106	lat lng dis pet
1	313.1026	0.1976	dis
3	313.2217	0.2054	lng dis pet
2	313.5674	0.2007	lat dis
4	314.1250	0.2076	lat lng dis isComm
3	314.2902	0.2032	lng dis isComm
2	314.3833	0.1990	dis pet
5	314.5933	0.2106	lat lng dis isComm pet
3	314.6212	0.2025	lat dis pet
2	315.0995	0.1976	dis isComm
4	315.2112	0.2054	lng dis isComm pet
3	315.5625	0.2007	lat dis isComm
3	316.3799	0.1990	dis isComm pet
4	316.5758	0.2026	lat dis isComm pet
3	375.4618	0.0805	photoCount lat lng
2	375.9732	0.0755	photoCount lat
4	376.6033	0.0823	photoCount lat lng isComm
3	376.7868	0.0779	photoCount lat isComm
4	377.3490	0.0808	photoCount lat lng pet
3	377.9584	0.0755	photoCount lat pet

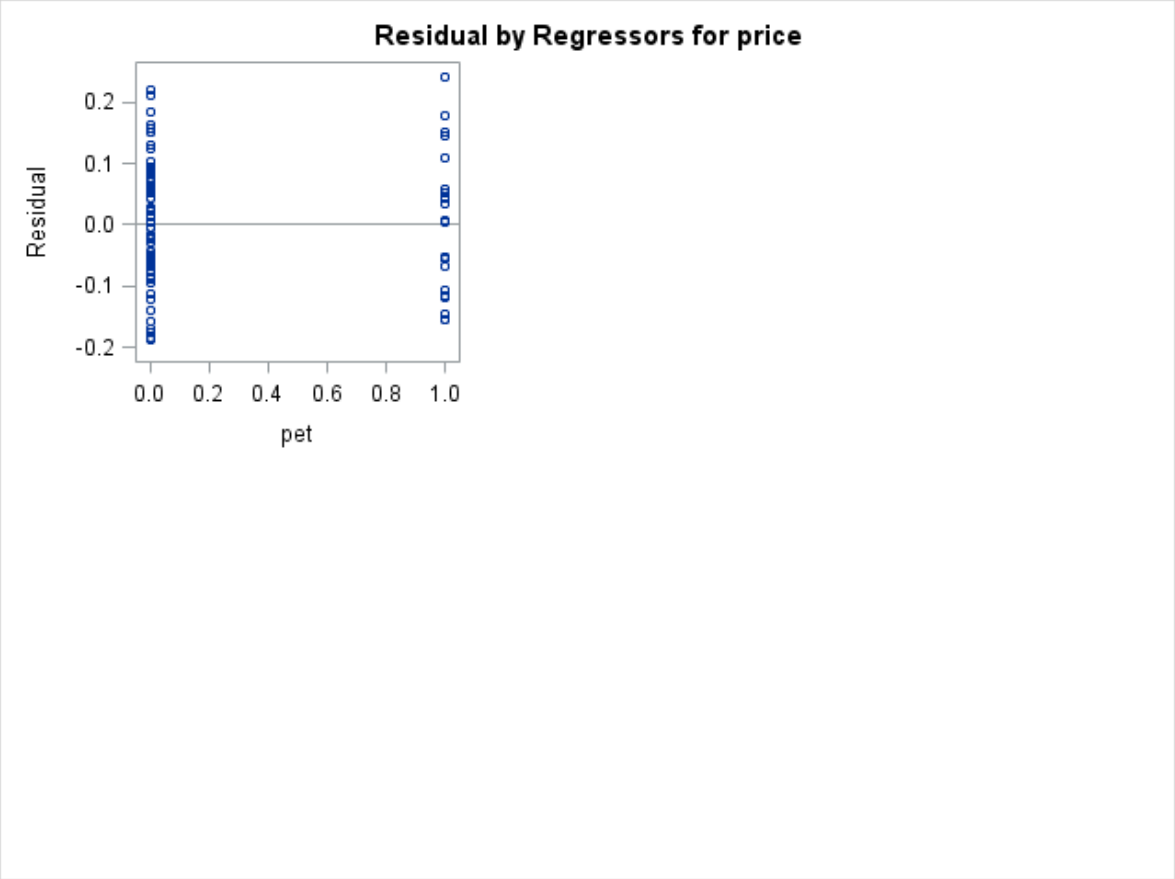
5	378.3702	0.0827	photoCount lat lng isComm pet
4	378.6939	0.0781	photoCount lat isComm pet
2	392.8645	0.0416	photoCount lng
3	393.6516	0.0440	photoCount lng isComm
3	394.5731	0.0422	photoCount lng pet
2	394.7525	0.0378	lat lng
4	395.1428	0.0451	photoCount lng isComm pet
1	395.8354	0.0316	lat
1	396.2408	0.0308	photoCount
2	396.3980	0.0345	photoCount isComm
3	396.6358	0.0381	lat lng isComm
3	396.7510	0.0378	lat lng pet
2	397.7957	0.0317	lat pet
2	397.8038	0.0317	lat isComm
3	398.1804	0.0350	photoCount isComm pet
2	398.1834	0.0309	photoCount pet
4	398.6358	0.0381	lat lng isComm pet
3	399.7526	0.0318	lat isComm pet
1	406.0749	0.0111	lng
2	408.0114	0.0112	lng pet
2	408.0743	0.0111	lng isComm
3	410.0114	0.0112	lng isComm pet
1	411.5634	0.0001	isComm
1	411.6122	0.0000	pet
2	413.5630	0.0001	isComm pet

The SAS System

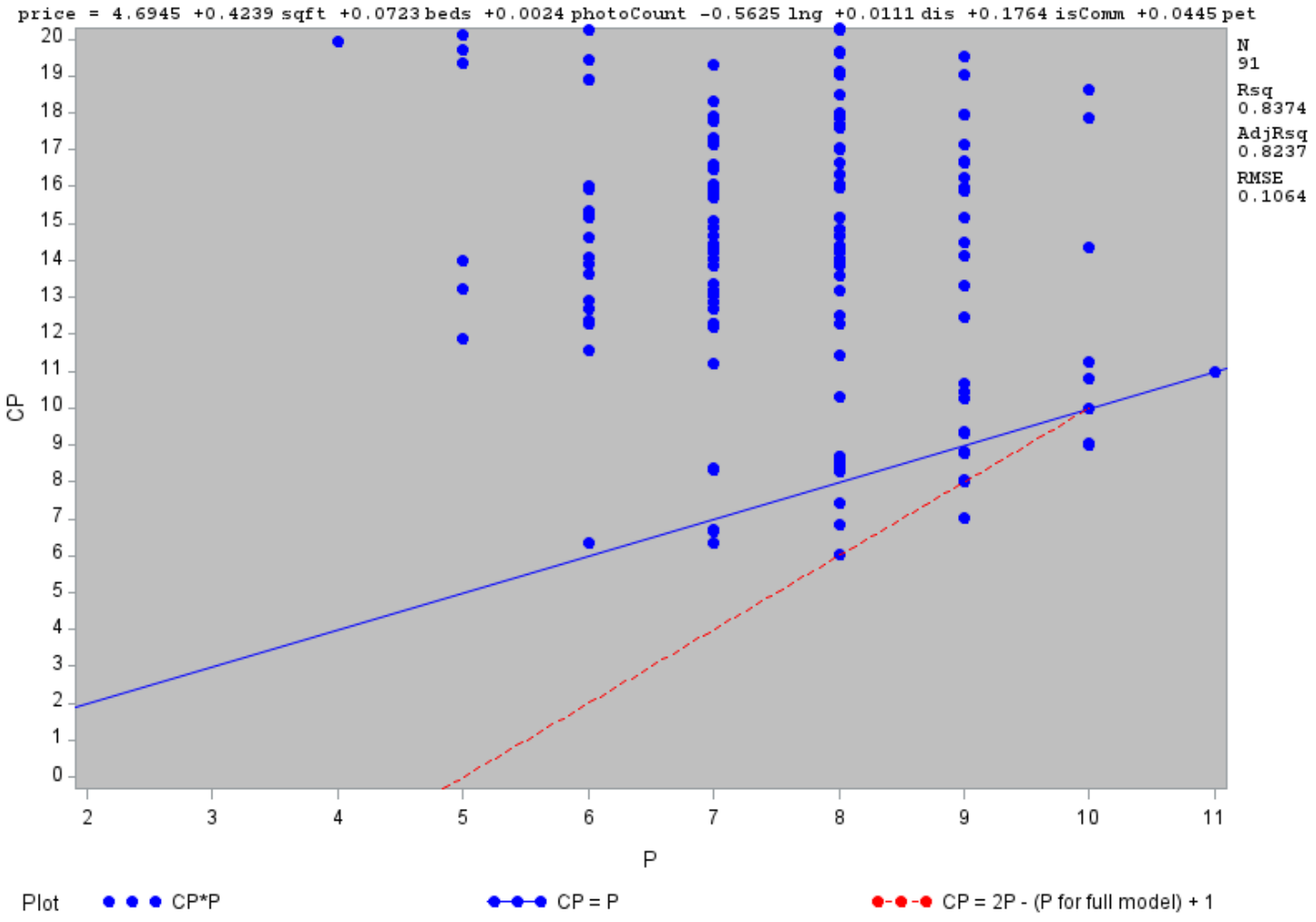
The REG Procedure
Model: MODEL5
Dependent Variable: price



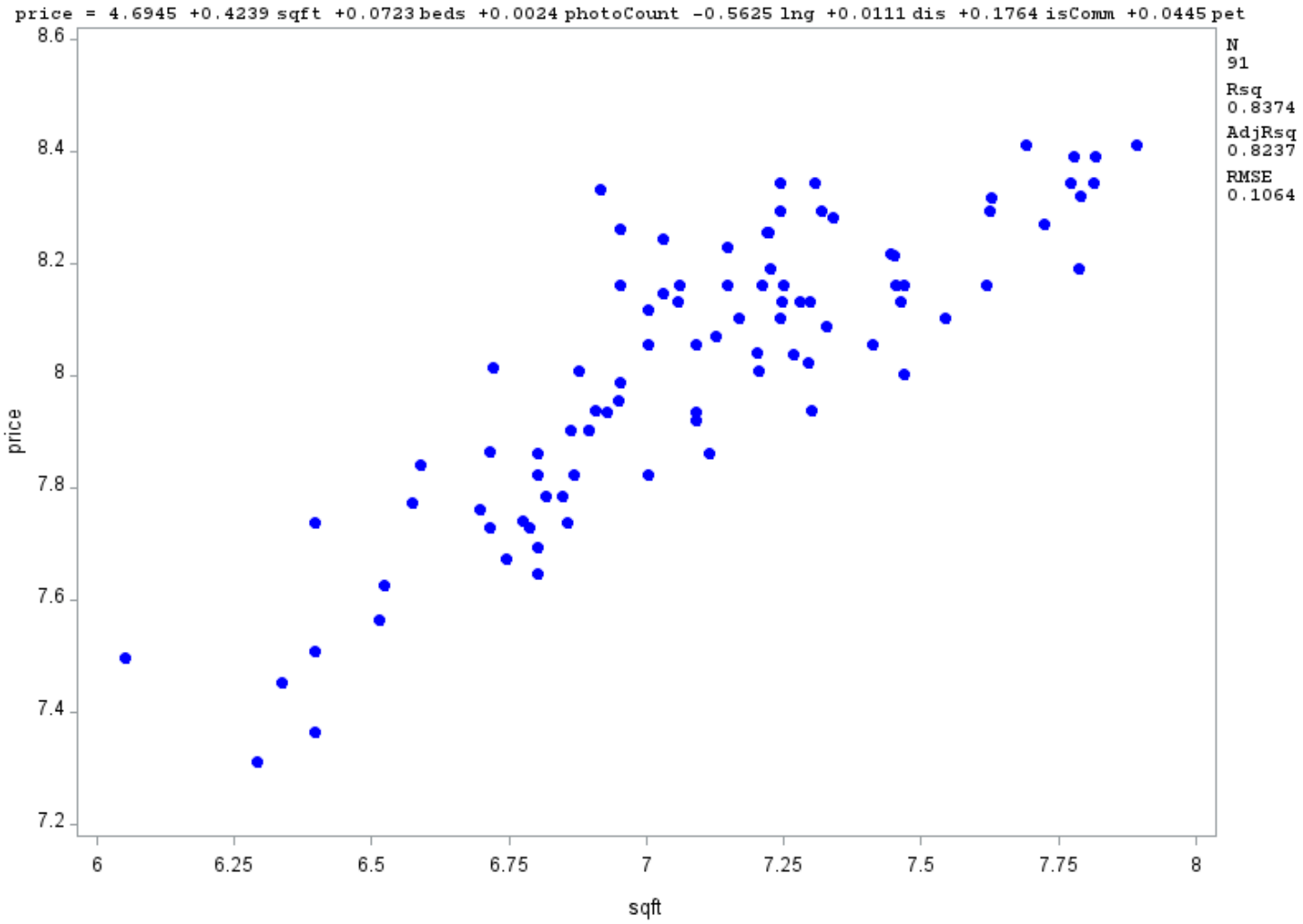

Residual by Regressors for price
Residual
sqft
beds
photoCount
lng
dis
isComm


Residual by Regressors for price
Residual
pet

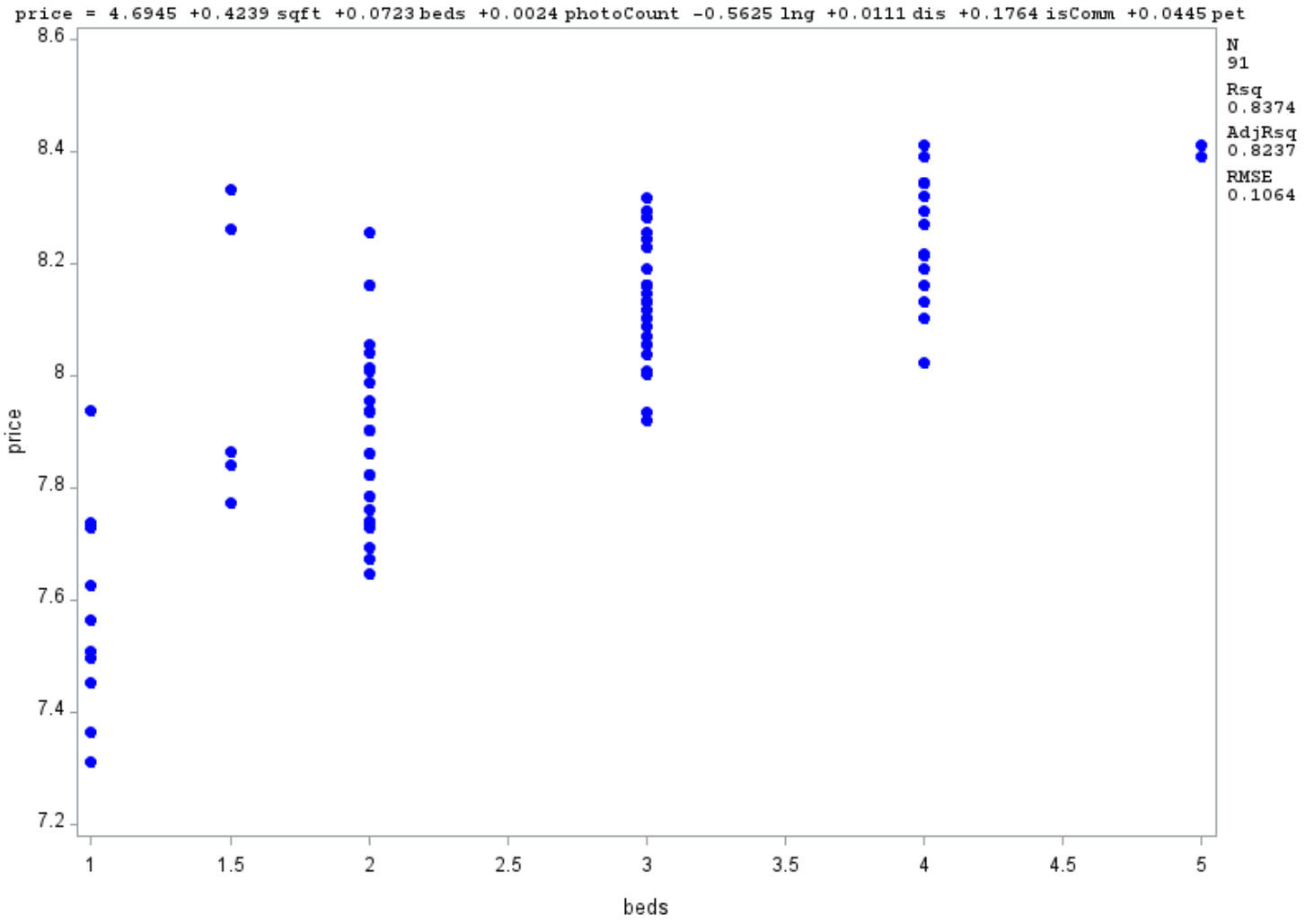
The REG Procedure



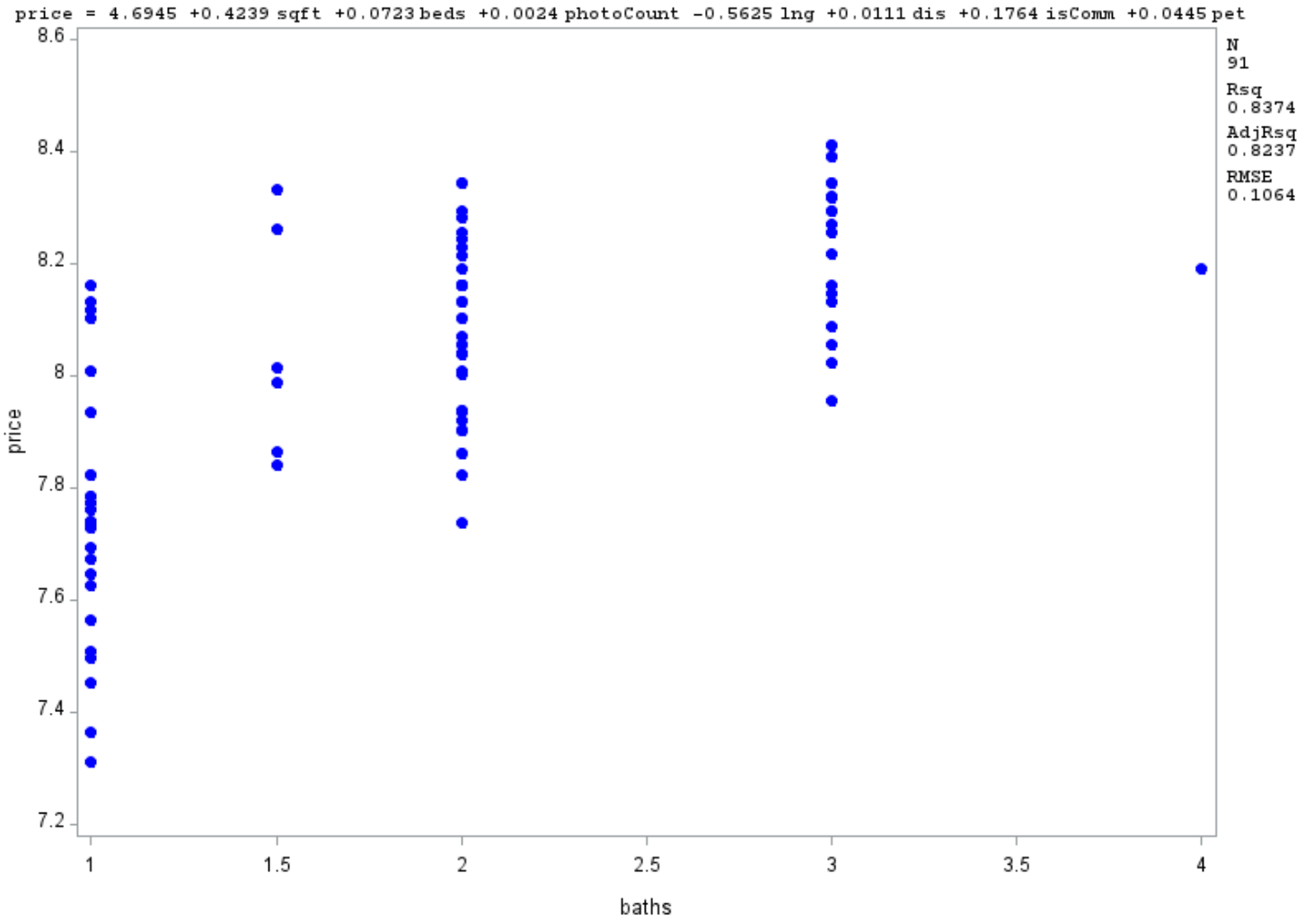
The REG Procedure



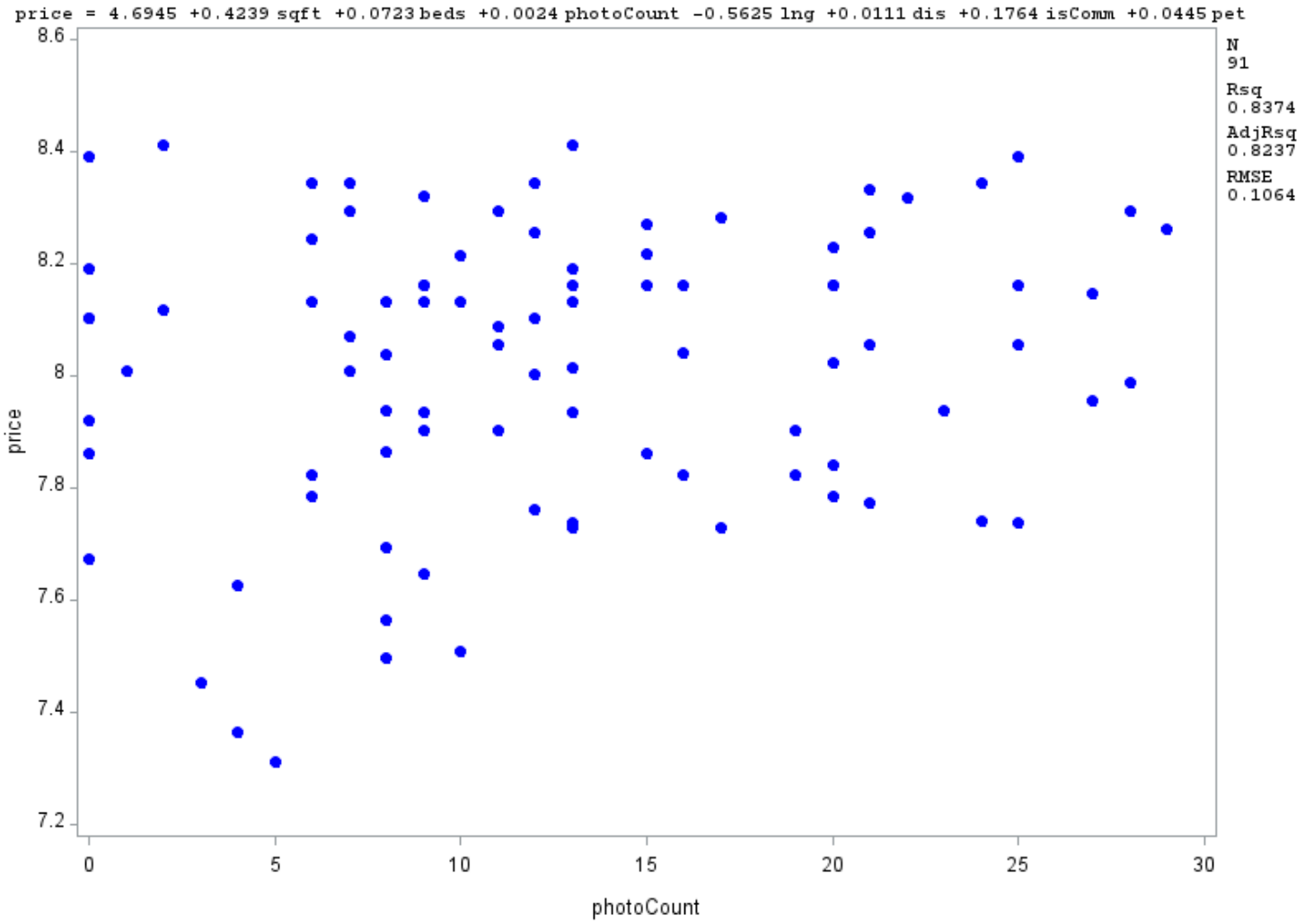
The REG Procedure



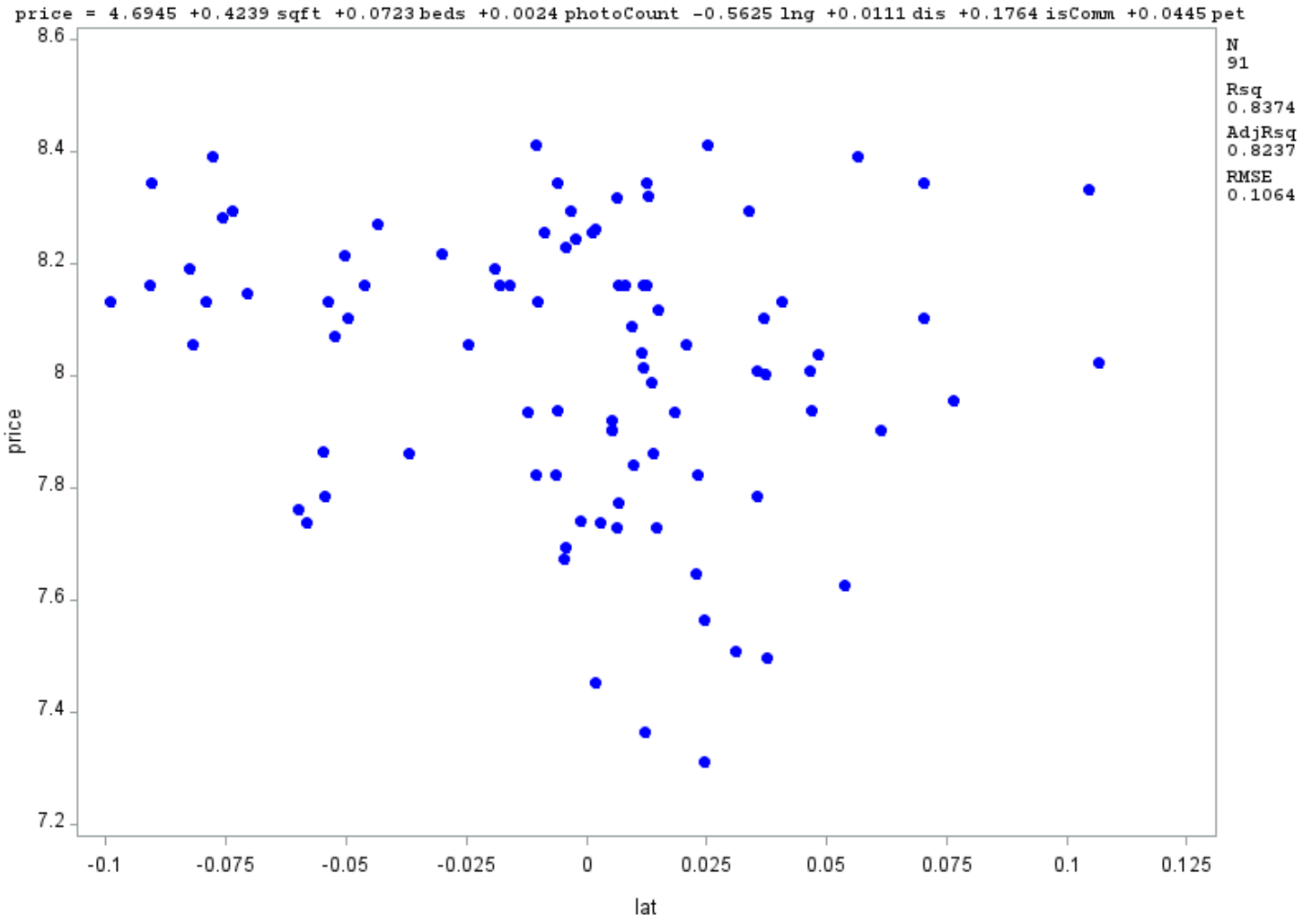
The REG Procedure



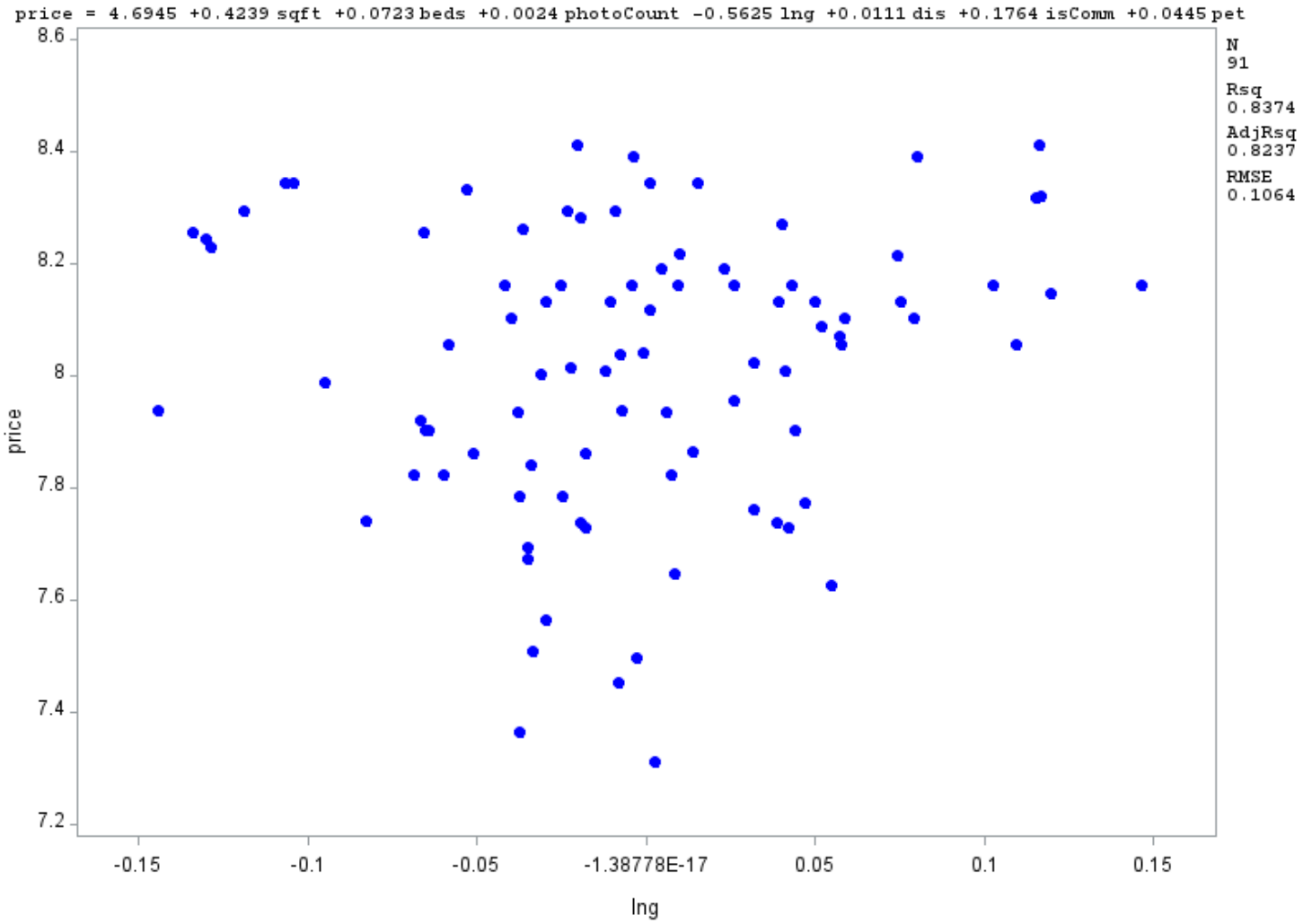
The REG Procedure



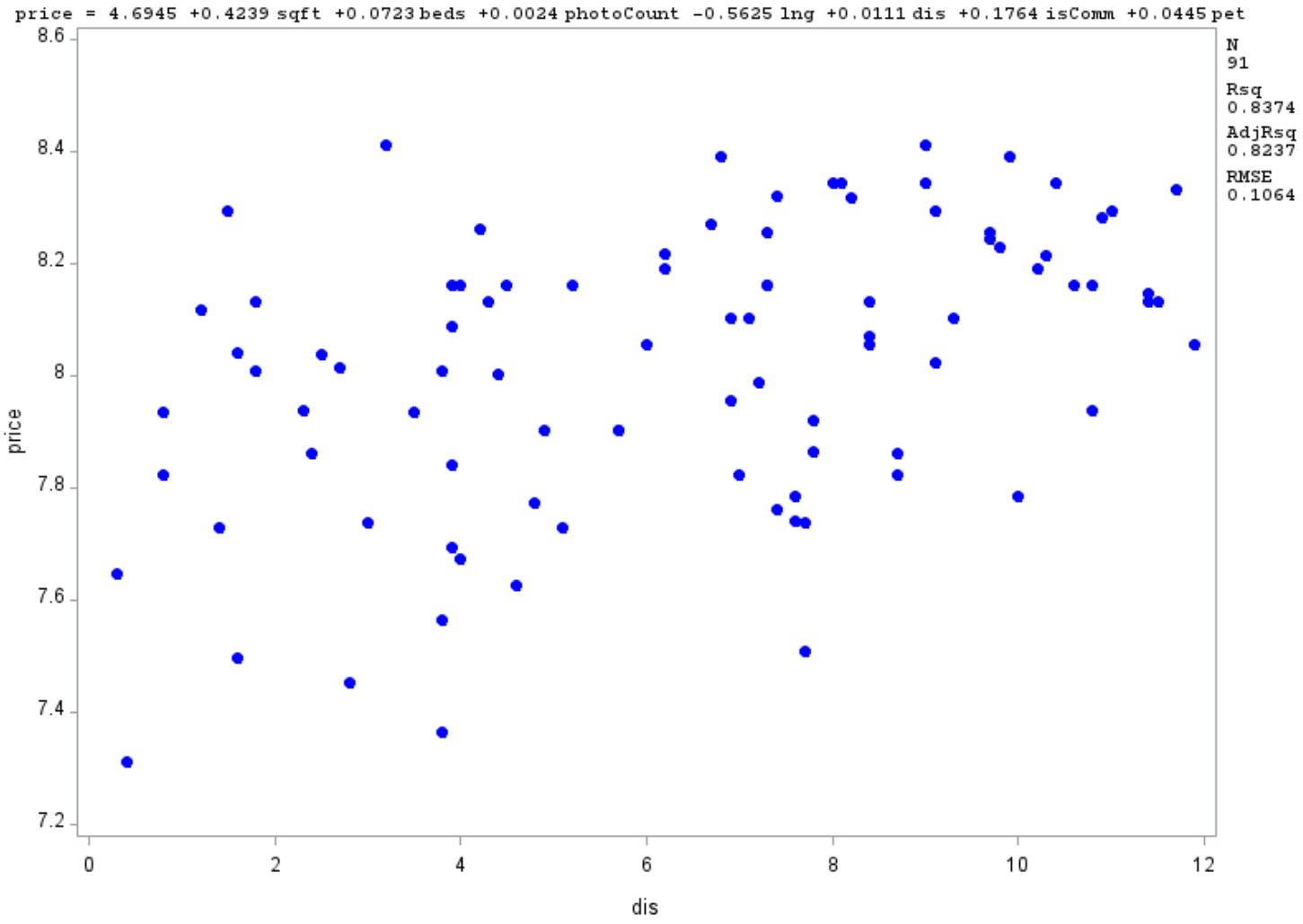
The REG Procedure



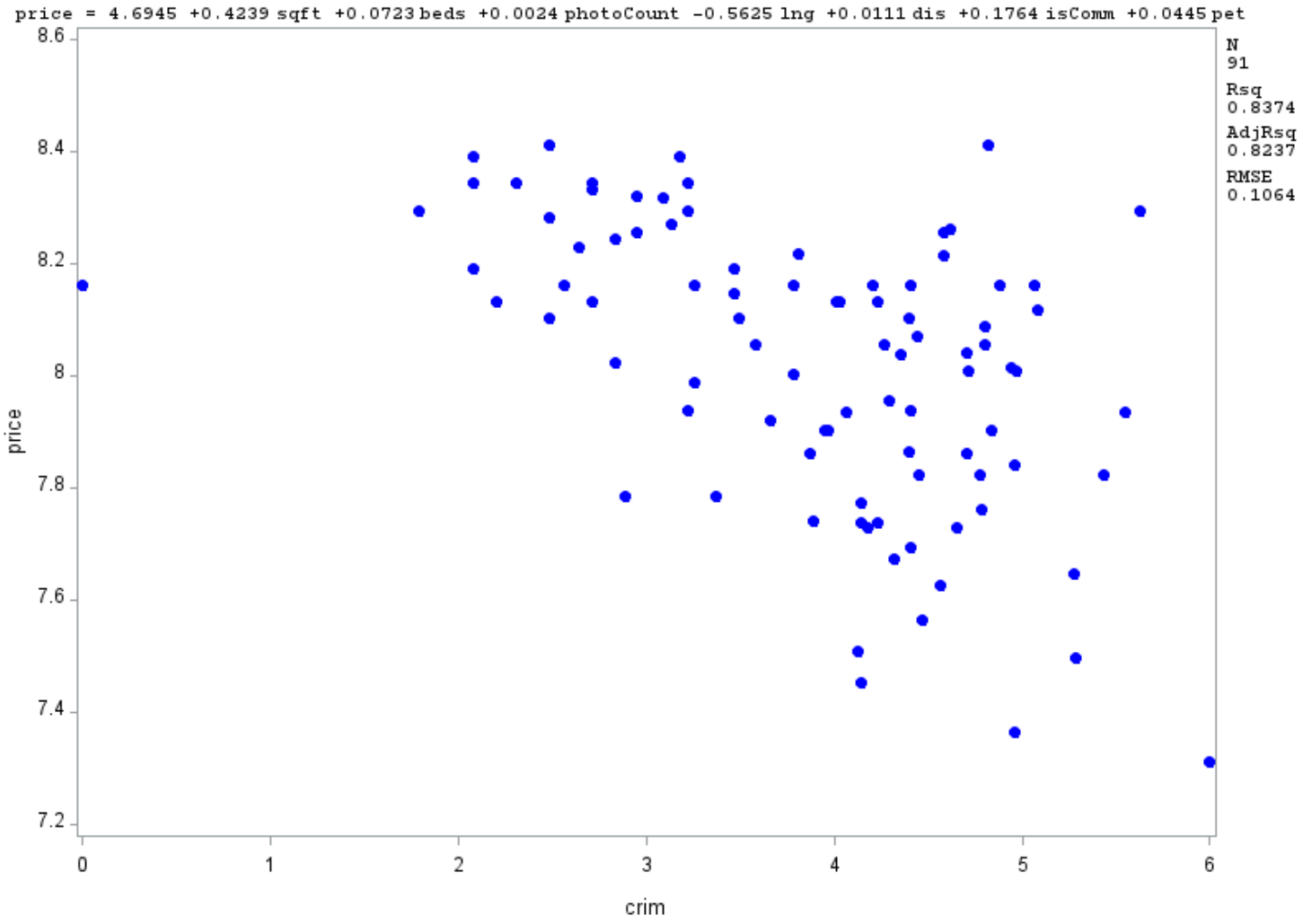
The REG Procedure



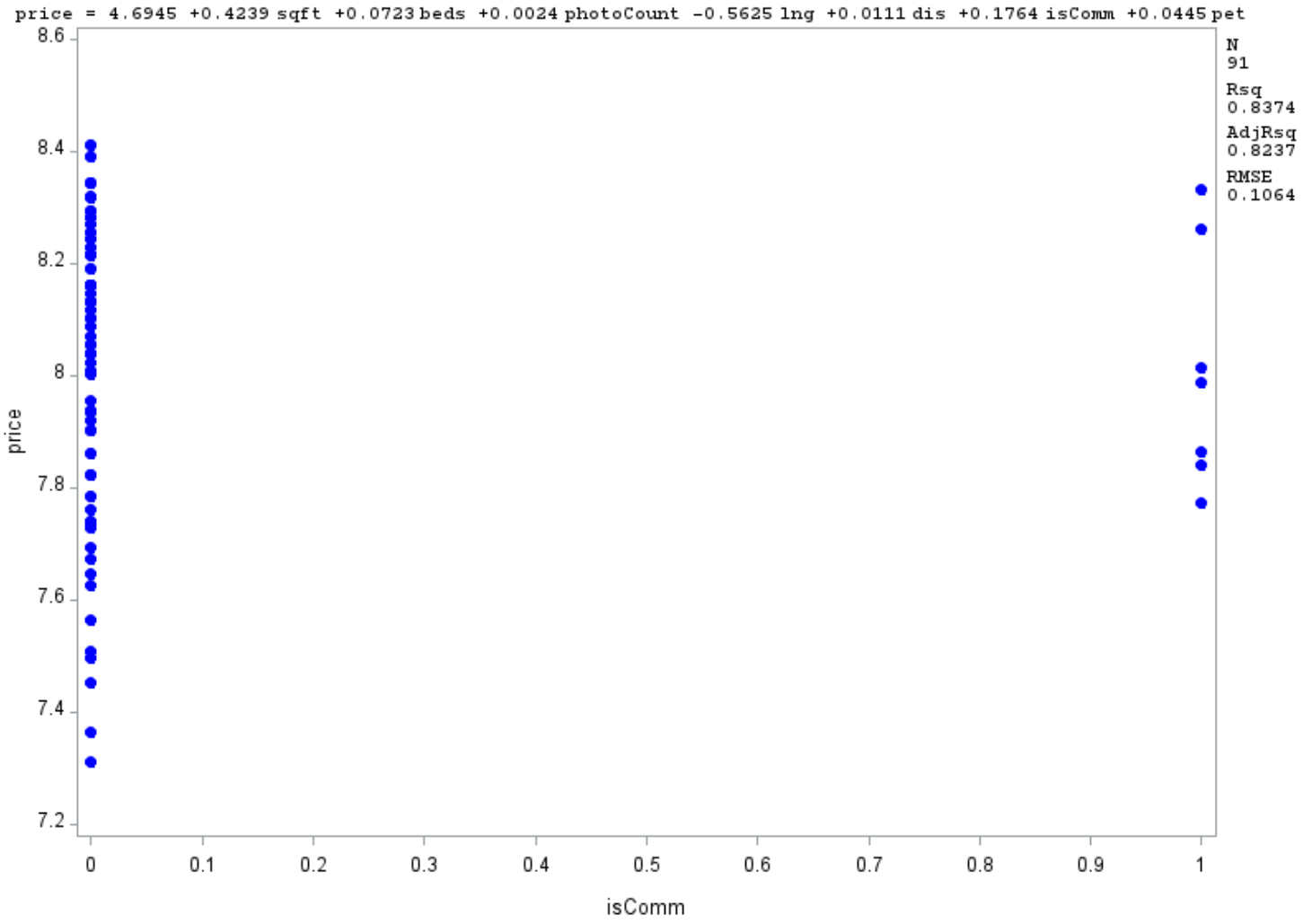
The REG Procedure



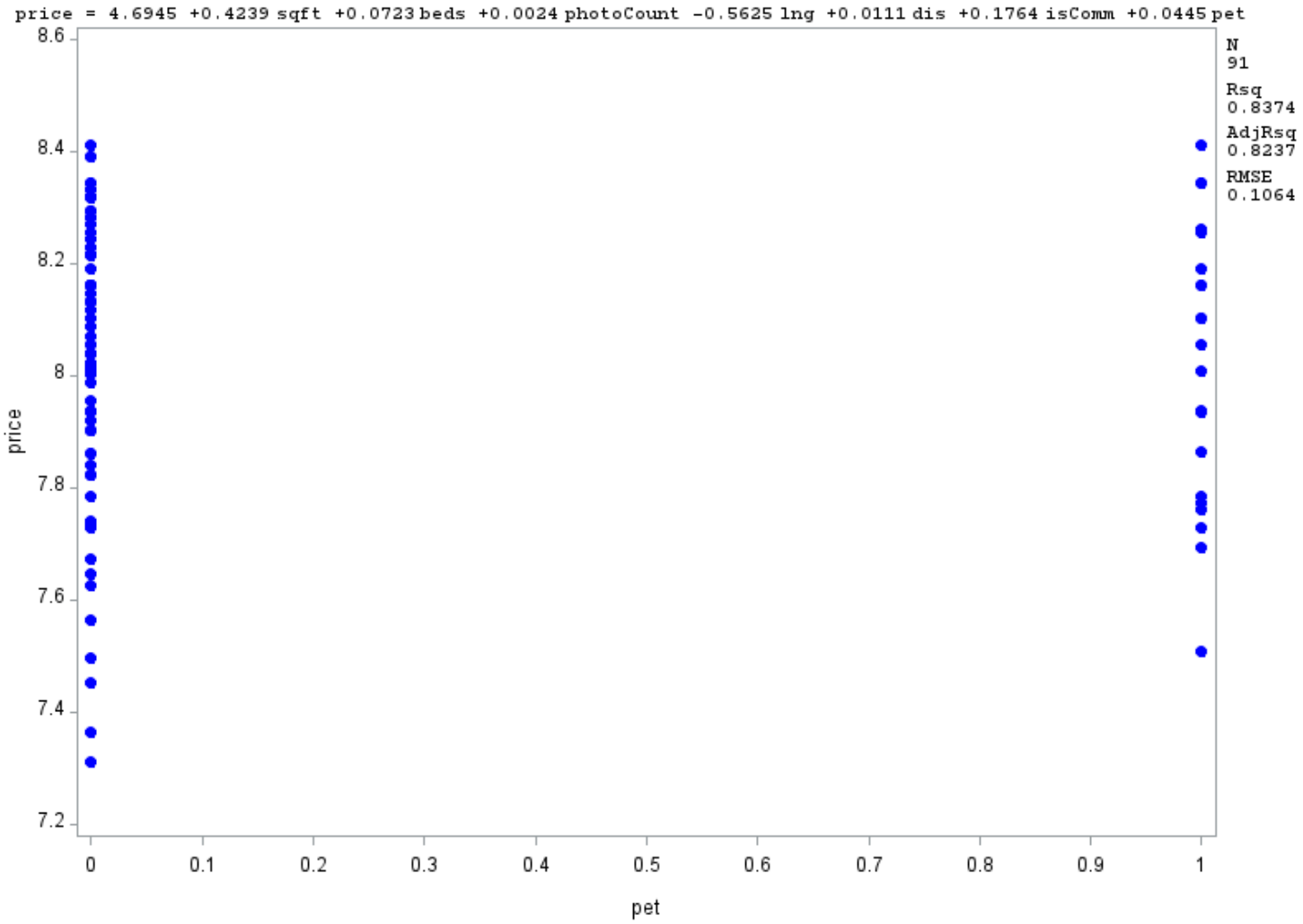
The REG Procedure



The REG Procedure



The REG Procedure



The SAS System

The REG Procedure
Model: MODEL1
Dependent Variable: price

Number of Observations Read	91
Number of Observations Used	91

Analysis of Variance

Source	DF	Sum of Squares	Mean Square	F Value	Pr > F
Model	6	4.80897	0.80149	69.40	<.0001
Error	84	0.97009	0.01155		
Corrected Total	90	5.77906			

Root MSE	0.10747	R-Square	0.8321
Dependent Mean	8.01855	Adj R-Sq	0.8201
Coeff Var	1.34021		

Parameter Estimates

Variable	DF	Parameter Estimate	Standard Error	t Value	Pr > |t|	Variance Inflation
Intercept	1	4.24980	0.41993	10.12	<.0001	0
sqft	1	0.47898	0.05827	8.22	<.0001	4.03005
beds	1	0.05968	0.02148	2.78	0.0067	3.57253
lng	1	-0.64316	0.19666	-3.27	0.0016	1.13398
dis	1	0.01589	0.00562	2.83	0.0058	2.49375
crim	1	0.02425	0.01876	1.29	0.1995	2.92873
isComm	1	0.20392	0.04427	4.61	<.0001	1.09675

The SAS System

The REG Procedure
Model: MODEL1
Dependent Variable: price

Durbin-Watson D	1.831
Number of Observations	91
1st Order Autocorrelation	0.060

The SAS System

The REG Procedure
Model: MODEL1
Dependent Variable: price

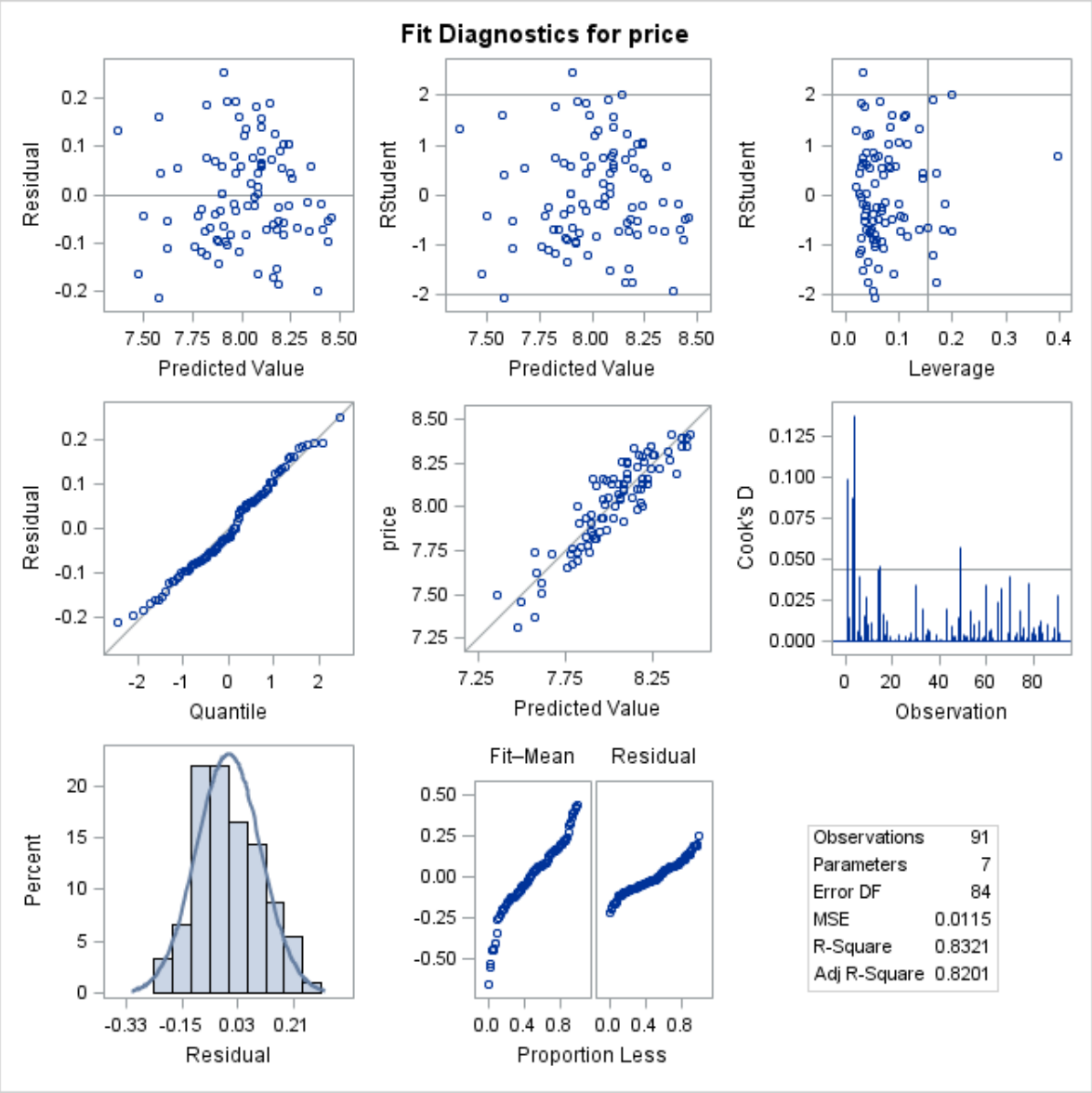
Output Statistics

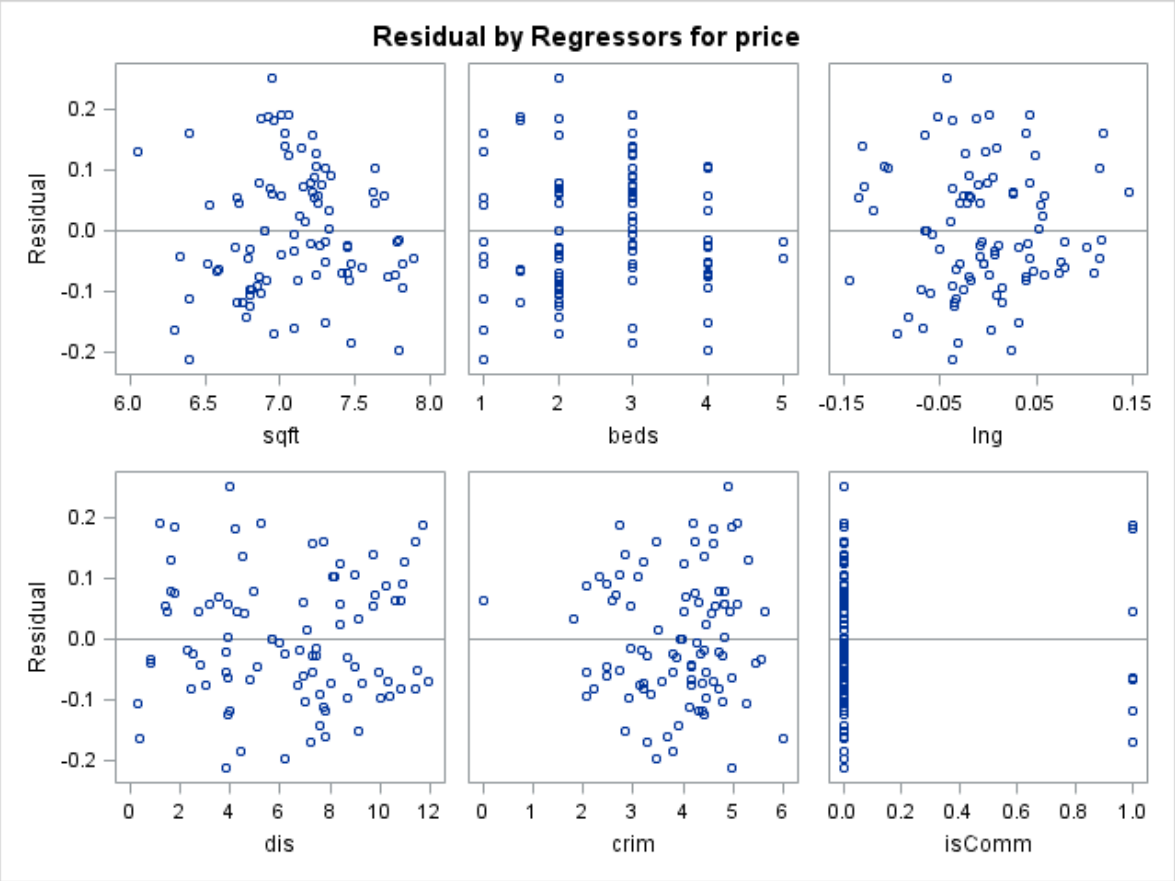
Obs	Dependent Variable	Predicted Value	Std Error Mean Predict	95% CL Mean		95% CL Predict		Residual	Std Error Residual	Student Residual	-2-1 0 1 2	Cook's D
1	8.2595	8.0753	0.0436	7.9887	8.1619	7.8447	8.3059	0.1841	0.0982	1.874	| |*** |	0.099
2	7.7721	7.8386	0.0461	7.7470	7.9302	7.6061	8.0711	-0.0664	0.0971	-0.684	| * | |	0.015
3	7.9879	8.1573	0.0443	8.0693	8.2453	7.9262	8.3884	-0.1694	0.0979	-1.730	| *** | |	0.087
4	8.3321	8.1417	0.0478	8.0467	8.2367	7.9078	8.3756	0.1904	0.0963	1.977	| |*** |	0.138
5	8.0147	7.9701	0.0442	7.8823	8.0580	7.7391	8.2012	0.0445	0.0980	0.455	| | |	0.006
6	7.8627	7.9811	0.0433	7.8949	8.0672	7.7507	8.2115	-0.1184	0.0984	-1.203	| ** | |	0.040
7	7.7275	7.6722	0.0283	7.6159	7.7286	7.4512	7.8932	0.0553	0.104	0.534	| |* |	0.003
8	8.0064	7.8202	0.0202	7.7800	7.8604	7.6027	8.0377	0.1862	0.106	1.764	| |*** |	0.016
9	8.1605	7.9075	0.0193	7.8691	7.9458	7.6904	8.1246	0.2530	0.106	2.394	| |**** |	0.027
10	7.8389	7.9037	0.0420	7.8201	7.9873	7.6742	8.1332	-0.0648	0.0989	-0.655	| * | |	0.011
11	7.7407	7.8825	0.0219	7.8389	7.9261	7.6644	8.1006	-0.1418	0.105	-1.348	| ** | |	0.011
12	7.9374	7.9551	0.0462	7.8632	8.0470	7.7224	8.1877	-0.0177	0.0970	-0.182	| | |	0.001
13	7.9551	7.8946	0.0184	7.8580	7.9311	7.6778	8.1114	0.0605	0.106	0.571	| |* |	0.001
14	8.2558	8.0968	0.0357	8.0258	8.1679	7.8716	8.3220	0.1590	0.101	1.569	| |*** |	0.044
15	8.1461	7.9840	0.0359	7.9127	8.0554	7.7587	8.2093	0.1621	0.101	1.600	| |*** |	0.046
16	8.3416	8.2355	0.0338	8.1683	8.3028	8.0115	8.4596	0.1061	0.102	1.040	| |** |	0.017
17	8.0552	7.9962	0.0307	7.9352	8.0573	7.7740	8.2185	0.0589	0.103	0.572	| |* |	0.004
18	8.3175	8.2141	0.0302	8.1539	8.2742	7.9920	8.4361	0.1035	0.103	1.003	| |** |	0.012
19	7.7385	7.8139	0.0211	7.7721	7.8558	7.5962	8.0317	-0.0755	0.105	-0.716	| * | |	0.003
20	8.3894	8.4077	0.0341	8.3399	8.4755	8.1835	8.6319	-0.0183	0.102	-0.180	| | |	0.001
21	8.1605	8.2161	0.0203	8.1759	8.2564	7.9987	8.4336	-0.0556	0.106	-0.527	| * | |	0.001
22	8.0552	8.0612	0.0187	8.0240	8.0984	7.8443	8.2781	-0.006064	0.106	-0.0573	| | |	0.000
23	8.2928	8.2479	0.0407	8.1669	8.3288	8.0193	8.4764	0.0449	0.0995	0.452	| | |	0.005
24	8.2161	8.2392	0.0214	8.1966	8.2817	8.0213	8.4571	-0.0231	0.105	-0.219	| | |	0.000
25	8.1301	8.0844	0.0173	8.0500	8.1188	7.8679	8.3009	0.0456	0.106	0.430	| | |	0.001
26	8.2687	8.3443	0.0227	8.2991	8.3895	8.1259	8.5628	-0.0756	0.105	-0.720	| * | |	0.003
27	8.1605	8.1024	0.0232	8.0564	8.1485	7.8838	8.3210	0.0581	0.105	0.554	| |* |	0.002
28	8.0392	7.9591	0.0267	7.9060	8.0123	7.7389	8.1793	0.0800	0.104	0.769	| |* |	0.006
29	7.7297	7.7746	0.0203	7.7343	7.8149	7.5571	7.9921	-0.0449	0.106	-0.425	| | |	0.001
30	7.7363	7.5737	0.0320	7.5101	7.6374	7.3507	7.7967	0.1626	0.103	1.585	| |*** |	0.035
31	8.1605	8.0966	0.0211	8.0547	8.1386	7.8788	8.3144	0.0639	0.105	0.606	| |* |	0.002
32	8.1605	8.1874	0.0282	8.1313	8.2435	7.9665	8.4084	-0.0269	0.104	-0.259	| | |	0.001
33	8.0030	8.1873	0.0225	8.1426	8.2320	7.9690	8.4056	-0.1843	0.105	-1.753	| *** | |	0.020
34	8.2815	8.1903	0.0216	8.1473	8.2333	7.9723	8.4083	0.0912	0.105	0.866	| |* |	0.005
35	7.8220	7.9241	0.0254	7.8736	7.9745	7.7045	8.1436	-0.1020	0.104	-0.977	| * | |	0.008
36	8.2295	8.1551	0.0306	8.0943	8.2159	7.9329	8.3773	0.0744	0.103	0.722	| |* |	0.007
37	7.7622	7.7902	0.0259	7.7386	7.8417	7.5703	8.0100	-0.0280	0.104	-0.269	| | |	0.001
38	7.9010	7.8996	0.0180	7.8638	7.9353	7.6829	8.1162	0.001450	0.106	0.0137	| | |	0.000
39	8.4107	8.3530	0.0327	8.2879	8.4180	8.1296	8.5764	0.0577	0.102	0.564	| |* |	0.005
40	7.8236	7.8632	0.0247	7.8141	7.9123	7.6439	8.0824	-0.0395	0.105	-0.378	| | |	0.001
41	7.9356	7.9683	0.0277	7.9132	8.0234	7.7476	8.1890	-0.0327	0.104	-0.315	| | |	0.001
42	7.9010	7.8994	0.0178	7.8640	7.9349	7.6828	8.1161	0.001567	0.106	0.0148	| | |	0.000

43	8.0229	8.1759	0.0267	8.1229	8.2289	7.9557	8.3961	-0.1530	0.104	-1.469	**	0.020
44	8.0864	8.0843	0.0215	8.0415	8.1271	7.8663	8.3022	0.002131	0.105	0.0202		0.000
45	8.2940	8.1666	0.0229	8.1211	8.2121	7.9481	8.3851	0.1274	0.105	1.214	**	0.010
46	7.7832	7.8747	0.0188	7.8374	7.9121	7.6578	8.0917	-0.0915	0.106	-0.865	*	0.003
47	8.1017	8.1612	0.0296	8.1024	8.2200	7.9395	8.3828	-0.0595	0.103	-0.576	*	0.004
48	8.1605	7.9677	0.0189	7.9301	8.0053	7.7507	8.1847	0.1928	0.106	1.823	***	0.015
49	8.1605	8.0953	0.0678	7.9605	8.2302	7.8426	8.3480	0.0652	0.0834	0.782	*	0.058
50	7.8594	7.9404	0.0226	7.8955	7.9853	7.7220	8.1588	-0.0810	0.105	-0.771	*	0.004
51	8.3428	8.4153	0.0237	8.3681	8.4624	8.1964	8.6341	-0.0724	0.105	-0.691	*	0.003
52	8.2558	8.2005	0.0312	8.1385	8.2625	7.9780	8.4230	0.0553	0.103	0.538	*	0.004
53	8.0552	8.1255	0.0478	8.0305	8.2205	7.8916	8.3593	-0.0703	0.0963	-0.730	*	0.019
54	7.9010	7.8229	0.0196	7.7839	7.8618	7.6056	8.0401	0.0781	0.106	0.739	*	0.003
55	8.2147	8.2843	0.0398	8.2051	8.3635	8.0564	8.5122	-0.0695	0.0998	-0.697	*	0.011
56	7.9356	7.8659	0.0197	7.8268	7.9051	7.6487	8.0832	0.0696	0.106	0.659	*	0.002
57	7.5066	7.6175	0.0286	7.5606	7.6743	7.3964	7.8386	-0.1109	0.104	-1.071	**	0.012
58	7.5627	7.6178	0.0244	7.5692	7.6663	7.3986	7.8369	-0.0551	0.105	-0.526	*	0.002
59	8.1315	8.1836	0.0315	8.1211	8.2462	7.9610	8.4063	-0.0521	0.103	-0.507	*	0.003
60	7.3652	7.5785	0.0251	7.5287	7.6283	7.3591	7.7979	-0.2133	0.105	-2.041	****	0.034
61	7.7832	7.8788	0.0243	7.8305	7.9272	7.6597	8.0979	-0.0956	0.105	-0.913	*	0.006
62	8.3428	8.4378	0.0263	8.3855	8.4900	8.2178	8.6578	-0.0949	0.104	-0.911	*	0.008
63	7.4530	7.4951	0.0347	7.4260	7.5641	7.2705	7.7197	-0.0421	0.102	-0.414		0.003
64	8.0709	8.0473	0.0252	7.9971	8.0975	7.8278	8.2668	0.0236	0.104	0.226		0.000
65	8.2428	8.1027	0.0310	8.0411	8.1642	7.8803	8.3251	0.1401	0.103	1.361	**	0.024
66	8.1167	7.9248	0.0271	7.8709	7.9786	7.7044	8.1452	0.1919	0.104	1.846	***	0.033
67	8.0064	8.0274	0.0190	7.9896	8.0653	7.8104	8.2445	-0.0211	0.106	-0.199		0.000
68	8.0375	8.0603	0.0214	8.0177	8.1028	7.8424	8.2781	-0.0227	0.105	-0.216		0.000
69	8.1301	8.2123	0.0256	8.1615	8.2632	7.9927	8.4320	-0.0823	0.104	-0.788	*	0.005
70	7.4955	7.3640	0.0399	7.2846	7.4434	7.1360	7.5919	0.1316	0.0998	1.319	**	0.040
71	8.3187	8.3336	0.0294	8.2752	8.3920	8.1121	8.5552	-0.0149	0.103	-0.144		0.000
72	8.4118	8.4572	0.0354	8.3868	8.5275	8.2322	8.6821	-0.0453	0.101	-0.447		0.003
73	7.6939	7.8187	0.0172	7.7845	7.8529	7.6023	8.0352	-0.1248	0.106	-1.176	**	0.005
74	8.3428	8.2394	0.0364	8.1670	8.3118	8.0138	8.4650	0.1035	0.101	1.023	**	0.019
75	8.2940	8.2593	0.0407	8.1784	8.3403	8.0308	8.4879	0.0347	0.0994	0.349		0.003
76	8.1315	8.0079	0.0214	7.9652	8.0505	7.7899	8.2258	0.1237	0.105	1.174	**	0.008
77	7.6256	7.5820	0.0285	7.5253	7.6387	7.3609	7.8031	0.0436	0.104	0.421		0.002
78	7.3099	7.4731	0.0321	7.4094	7.5369	7.2501	7.6962	-0.1633	0.103	-1.592	***	0.035
79	8.1605	8.0245	0.0158	7.9931	8.0559	7.8085	8.2405	0.1360	0.106	1.280	**	0.005
80	7.8220	7.9180	0.0282	7.8618	7.9741	7.6970	8.1389	-0.0959	0.104	-0.925	*	0.009
81	8.1301	8.0530	0.0250	8.0032	8.1028	7.8336	8.2724	0.0771	0.105	0.738	*	0.004
82	7.6473	7.7549	0.0256	7.7040	7.8058	7.5352	7.9746	-0.1076	0.104	-1.031	**	0.009
83	7.9374	8.0205	0.0366	7.9477	8.0932	7.7947	8.2462	-0.0831	0.101	-0.822	*	0.013
84	8.1887	8.0996	0.0246	8.0507	8.1486	7.8804	8.3189	0.0891	0.105	0.851	*	0.006
85	7.8613	7.8925	0.0217	7.8494	7.9355	7.6744	8.1105	-0.0311	0.105	-0.296		0.001
86	7.9194	8.0807	0.0191	8.0427	8.1187	7.8637	8.2978	-0.1614	0.106	-1.526	***	0.011
87	8.1017	8.0850	0.0150	8.0551	8.1149	7.8692	8.3008	0.0167	0.106	0.157		0.000
88	8.3894	8.4425	0.0268	8.3891	8.4958	8.2222	8.6627	-0.0531	0.104	-0.510	*	0.002
89	8.1017	8.1748	0.0344	8.1064	8.2431	7.9504	8.3991	-0.0731	0.102	-0.718	*	0.008
90	8.1887	8.3866	0.0244	8.3380	8.4351	8.1674	8.6057	-0.1979	0.105	-1.891	***	0.028

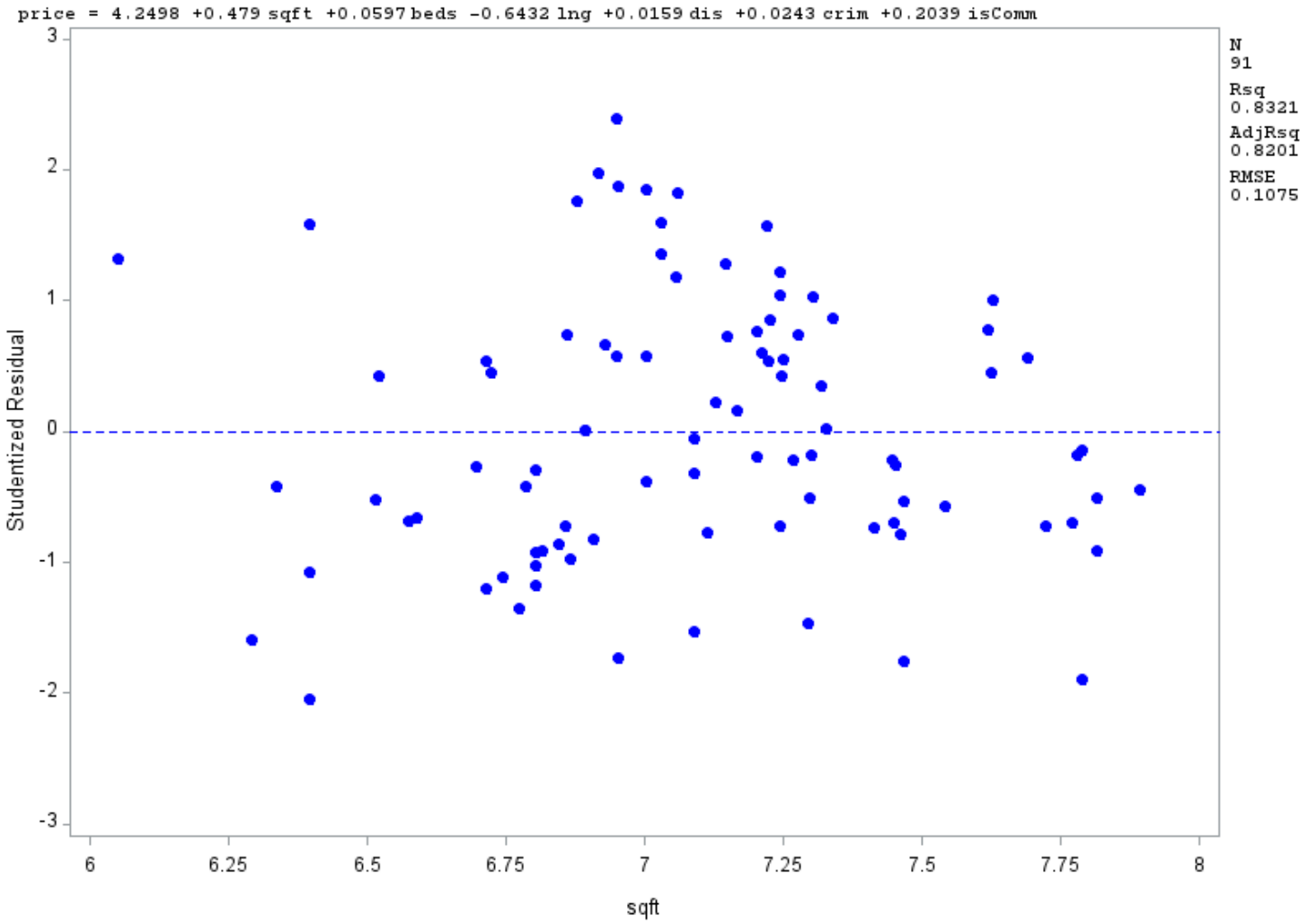
91	7.6732	7.7909	0.0187	7.7537	7.8282	7.5740	8.0079	-0.1177	0.106	-1.113	**	0.006

Sum of Residuals	0
Sum of Squared Residuals	0.97009
Predicted Residual SS (PRESS)	1.15077

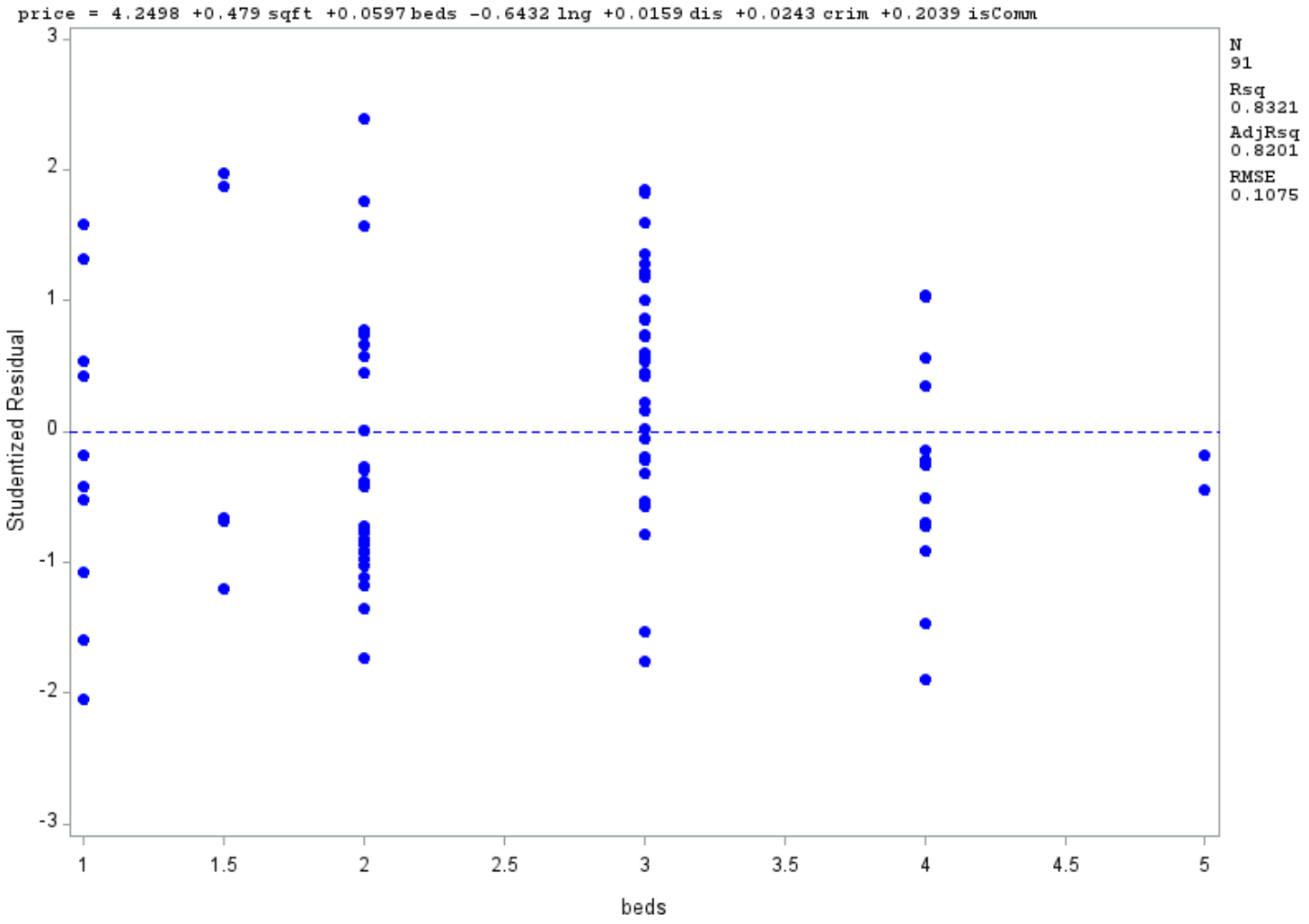



Residual by Regressors for price
Residual
0.2
0.1
0.0
-0.1
-0.2
6.0
6.5
7.0
7.5
8.0
sqft
1
2
3
4
5
beds
-0.15
-0.05
0.05
0.15
lng
0
2
4
6
8
10
12
dis
0
1
2
3
4
5
6
crim
0.0
0.2
0.4
0.6
0.8
1.0
isComm

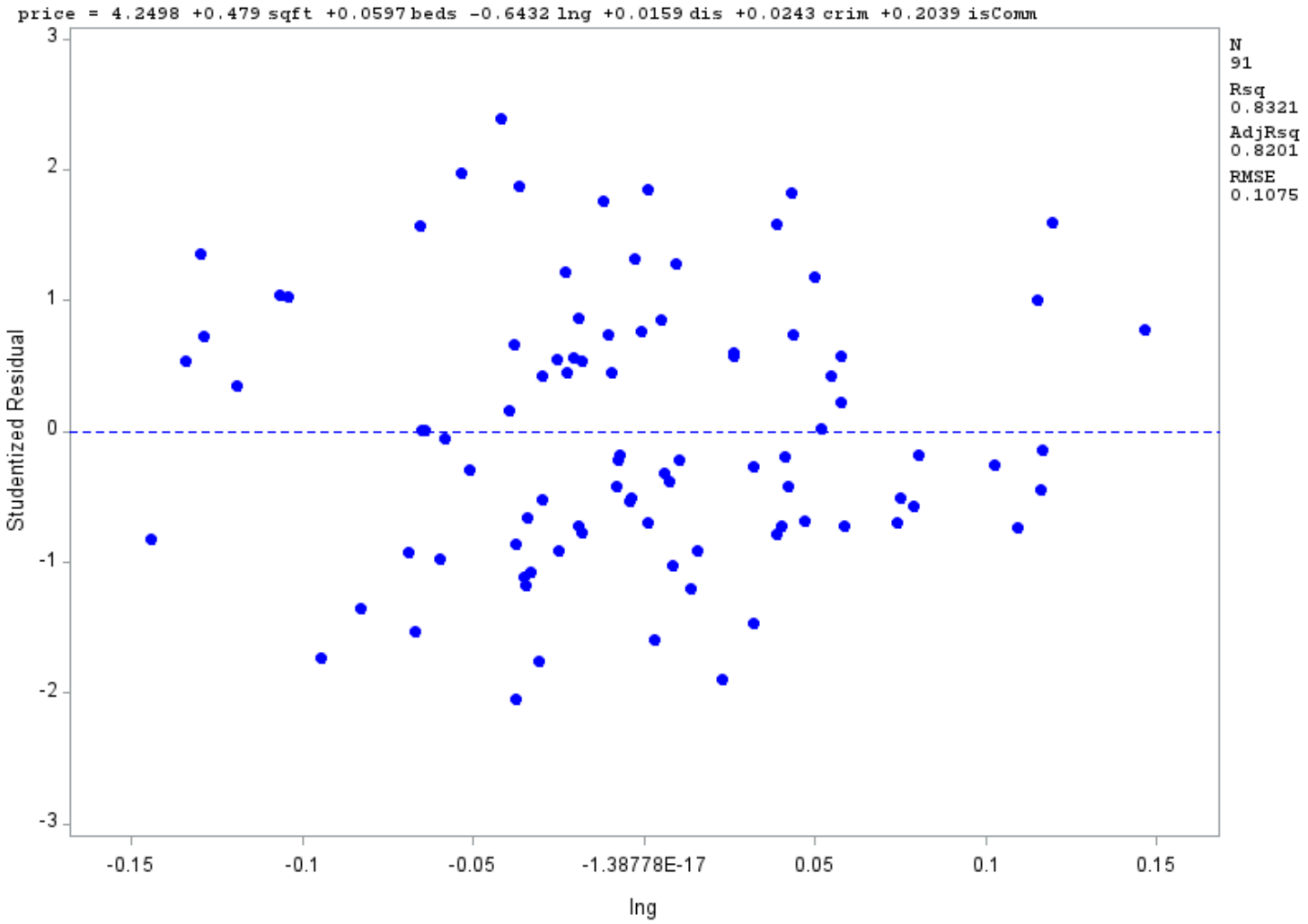
The REG Procedure



The REG Procedure



The REG Procedure



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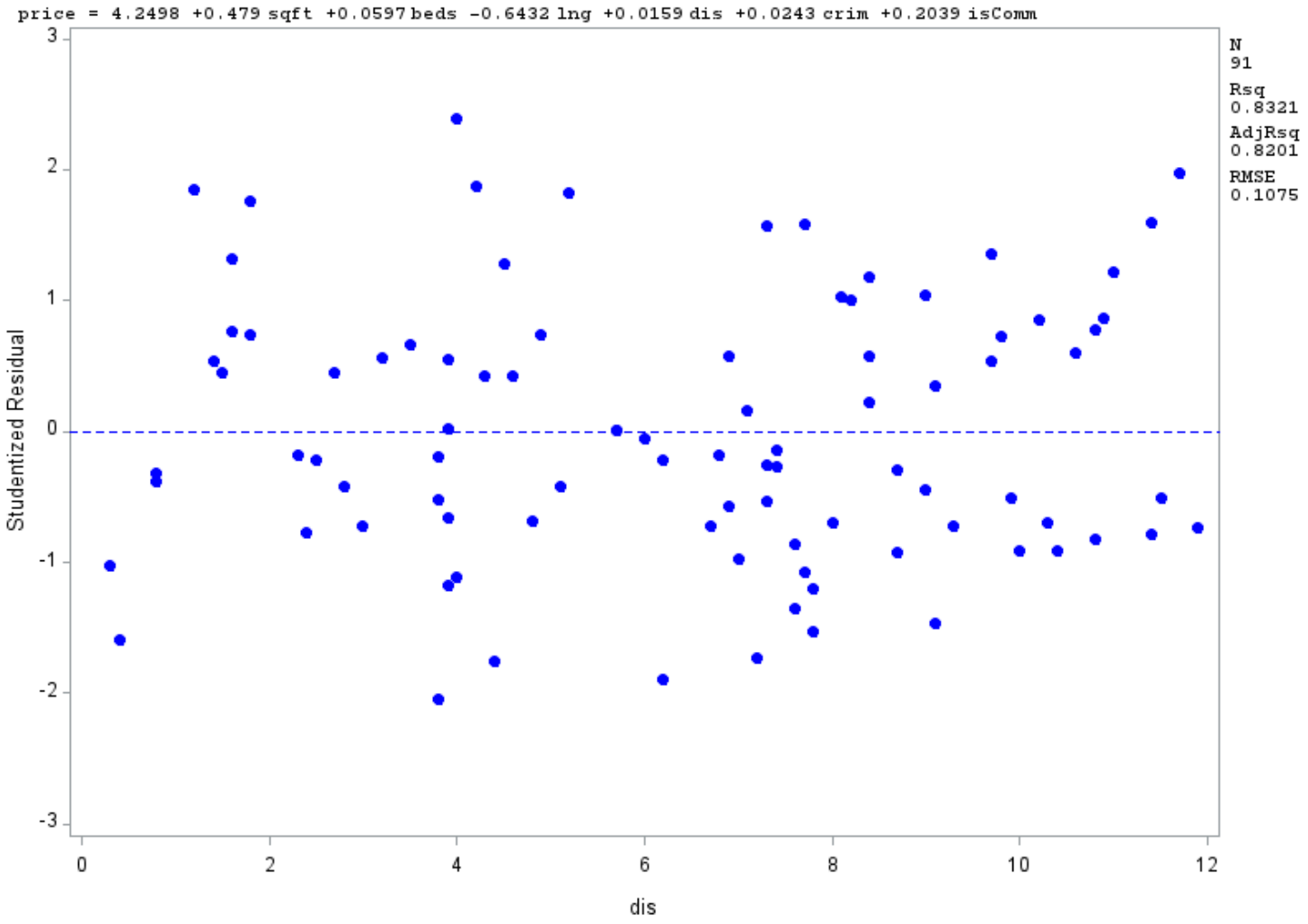

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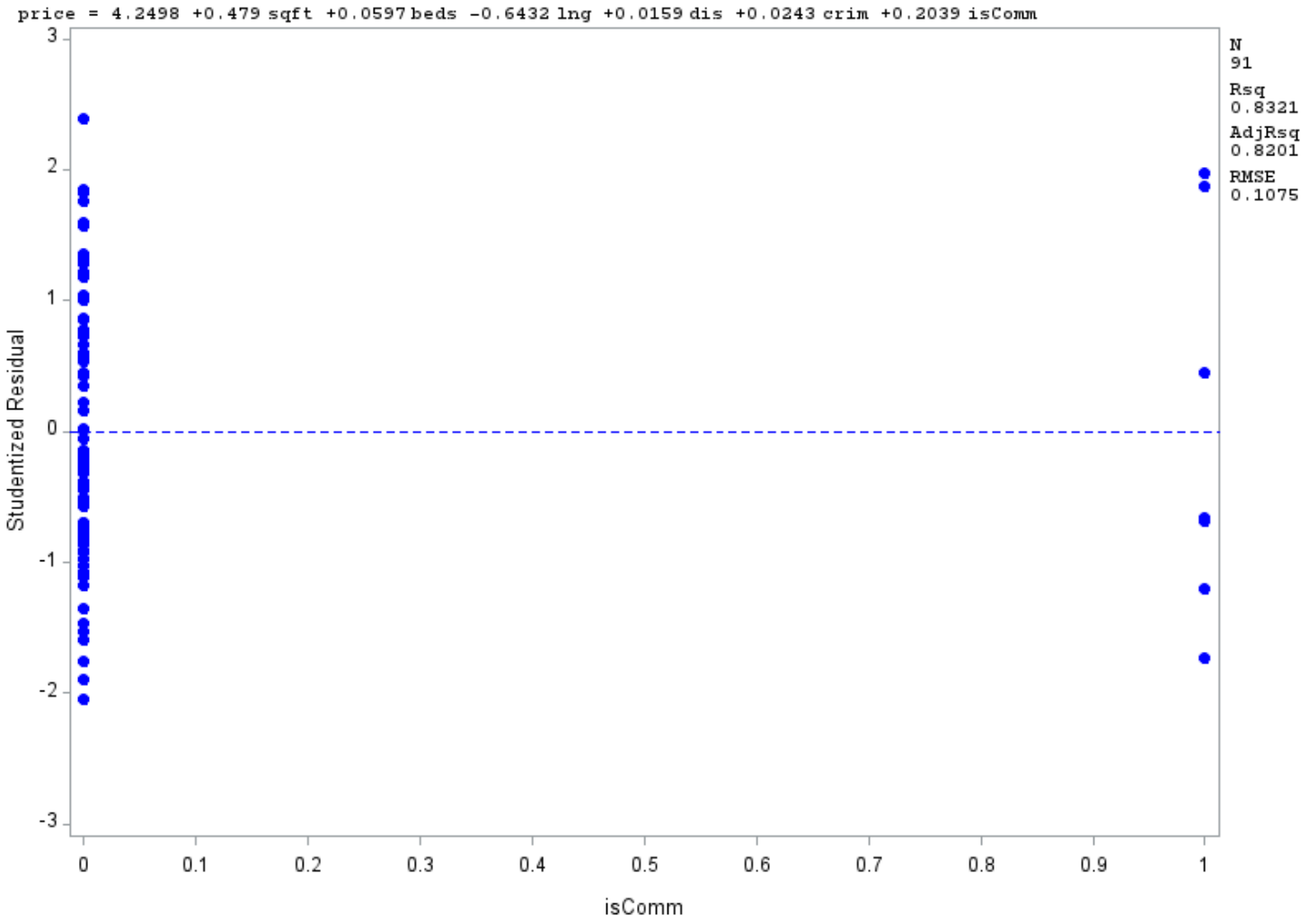

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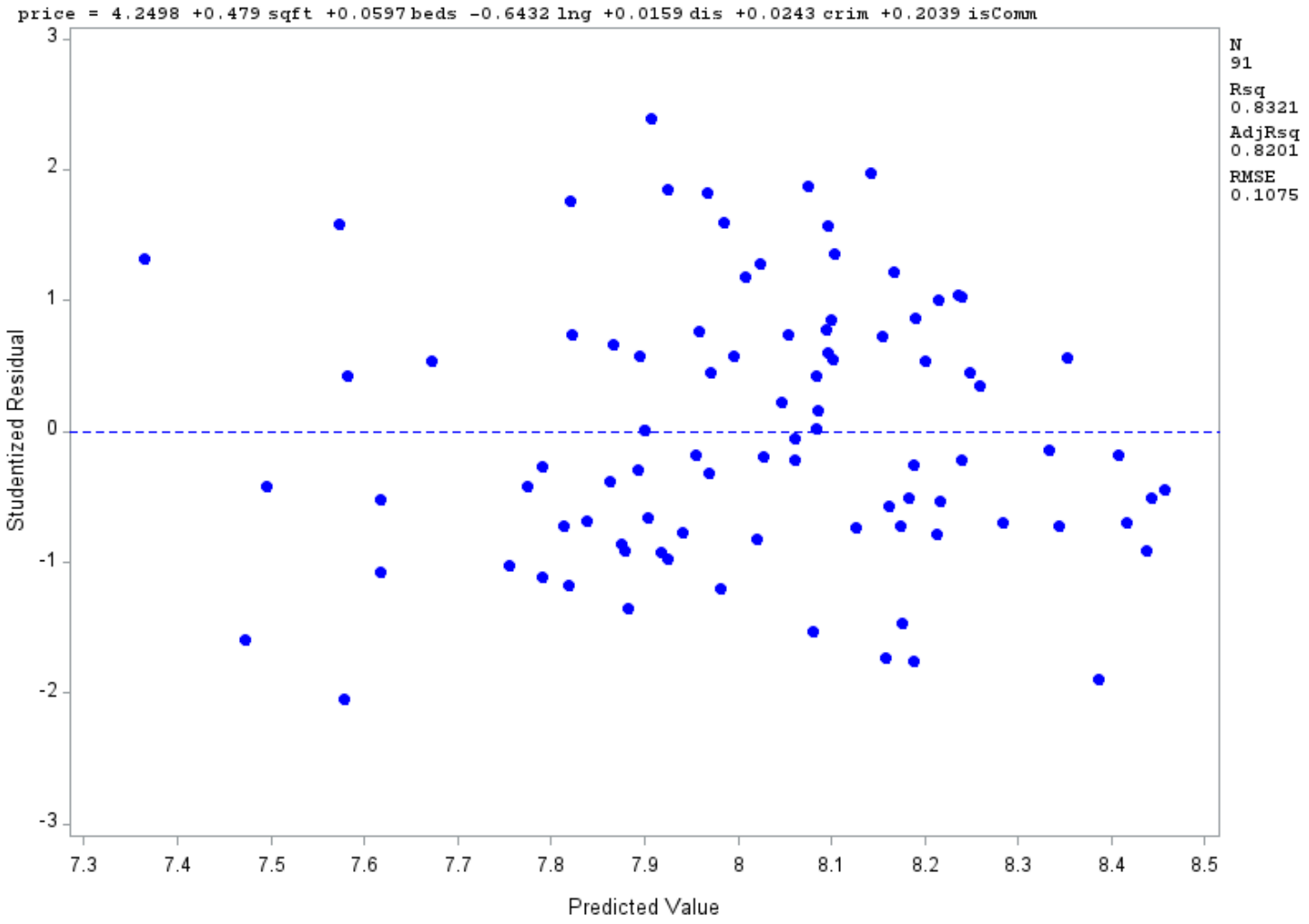

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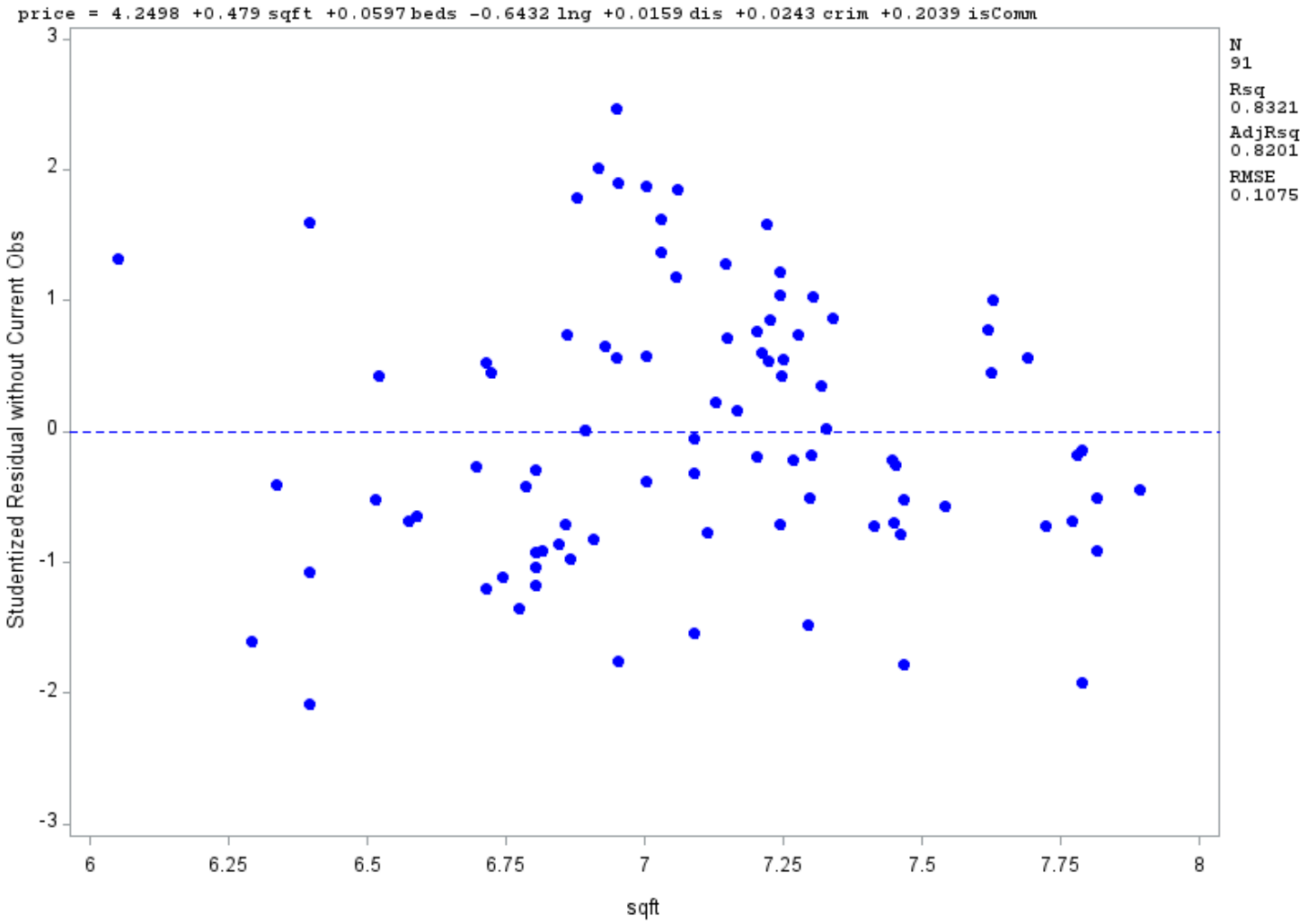

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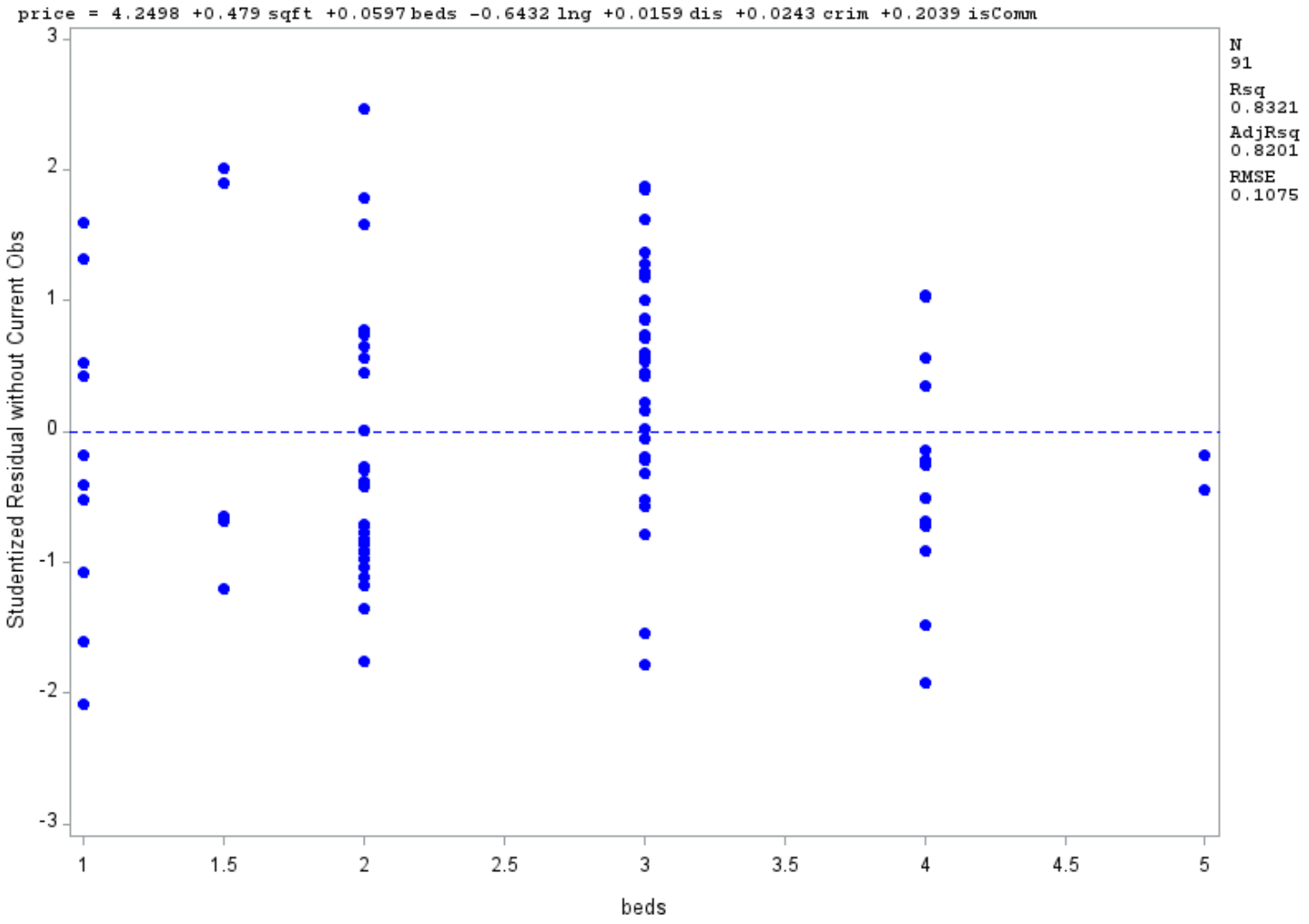

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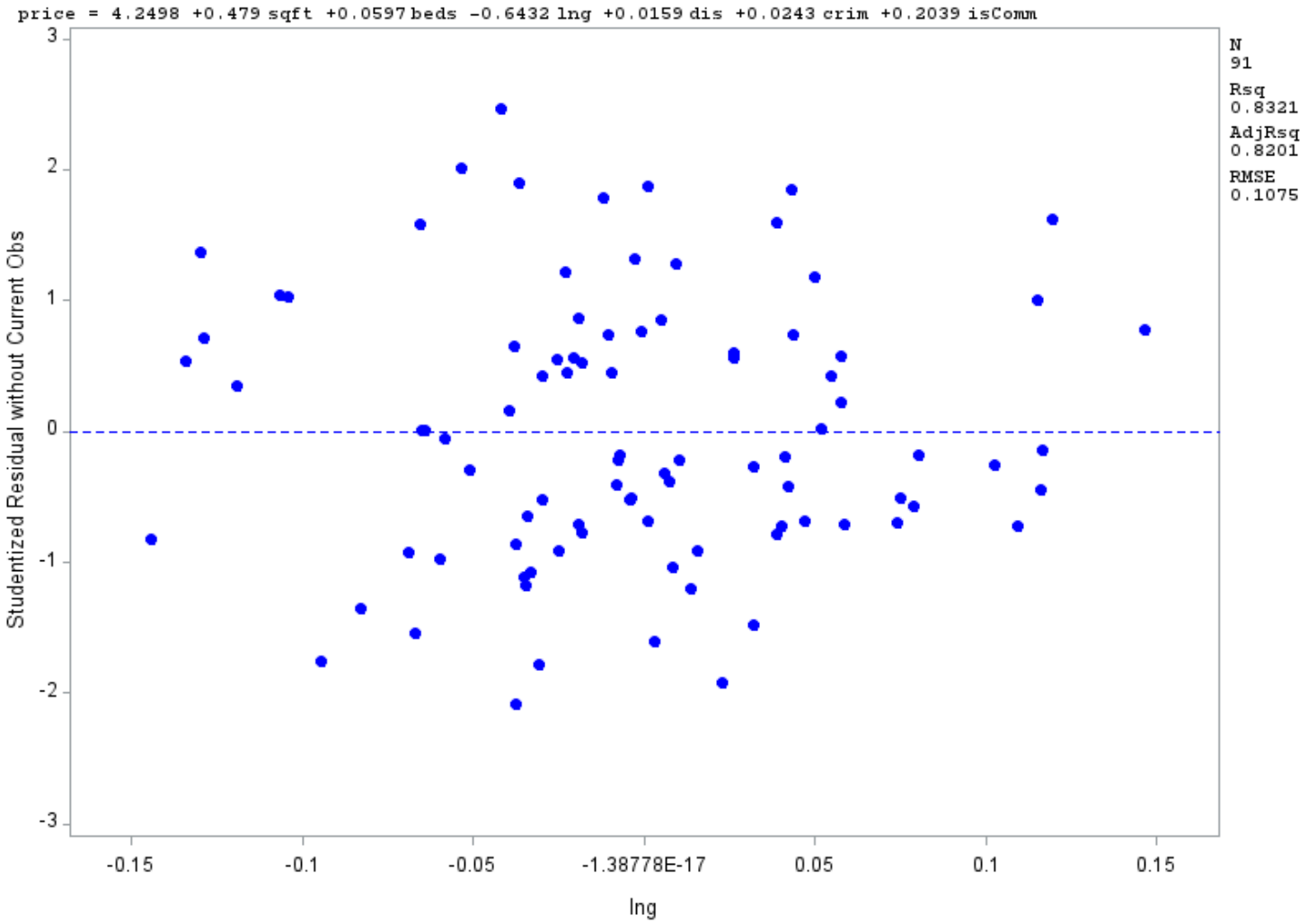
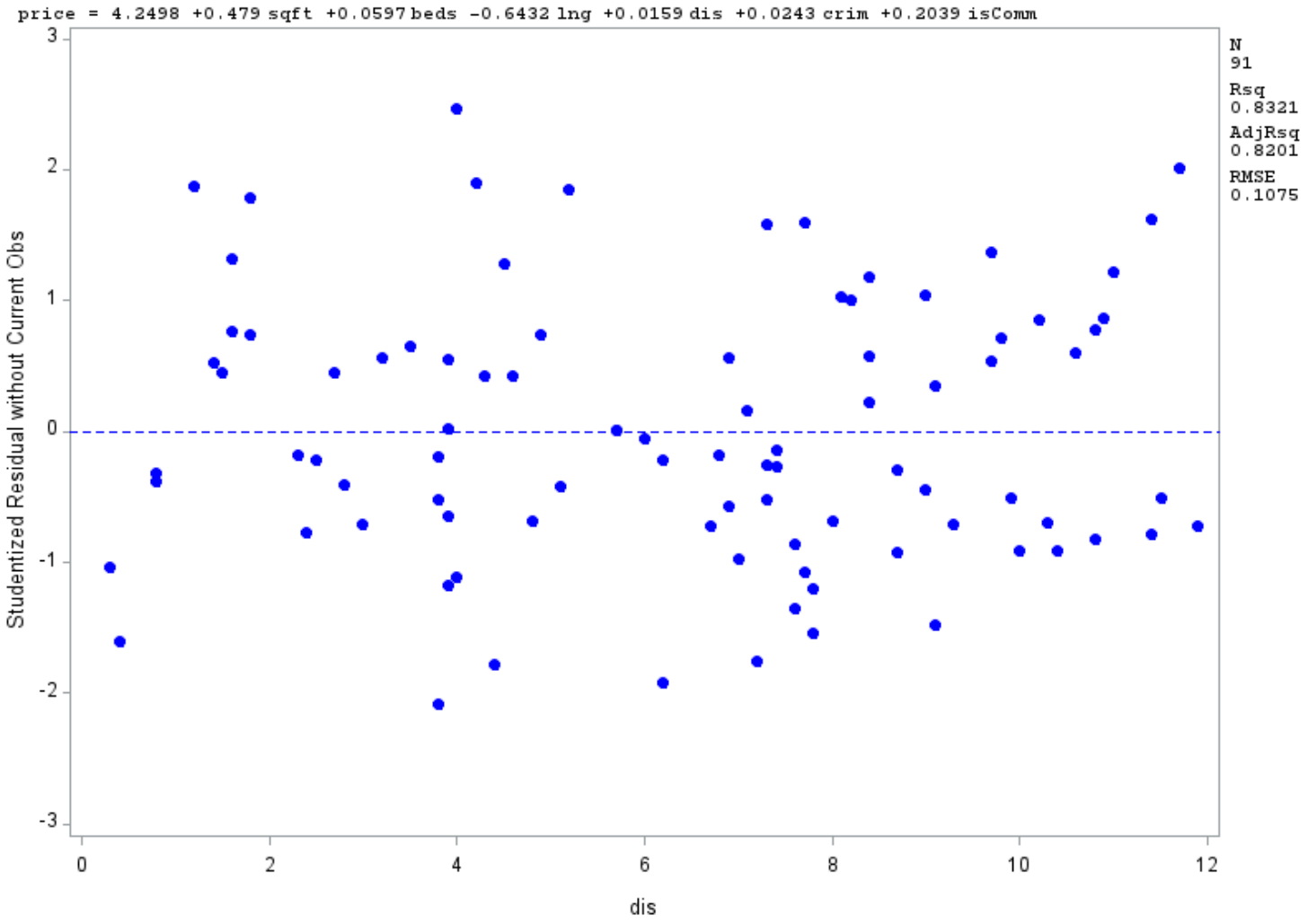
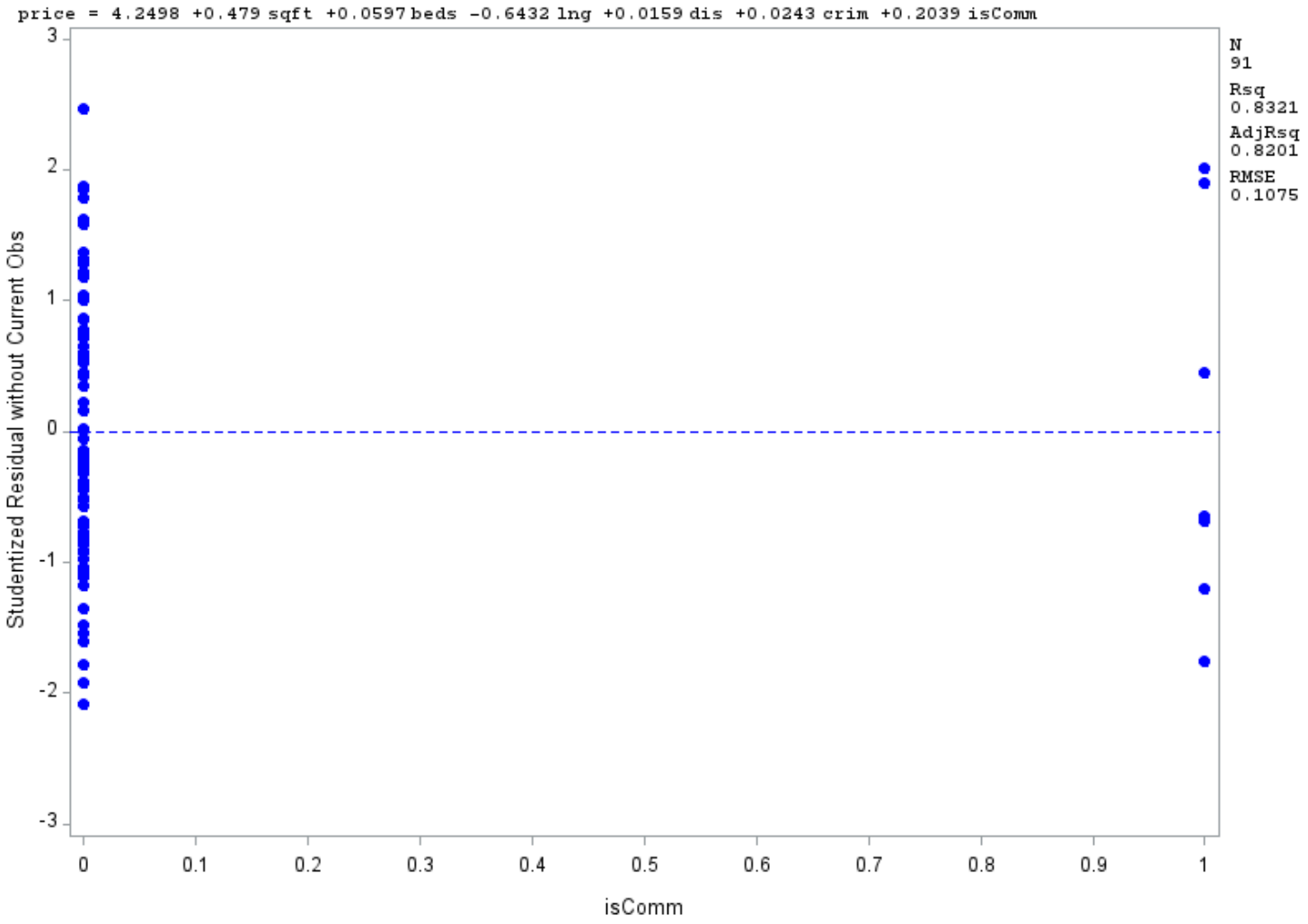


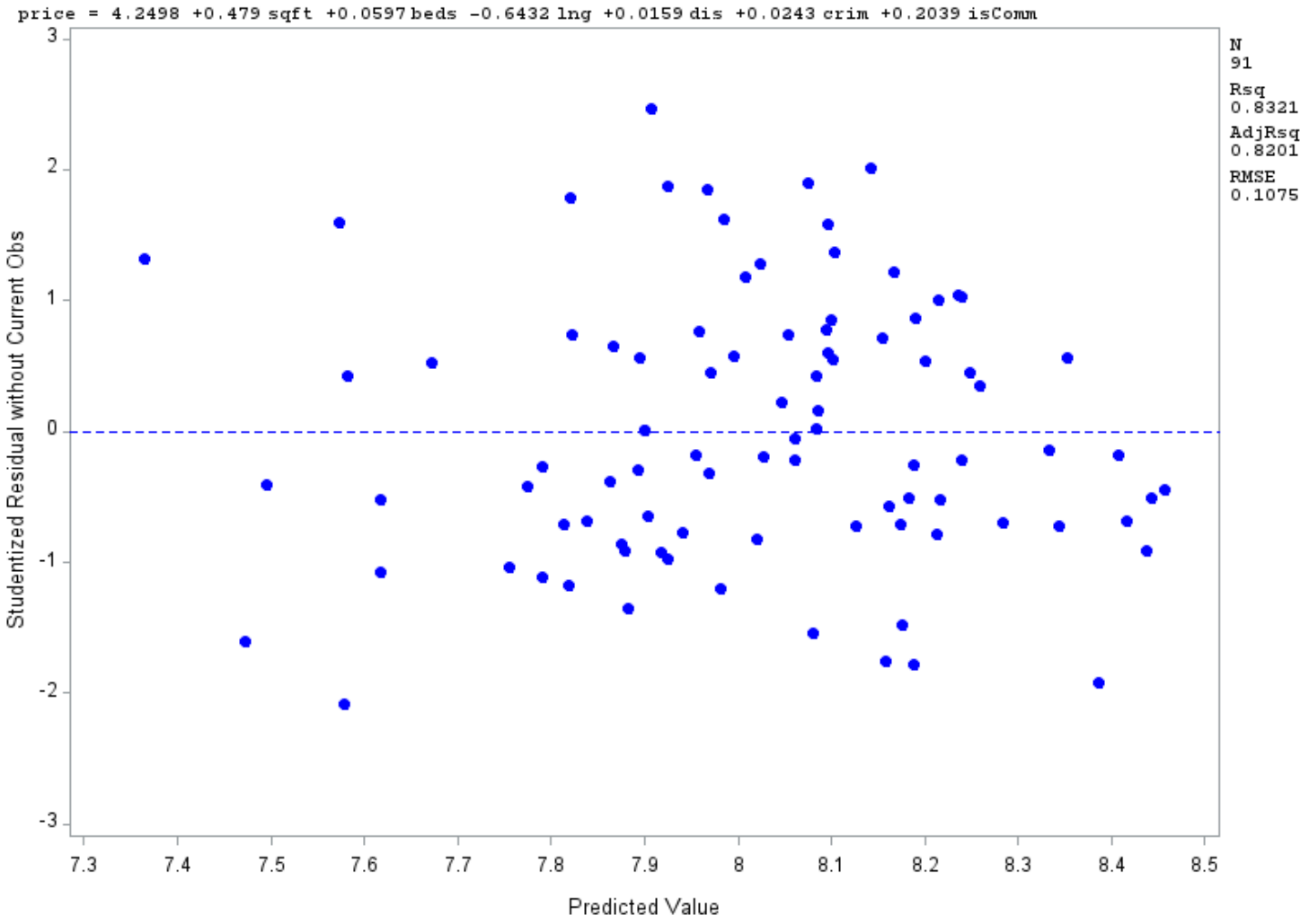
The REG Procedure



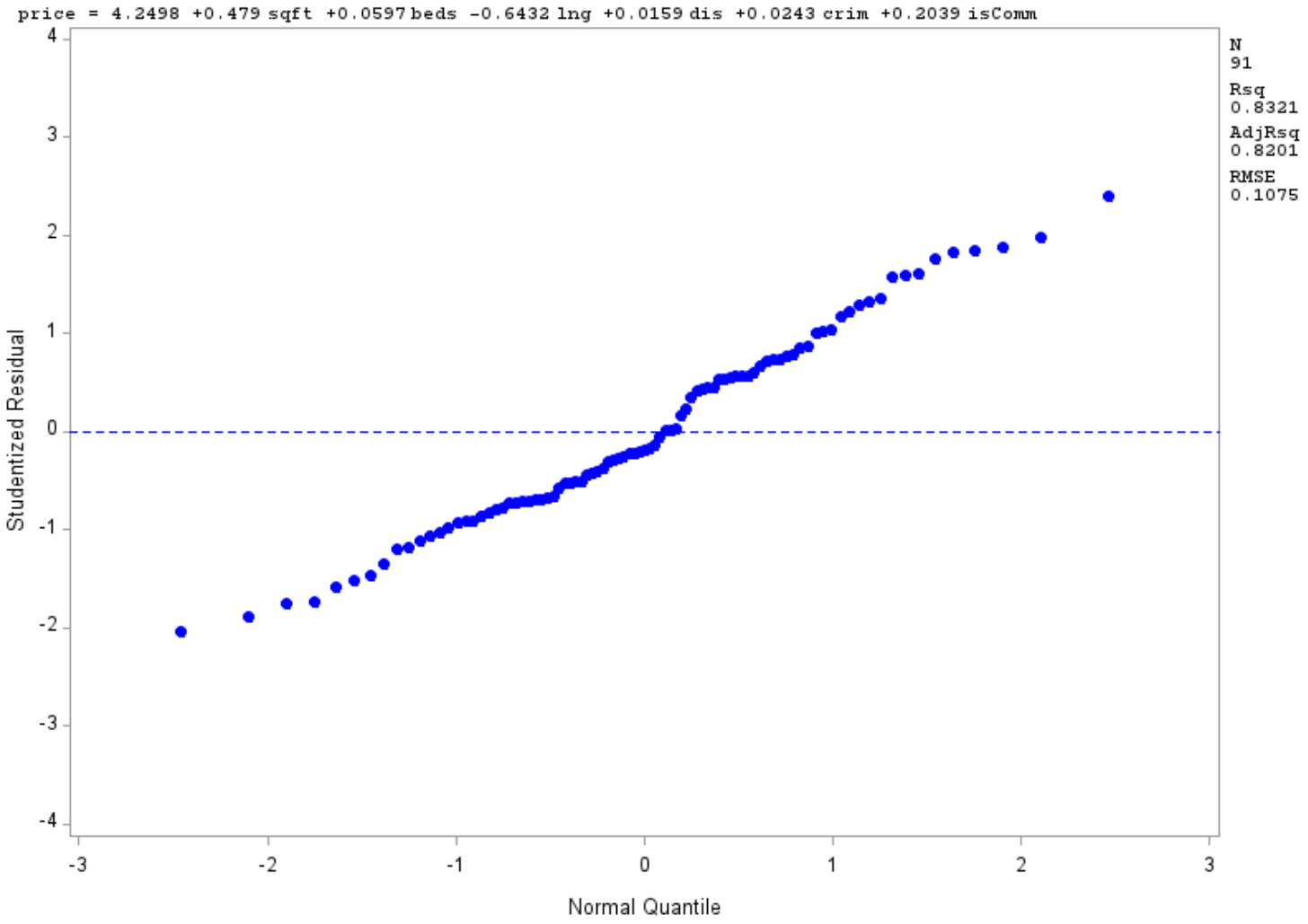
The REG Procedure



The REG Procedure



The REG Procedure



The SAS System

The REG Procedure
Model: MODEL1
Dependent Variable: price

Number of Observations Read	91
Number of Observations Used	91

Analysis of Variance

Source	DF	Sum of Squares	Mean Square	F Value	Pr > F
Model	6	4.80897	0.80149	69.40	<.0001
Error	84	0.97009	0.01155		
Corrected Total	90	5.77906			

Root MSE	0.10747	R-Square	0.8321
Dependent Mean	8.01855	Adj R-Sq	0.8201
Coeff Var	1.34021		

Parameter Estimates

Variable	DF	Parameter Estimate	Standard Error	t Value	Pr > |t|	Variance Inflation
Intercept	1	4.24980	0.41993	10.12	<.0001	0
sqft	1	0.47898	0.05827	8.22	<.0001	4.03005
beds	1	0.05968	0.02148	2.78	0.0067	3.57253
lng	1	-0.64316	0.19666	-3.27	0.0016	1.13398
dis	1	0.01589	0.00562	2.83	0.0058	2.49375
crim	1	0.02425	0.01876	1.29	0.1995	2.92873
isComm	1	0.20392	0.04427	4.61	<.0001	1.09675

The SAS System

The REG Procedure
Model: MODEL1
Dependent Variable: price

Durbin-Watson D	1.831
Number of Observations	91
1st Order Autocorrelation	0.060

The SAS System

The REG Procedure
Model: MODEL1
Dependent Variable: price

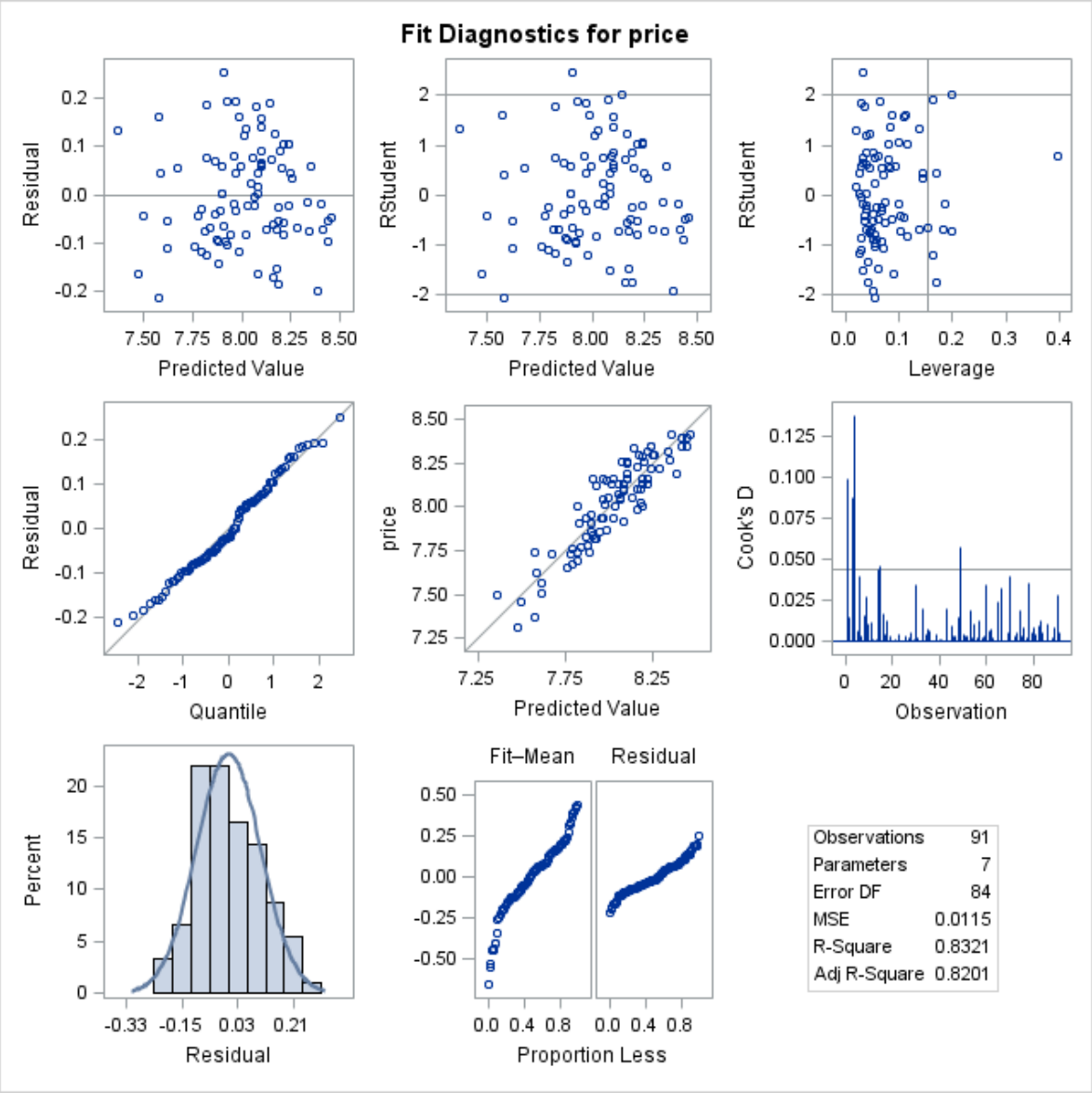
Output Statistics

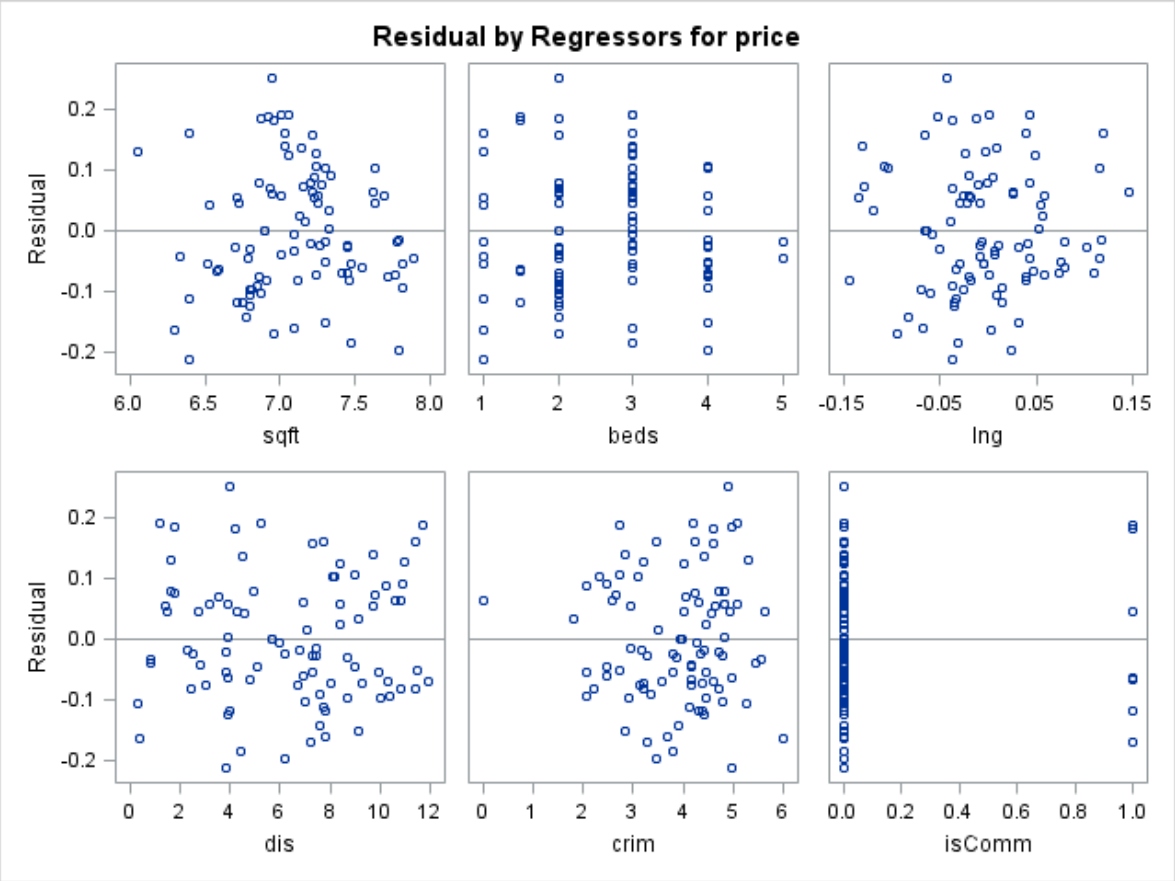
Obs	Dependent Variable	Predicted Value	Std Error Mean Predict	95% CL Mean		95% CL Predict		Residual	Std Error Residual	Student Residual	-2-1 0 1 2	Cook's D
1	8.2595	8.0753	0.0436	7.9887	8.1619	7.8447	8.3059	0.1841	0.0982	1.874	| |*** |	0.099
2	7.7721	7.8386	0.0461	7.7470	7.9302	7.6061	8.0711	-0.0664	0.0971	-0.684	| * | |	0.015
3	7.9879	8.1573	0.0443	8.0693	8.2453	7.9262	8.3884	-0.1694	0.0979	-1.730	| *** | |	0.087
4	8.3321	8.1417	0.0478	8.0467	8.2367	7.9078	8.3756	0.1904	0.0963	1.977	| |*** |	0.138
5	8.0147	7.9701	0.0442	7.8823	8.0580	7.7391	8.2012	0.0445	0.0980	0.455	| | |	0.006
6	7.8627	7.9811	0.0433	7.8949	8.0672	7.7507	8.2115	-0.1184	0.0984	-1.203	| ** | |	0.040
7	7.7275	7.6722	0.0283	7.6159	7.7286	7.4512	7.8932	0.0553	0.104	0.534	| |* |	0.003
8	8.0064	7.8202	0.0202	7.7800	7.8604	7.6027	8.0377	0.1862	0.106	1.764	| |*** |	0.016
9	8.1605	7.9075	0.0193	7.8691	7.9458	7.6904	8.1246	0.2530	0.106	2.394	| |**** |	0.027
10	7.8389	7.9037	0.0420	7.8201	7.9873	7.6742	8.1332	-0.0648	0.0989	-0.655	| * | |	0.011
11	7.7407	7.8825	0.0219	7.8389	7.9261	7.6644	8.1006	-0.1418	0.105	-1.348	| ** | |	0.011
12	7.9374	7.9551	0.0462	7.8632	8.0470	7.7224	8.1877	-0.0177	0.0970	-0.182	| | |	0.001
13	7.9551	7.8946	0.0184	7.8580	7.9311	7.6778	8.1114	0.0605	0.106	0.571	| |* |	0.001
14	8.2558	8.0968	0.0357	8.0258	8.1679	7.8716	8.3220	0.1590	0.101	1.569	| |*** |	0.044
15	8.1461	7.9840	0.0359	7.9127	8.0554	7.7587	8.2093	0.1621	0.101	1.600	| |*** |	0.046
16	8.3416	8.2355	0.0338	8.1683	8.3028	8.0115	8.4596	0.1061	0.102	1.040	| |** |	0.017
17	8.0552	7.9962	0.0307	7.9352	8.0573	7.7740	8.2185	0.0589	0.103	0.572	| |* |	0.004
18	8.3175	8.2141	0.0302	8.1539	8.2742	7.9920	8.4361	0.1035	0.103	1.003	| |** |	0.012
19	7.7385	7.8139	0.0211	7.7721	7.8558	7.5962	8.0317	-0.0755	0.105	-0.716	| * | |	0.003
20	8.3894	8.4077	0.0341	8.3399	8.4755	8.1835	8.6319	-0.0183	0.102	-0.180	| | |	0.001
21	8.1605	8.2161	0.0203	8.1759	8.2564	7.9987	8.4336	-0.0556	0.106	-0.527	| * | |	0.001
22	8.0552	8.0612	0.0187	8.0240	8.0984	7.8443	8.2781	-0.006064	0.106	-0.0573	| | |	0.000
23	8.2928	8.2479	0.0407	8.1669	8.3288	8.0193	8.4764	0.0449	0.0995	0.452	| | |	0.005
24	8.2161	8.2392	0.0214	8.1966	8.2817	8.0213	8.4571	-0.0231	0.105	-0.219	| | |	0.000
25	8.1301	8.0844	0.0173	8.0500	8.1188	7.8679	8.3009	0.0456	0.106	0.430	| | |	0.001
26	8.2687	8.3443	0.0227	8.2991	8.3895	8.1259	8.5628	-0.0756	0.105	-0.720	| * | |	0.003
27	8.1605	8.1024	0.0232	8.0564	8.1485	7.8838	8.3210	0.0581	0.105	0.554	| |* |	0.002
28	8.0392	7.9591	0.0267	7.9060	8.0123	7.7389	8.1793	0.0800	0.104	0.769	| |* |	0.006
29	7.7297	7.7746	0.0203	7.7343	7.8149	7.5571	7.9921	-0.0449	0.106	-0.425	| | |	0.001
30	7.7363	7.5737	0.0320	7.5101	7.6374	7.3507	7.7967	0.1626	0.103	1.585	| |*** |	0.035
31	8.1605	8.0966	0.0211	8.0547	8.1386	7.8788	8.3144	0.0639	0.105	0.606	| |* |	0.002
32	8.1605	8.1874	0.0282	8.1313	8.2435	7.9665	8.4084	-0.0269	0.104	-0.259	| | |	0.001
33	8.0030	8.1873	0.0225	8.1426	8.2320	7.9690	8.4056	-0.1843	0.105	-1.753	| *** | |	0.020
34	8.2815	8.1903	0.0216	8.1473	8.2333	7.9723	8.4083	0.0912	0.105	0.866	| |* |	0.005
35	7.8220	7.9241	0.0254	7.8736	7.9745	7.7045	8.1436	-0.1020	0.104	-0.977	| * | |	0.008
36	8.2295	8.1551	0.0306	8.0943	8.2159	7.9329	8.3773	0.0744	0.103	0.722	| |* |	0.007
37	7.7622	7.7902	0.0259	7.7386	7.8417	7.5703	8.0100	-0.0280	0.104	-0.269	| | |	0.001
38	7.9010	7.8996	0.0180	7.8638	7.9353	7.6829	8.1162	0.001450	0.106	0.0137	| | |	0.000
39	8.4107	8.3530	0.0327	8.2879	8.4180	8.1296	8.5764	0.0577	0.102	0.564	| |* |	0.005
40	7.8236	7.8632	0.0247	7.8141	7.9123	7.6439	8.0824	-0.0395	0.105	-0.378	| | |	0.001
41	7.9356	7.9683	0.0277	7.9132	8.0234	7.7476	8.1890	-0.0327	0.104	-0.315	| | |	0.001
42	7.9010	7.8994	0.0178	7.8640	7.9349	7.6828	8.1161	0.001567	0.106	0.0148	| | |	0.000

43	8.0229	8.1759	0.0267	8.1229	8.2289	7.9557	8.3961	-0.1530	0.104	-1.469	**	0.020
44	8.0864	8.0843	0.0215	8.0415	8.1271	7.8663	8.3022	0.002131	0.105	0.0202		0.000
45	8.2940	8.1666	0.0229	8.1211	8.2121	7.9481	8.3851	0.1274	0.105	1.214	**	0.010
46	7.7832	7.8747	0.0188	7.8374	7.9121	7.6578	8.0917	-0.0915	0.106	-0.865	*	0.003
47	8.1017	8.1612	0.0296	8.1024	8.2200	7.9395	8.3828	-0.0595	0.103	-0.576	*	0.004
48	8.1605	7.9677	0.0189	7.9301	8.0053	7.7507	8.1847	0.1928	0.106	1.823	***	0.015
49	8.1605	8.0953	0.0678	7.9605	8.2302	7.8426	8.3480	0.0652	0.0834	0.782	*	0.058
50	7.8594	7.9404	0.0226	7.8955	7.9853	7.7220	8.1588	-0.0810	0.105	-0.771	*	0.004
51	8.3428	8.4153	0.0237	8.3681	8.4624	8.1964	8.6341	-0.0724	0.105	-0.691	*	0.003
52	8.2558	8.2005	0.0312	8.1385	8.2625	7.9780	8.4230	0.0553	0.103	0.538	*	0.004
53	8.0552	8.1255	0.0478	8.0305	8.2205	7.8916	8.3593	-0.0703	0.0963	-0.730	*	0.019
54	7.9010	7.8229	0.0196	7.7839	7.8618	7.6056	8.0401	0.0781	0.106	0.739	*	0.003
55	8.2147	8.2843	0.0398	8.2051	8.3635	8.0564	8.5122	-0.0695	0.0998	-0.697	*	0.011
56	7.9356	7.8659	0.0197	7.8268	7.9051	7.6487	8.0832	0.0696	0.106	0.659	*	0.002
57	7.5066	7.6175	0.0286	7.5606	7.6743	7.3964	7.8386	-0.1109	0.104	-1.071	**	0.012
58	7.5627	7.6178	0.0244	7.5692	7.6663	7.3986	7.8369	-0.0551	0.105	-0.526	*	0.002
59	8.1315	8.1836	0.0315	8.1211	8.2462	7.9610	8.4063	-0.0521	0.103	-0.507	*	0.003
60	7.3652	7.5785	0.0251	7.5287	7.6283	7.3591	7.7979	-0.2133	0.105	-2.041	****	0.034
61	7.7832	7.8788	0.0243	7.8305	7.9272	7.6597	8.0979	-0.0956	0.105	-0.913	*	0.006
62	8.3428	8.4378	0.0263	8.3855	8.4900	8.2178	8.6578	-0.0949	0.104	-0.911	*	0.008
63	7.4530	7.4951	0.0347	7.4260	7.5641	7.2705	7.7197	-0.0421	0.102	-0.414		0.003
64	8.0709	8.0473	0.0252	7.9971	8.0975	7.8278	8.2668	0.0236	0.104	0.226		0.000
65	8.2428	8.1027	0.0310	8.0411	8.1642	7.8803	8.3251	0.1401	0.103	1.361	**	0.024
66	8.1167	7.9248	0.0271	7.8709	7.9786	7.7044	8.1452	0.1919	0.104	1.846	***	0.033
67	8.0064	8.0274	0.0190	7.9896	8.0653	7.8104	8.2445	-0.0211	0.106	-0.199		0.000
68	8.0375	8.0603	0.0214	8.0177	8.1028	7.8424	8.2781	-0.0227	0.105	-0.216		0.000
69	8.1301	8.2123	0.0256	8.1615	8.2632	7.9927	8.4320	-0.0823	0.104	-0.788	*	0.005
70	7.4955	7.3640	0.0399	7.2846	7.4434	7.1360	7.5919	0.1316	0.0998	1.319	**	0.040
71	8.3187	8.3336	0.0294	8.2752	8.3920	8.1121	8.5552	-0.0149	0.103	-0.144		0.000
72	8.4118	8.4572	0.0354	8.3868	8.5275	8.2322	8.6821	-0.0453	0.101	-0.447		0.003
73	7.6939	7.8187	0.0172	7.7845	7.8529	7.6023	8.0352	-0.1248	0.106	-1.176	**	0.005
74	8.3428	8.2394	0.0364	8.1670	8.3118	8.0138	8.4650	0.1035	0.101	1.023	**	0.019
75	8.2940	8.2593	0.0407	8.1784	8.3403	8.0308	8.4879	0.0347	0.0994	0.349		0.003
76	8.1315	8.0079	0.0214	7.9652	8.0505	7.7899	8.2258	0.1237	0.105	1.174	**	0.008
77	7.6256	7.5820	0.0285	7.5253	7.6387	7.3609	7.8031	0.0436	0.104	0.421		0.002
78	7.3099	7.4731	0.0321	7.4094	7.5369	7.2501	7.6962	-0.1633	0.103	-1.592	***	0.035
79	8.1605	8.0245	0.0158	7.9931	8.0559	7.8085	8.2405	0.1360	0.106	1.280	**	0.005
80	7.8220	7.9180	0.0282	7.8618	7.9741	7.6970	8.1389	-0.0959	0.104	-0.925	*	0.009
81	8.1301	8.0530	0.0250	8.0032	8.1028	7.8336	8.2724	0.0771	0.105	0.738	*	0.004
82	7.6473	7.7549	0.0256	7.7040	7.8058	7.5352	7.9746	-0.1076	0.104	-1.031	**	0.009
83	7.9374	8.0205	0.0366	7.9477	8.0932	7.7947	8.2462	-0.0831	0.101	-0.822	*	0.013
84	8.1887	8.0996	0.0246	8.0507	8.1486	7.8804	8.3189	0.0891	0.105	0.851	*	0.006
85	7.8613	7.8925	0.0217	7.8494	7.9355	7.6744	8.1105	-0.0311	0.105	-0.296		0.001
86	7.9194	8.0807	0.0191	8.0427	8.1187	7.8637	8.2978	-0.1614	0.106	-1.526	***	0.011
87	8.1017	8.0850	0.0150	8.0551	8.1149	7.8692	8.3008	0.0167	0.106	0.157		0.000
88	8.3894	8.4425	0.0268	8.3891	8.4958	8.2222	8.6627	-0.0531	0.104	-0.510	*	0.002
89	8.1017	8.1748	0.0344	8.1064	8.2431	7.9504	8.3991	-0.0731	0.102	-0.718	*	0.008
90	8.1887	8.3866	0.0244	8.3380	8.4351	8.1674	8.6057	-0.1979	0.105	-1.891	***	0.028

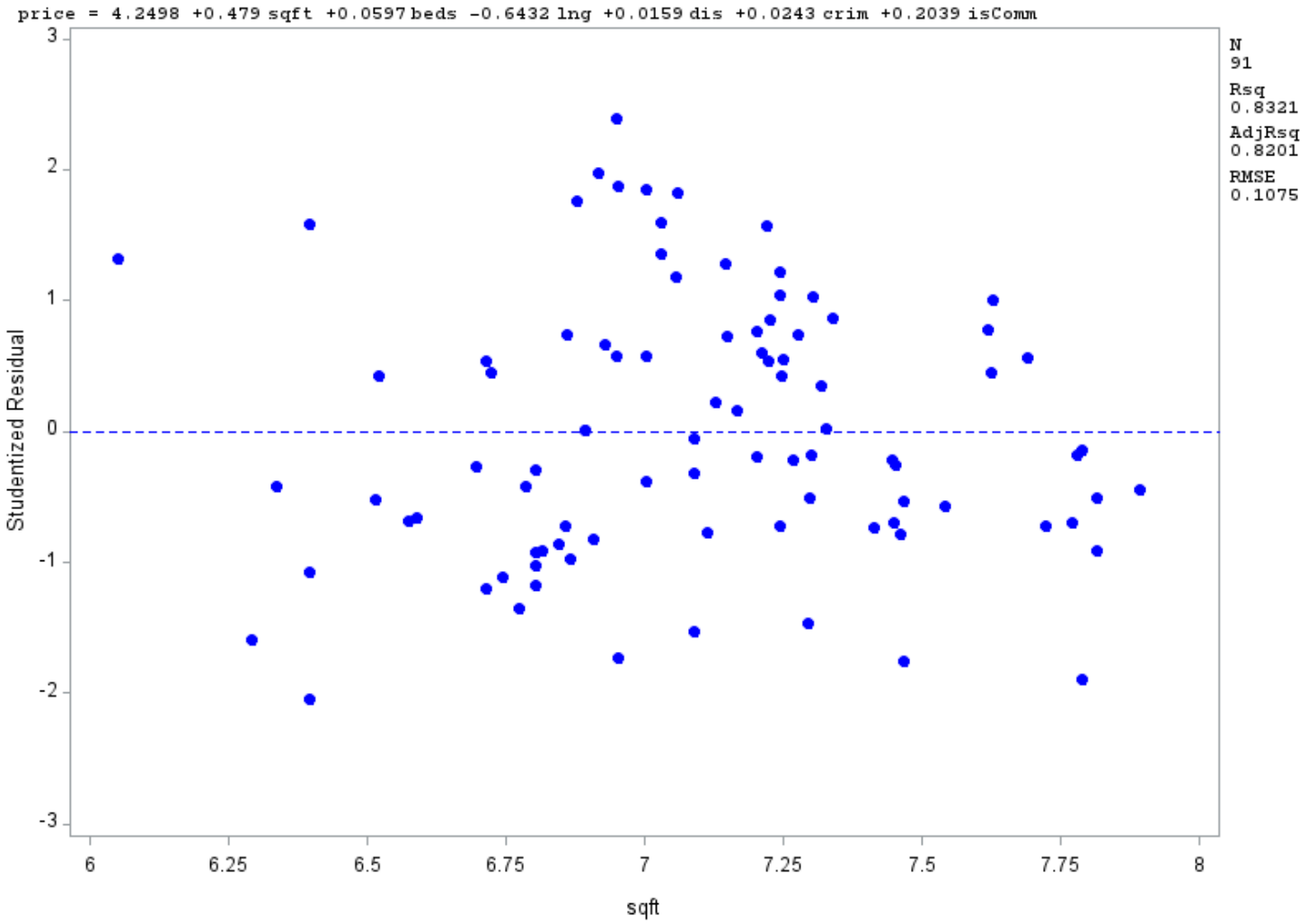
91	7.6732	7.7909	0.0187	7.7537	7.8282	7.5740	8.0079	-0.1177	0.106	-1.113	**	0.006

Sum of Residuals	0
Sum of Squared Residuals	0.97009
Predicted Residual SS (PRESS)	1.15077




Residual by Regressors for price
Residual
0.2
0.1
0.0
-0.1
-0.2
6.0
6.5
7.0
7.5
8.0
sqft
1
2
3
4
5
beds
-0.15
-0.05
0.05
0.15
lng
0
2
4
6
8
10
12
dis
0
1
2
3
4
5
6
crim
0.0
0.2
0.4
0.6
0.8
1.0
isComm

The REG Procedure



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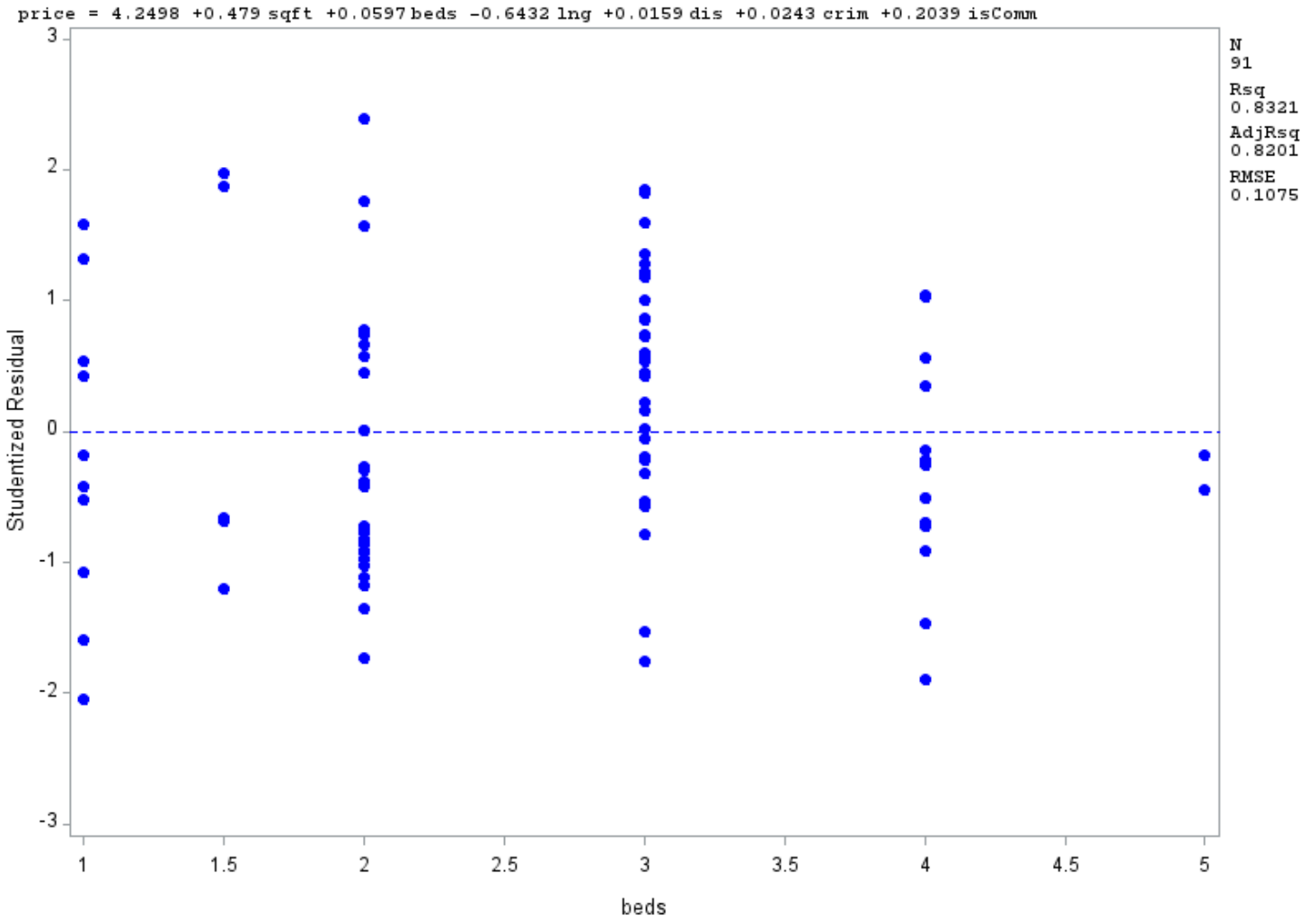

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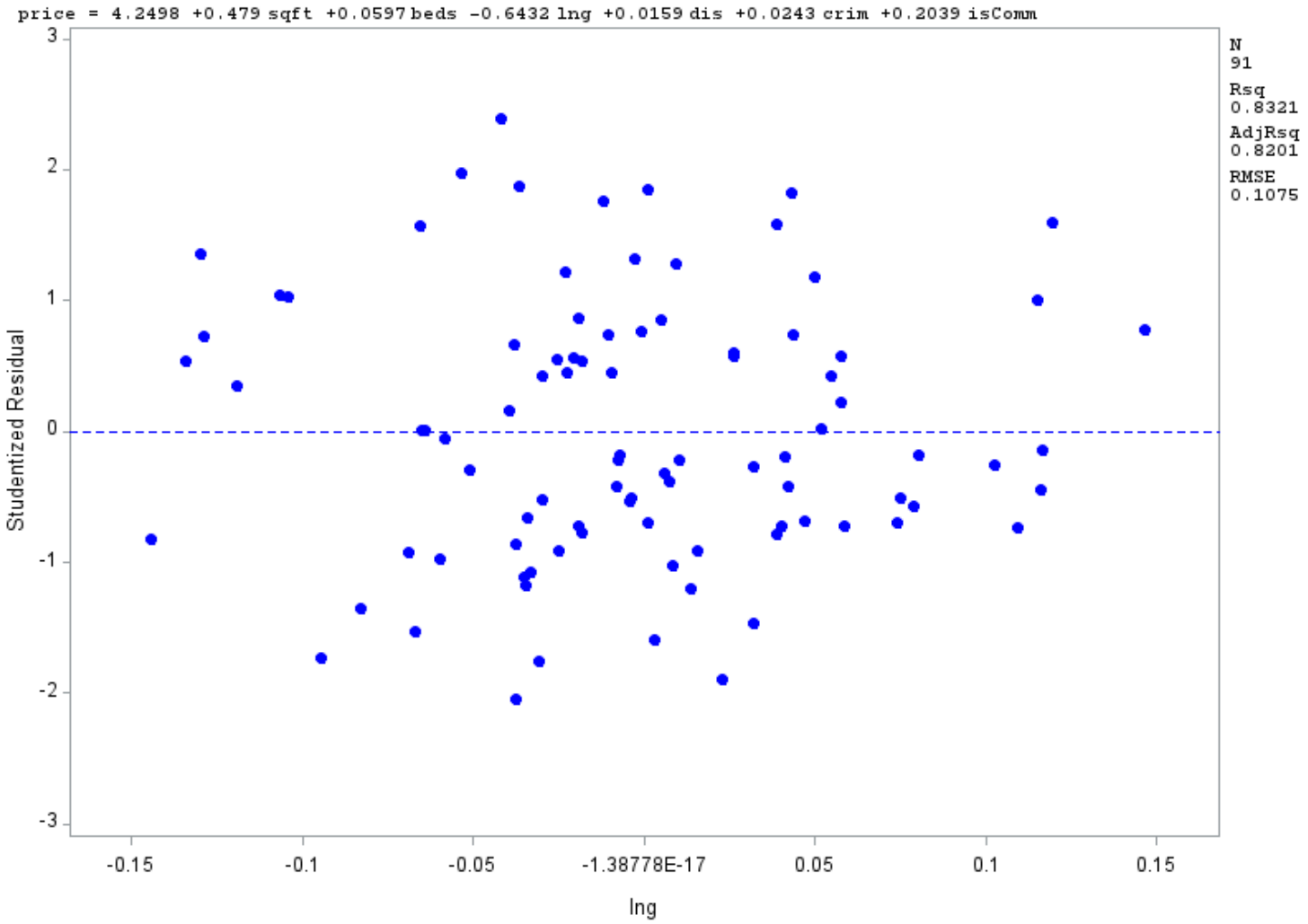

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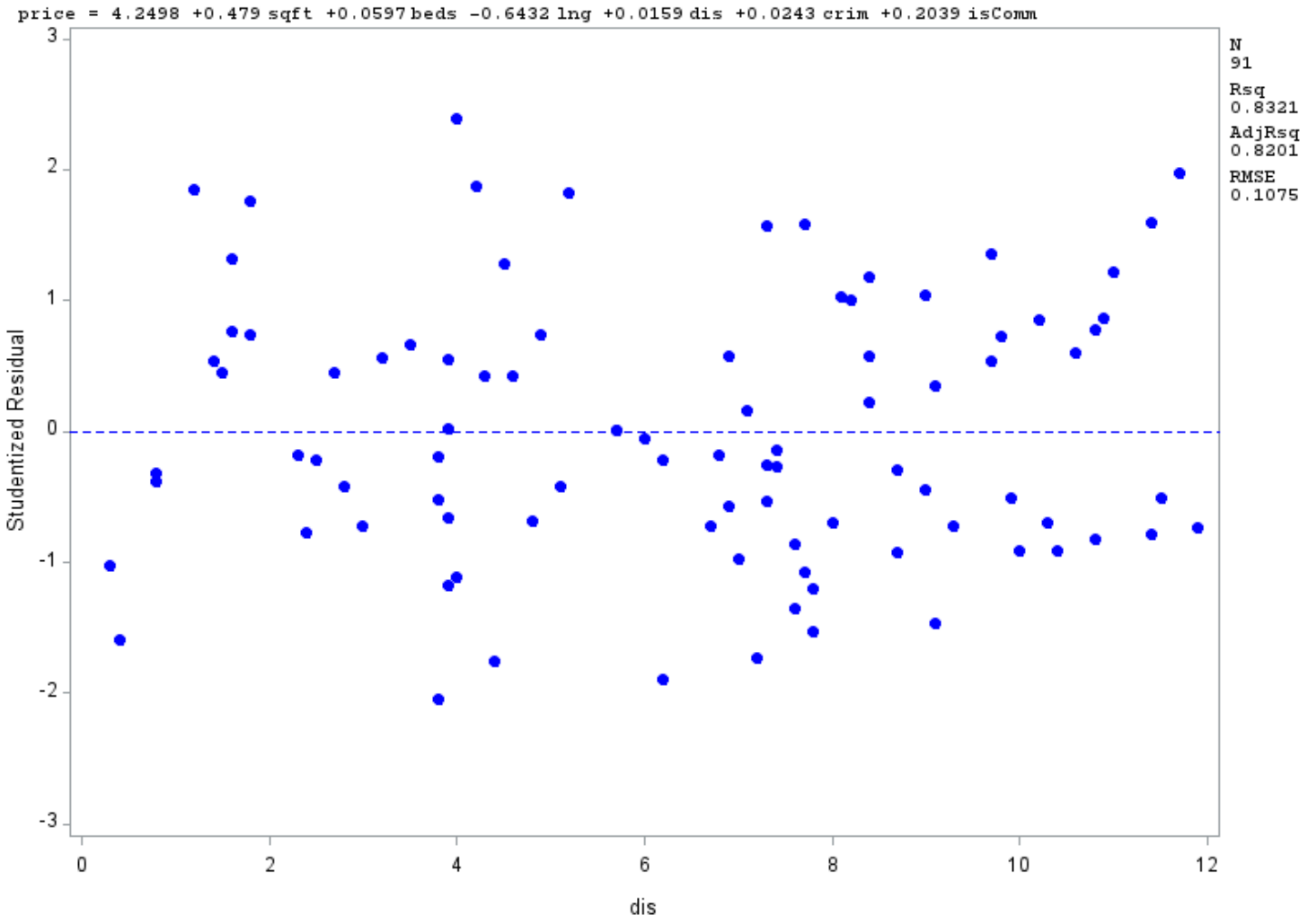

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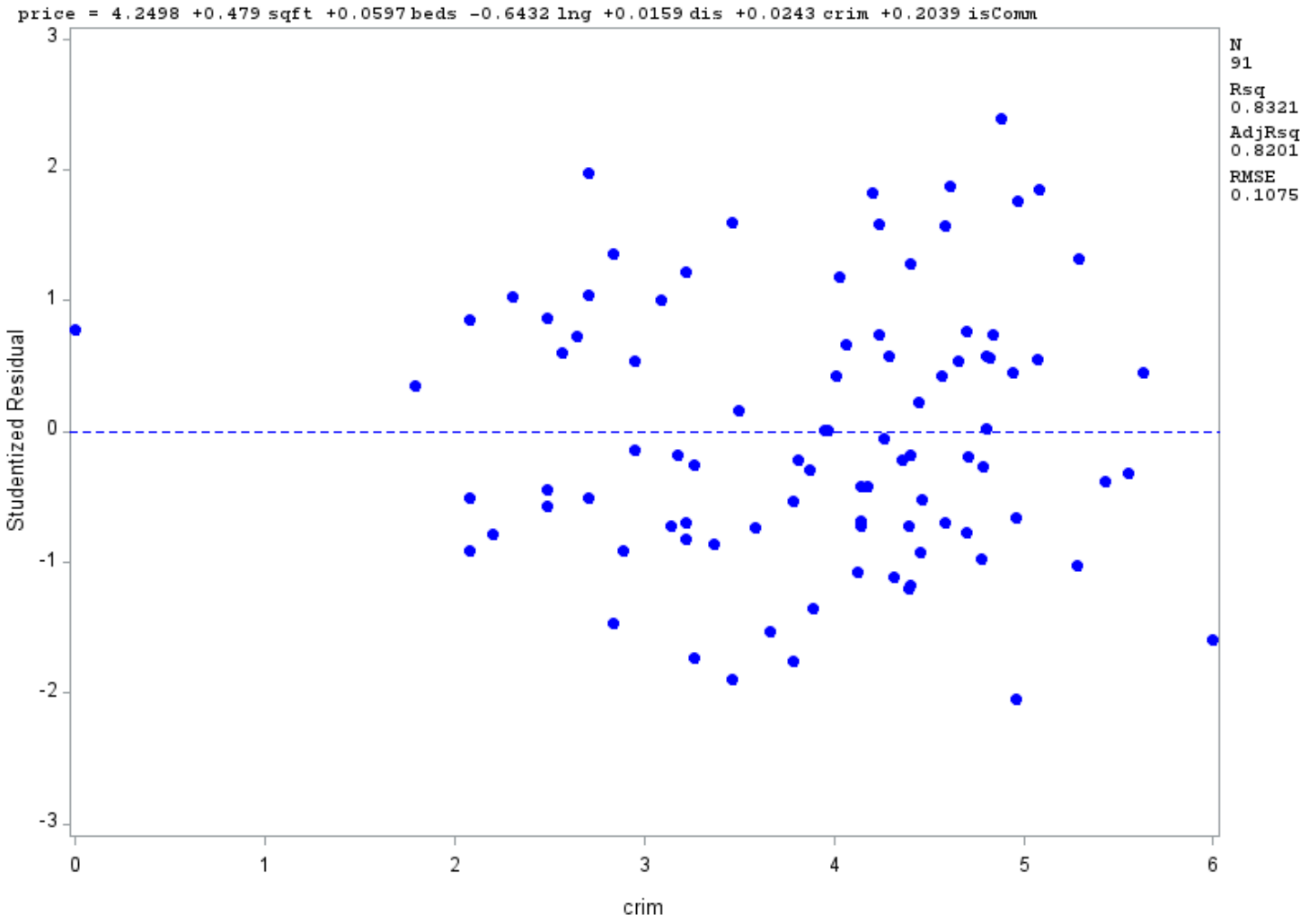

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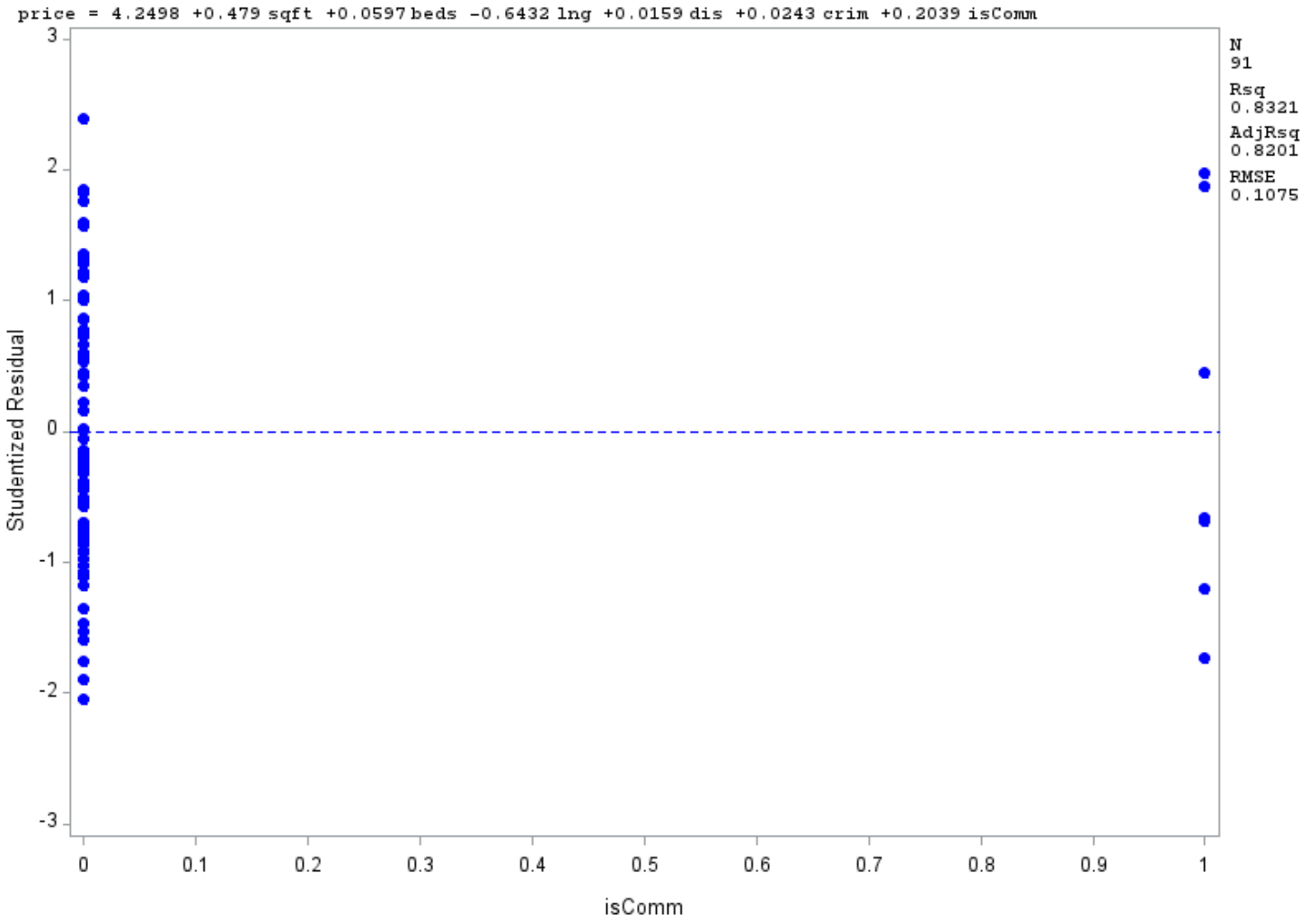

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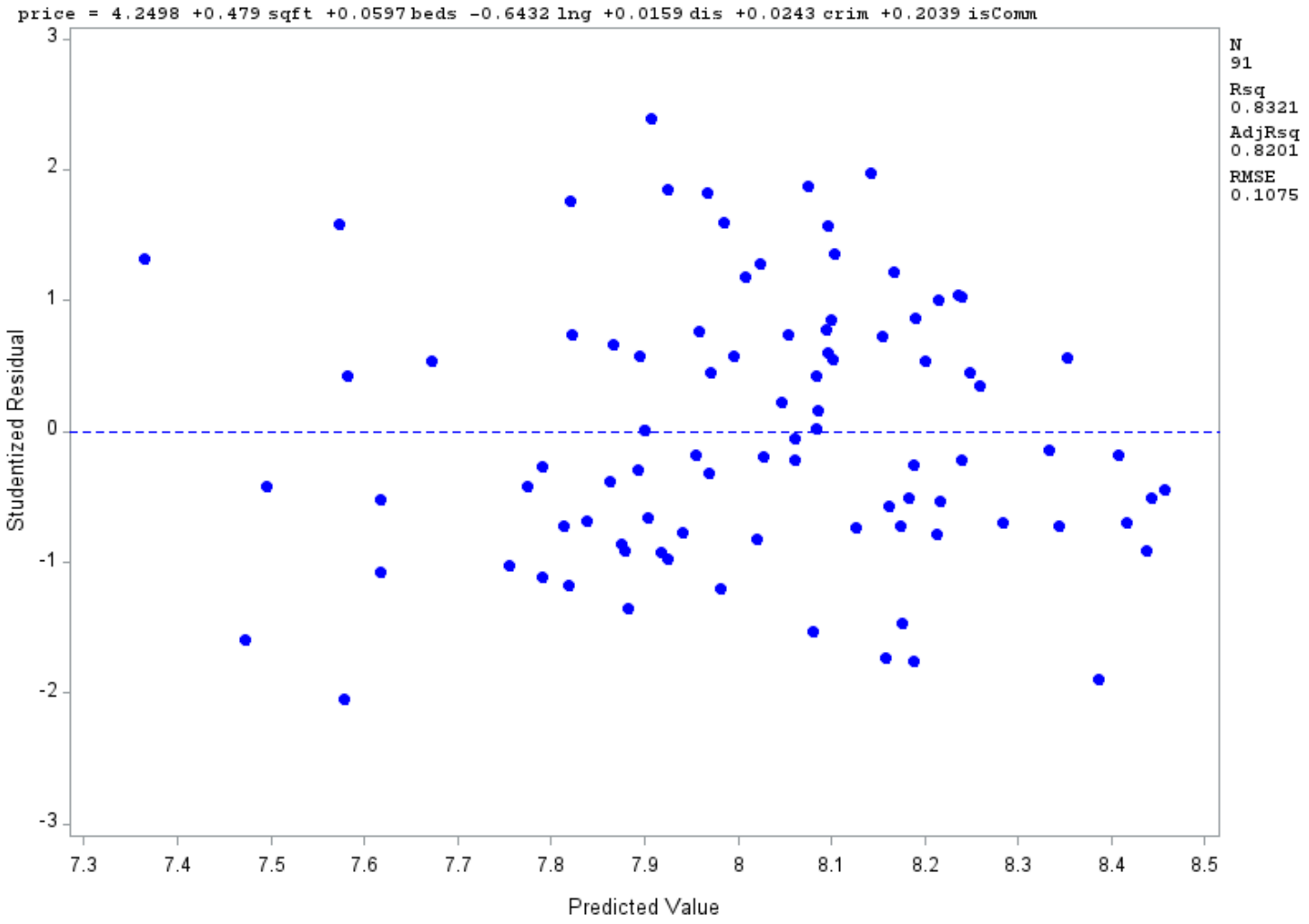

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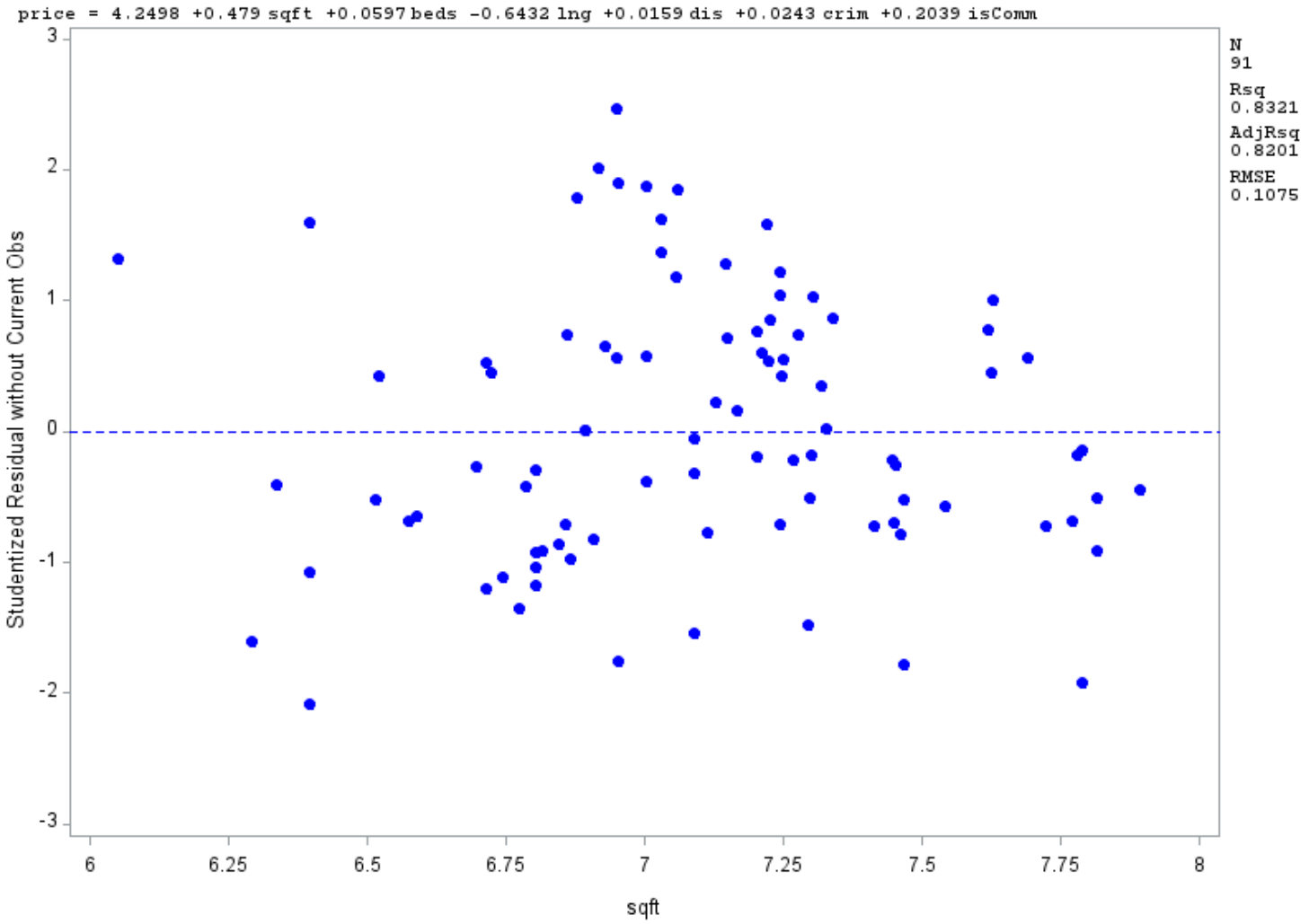

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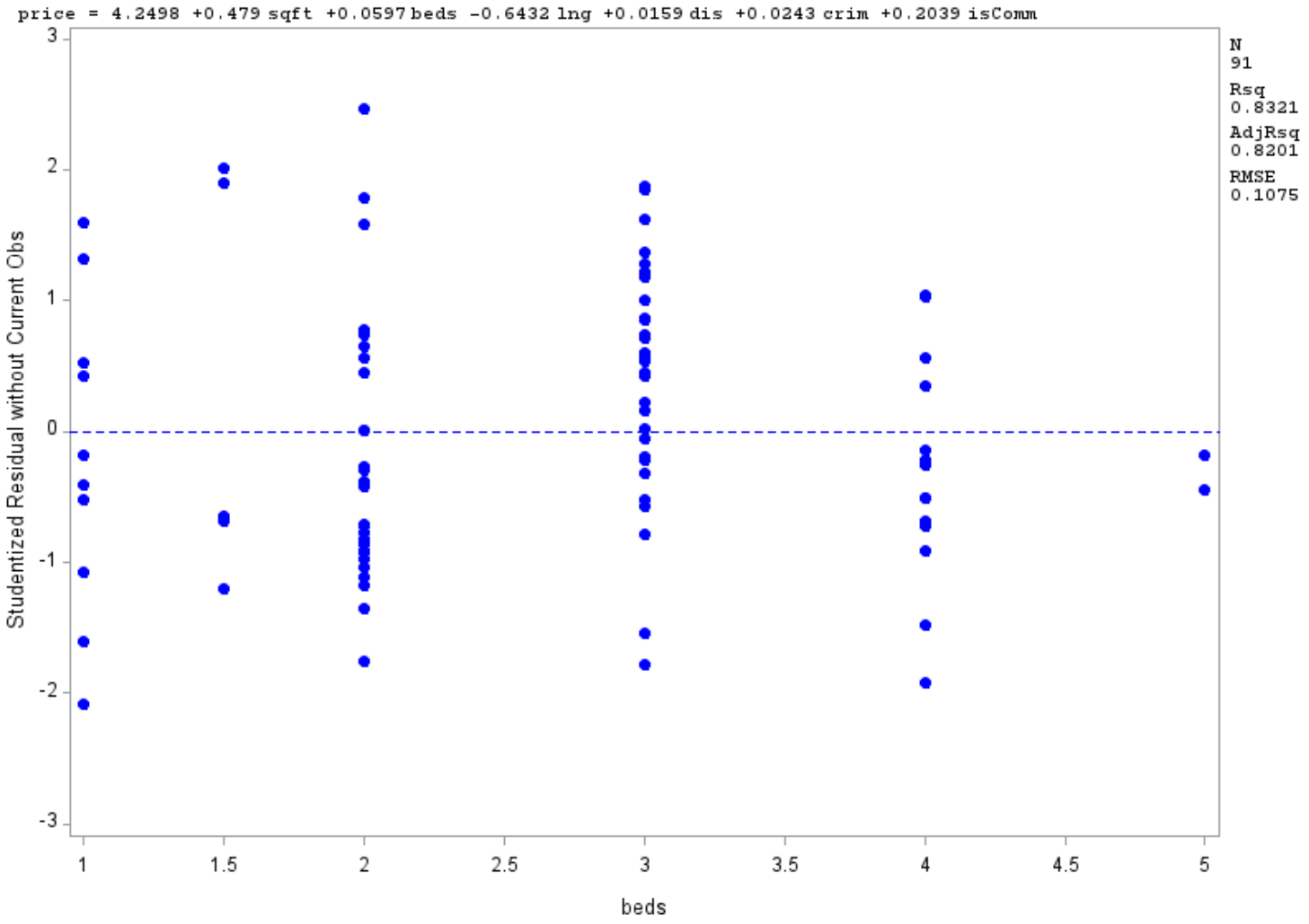

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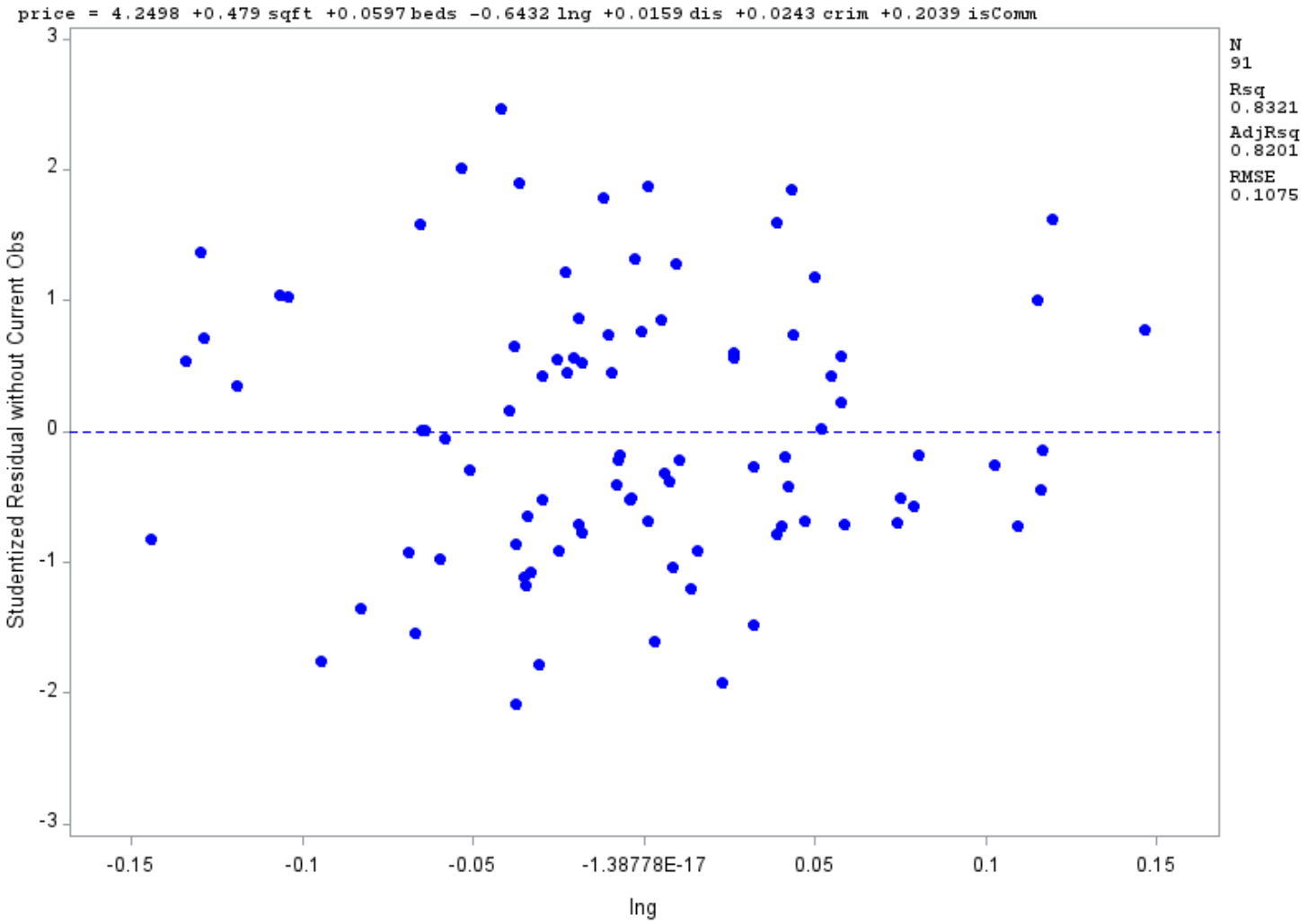

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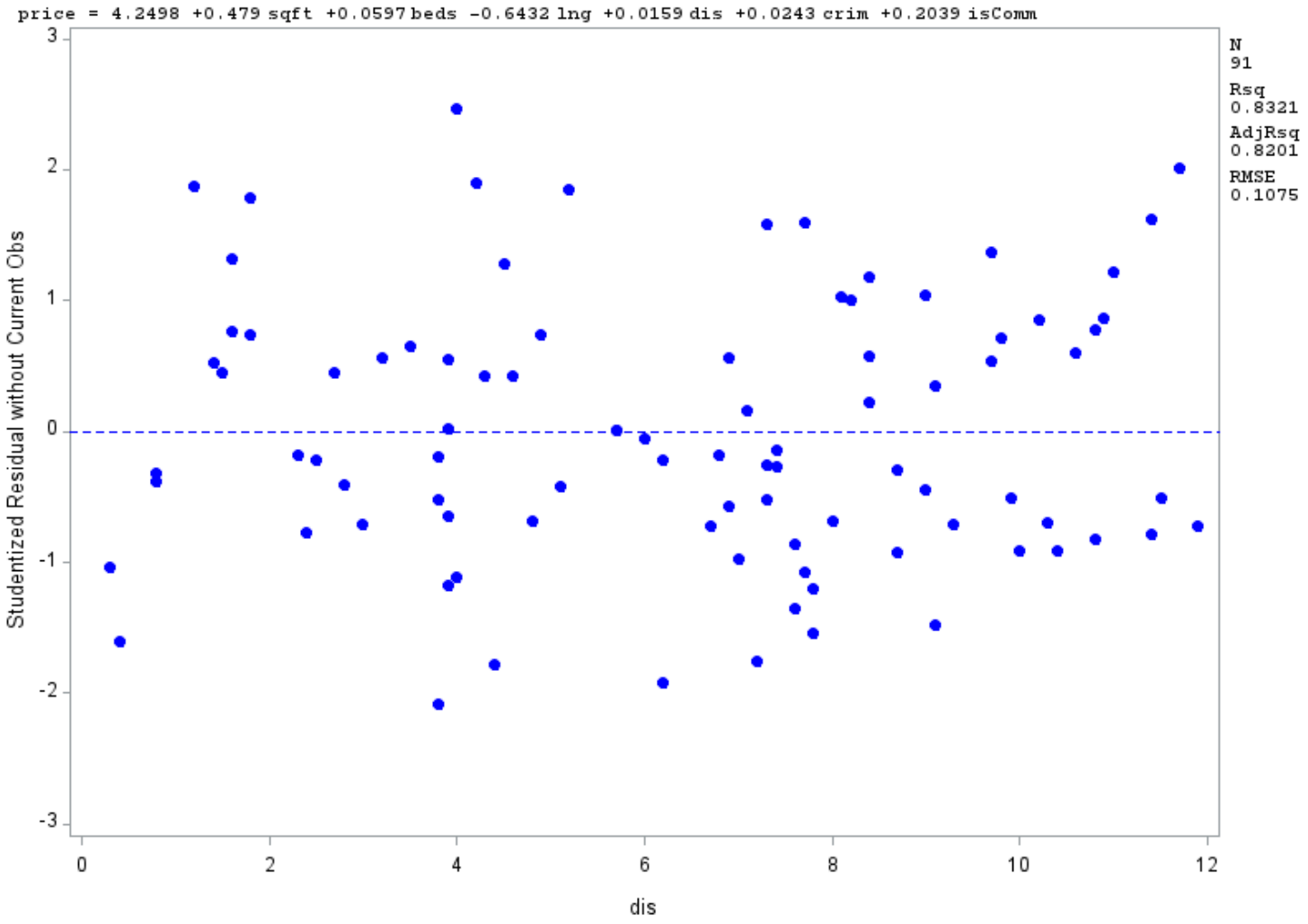
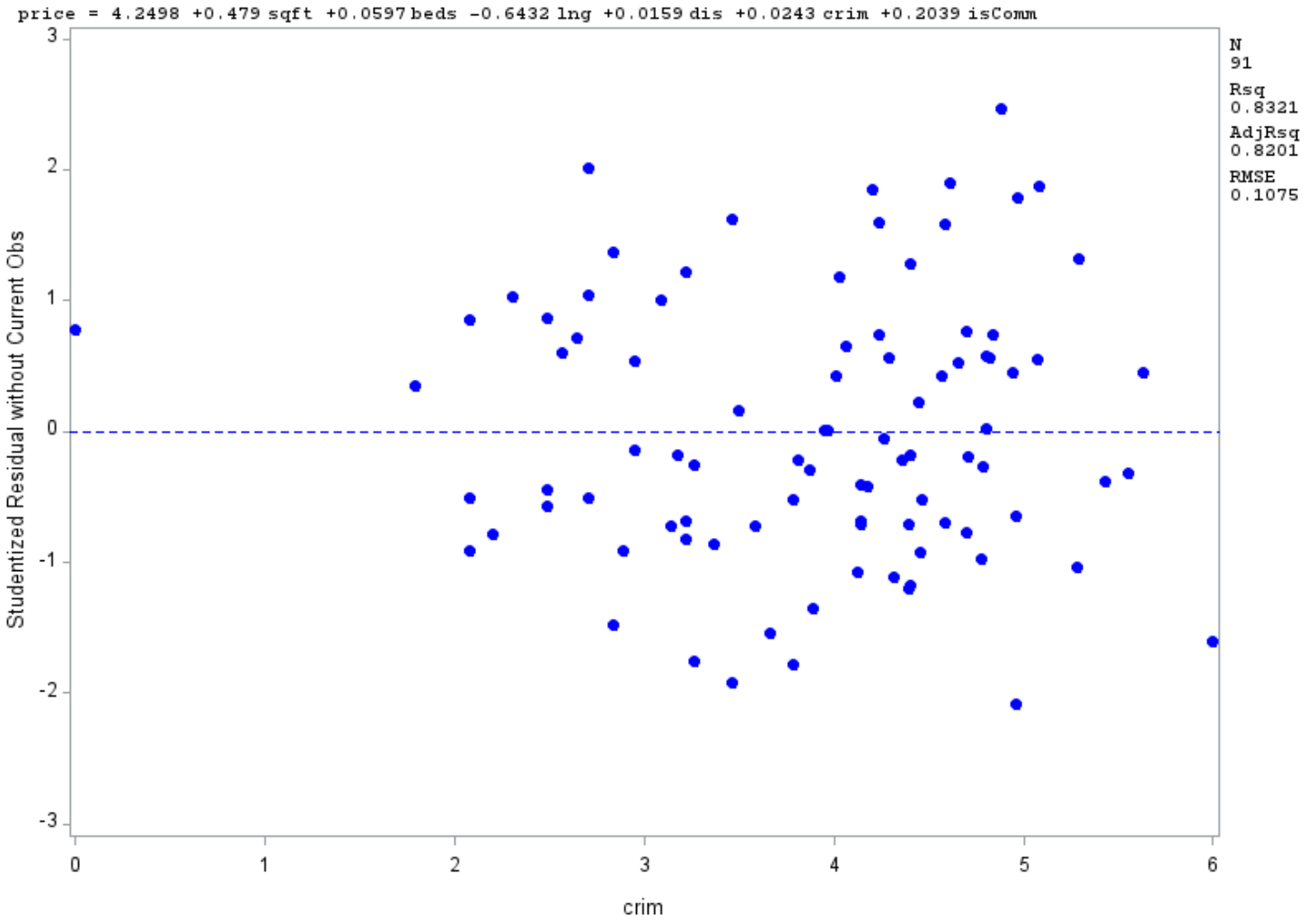


The REG Procedure



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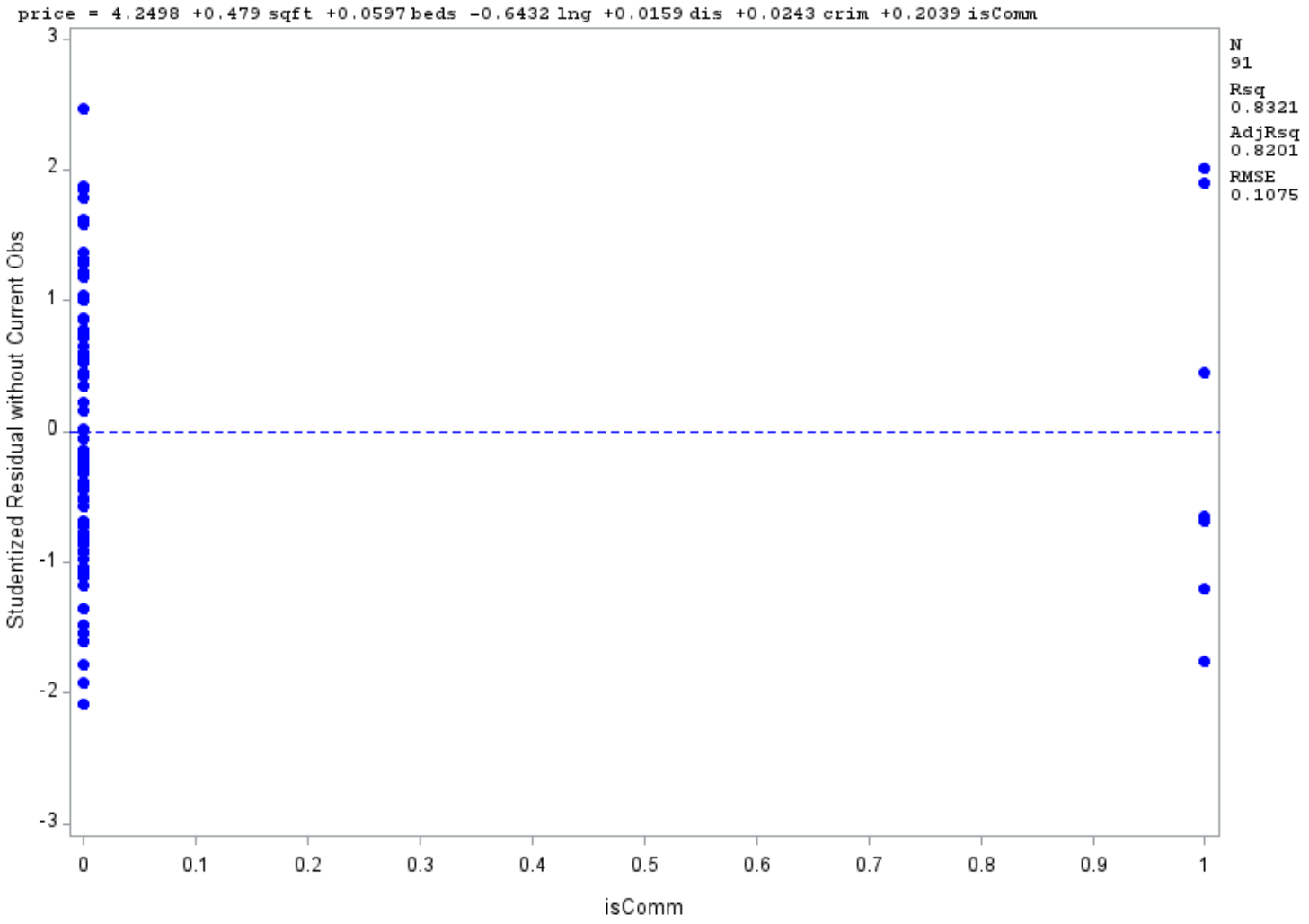

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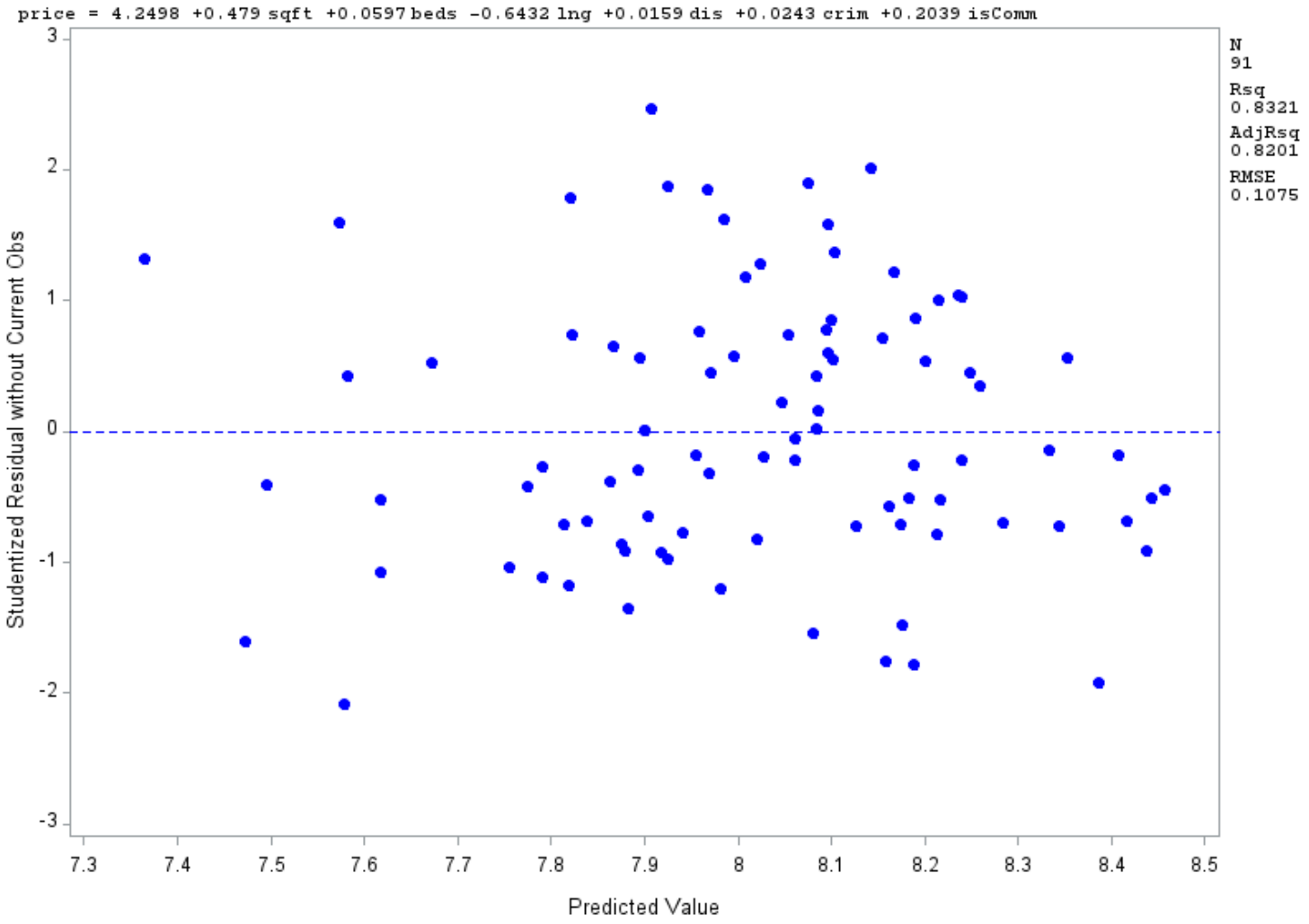

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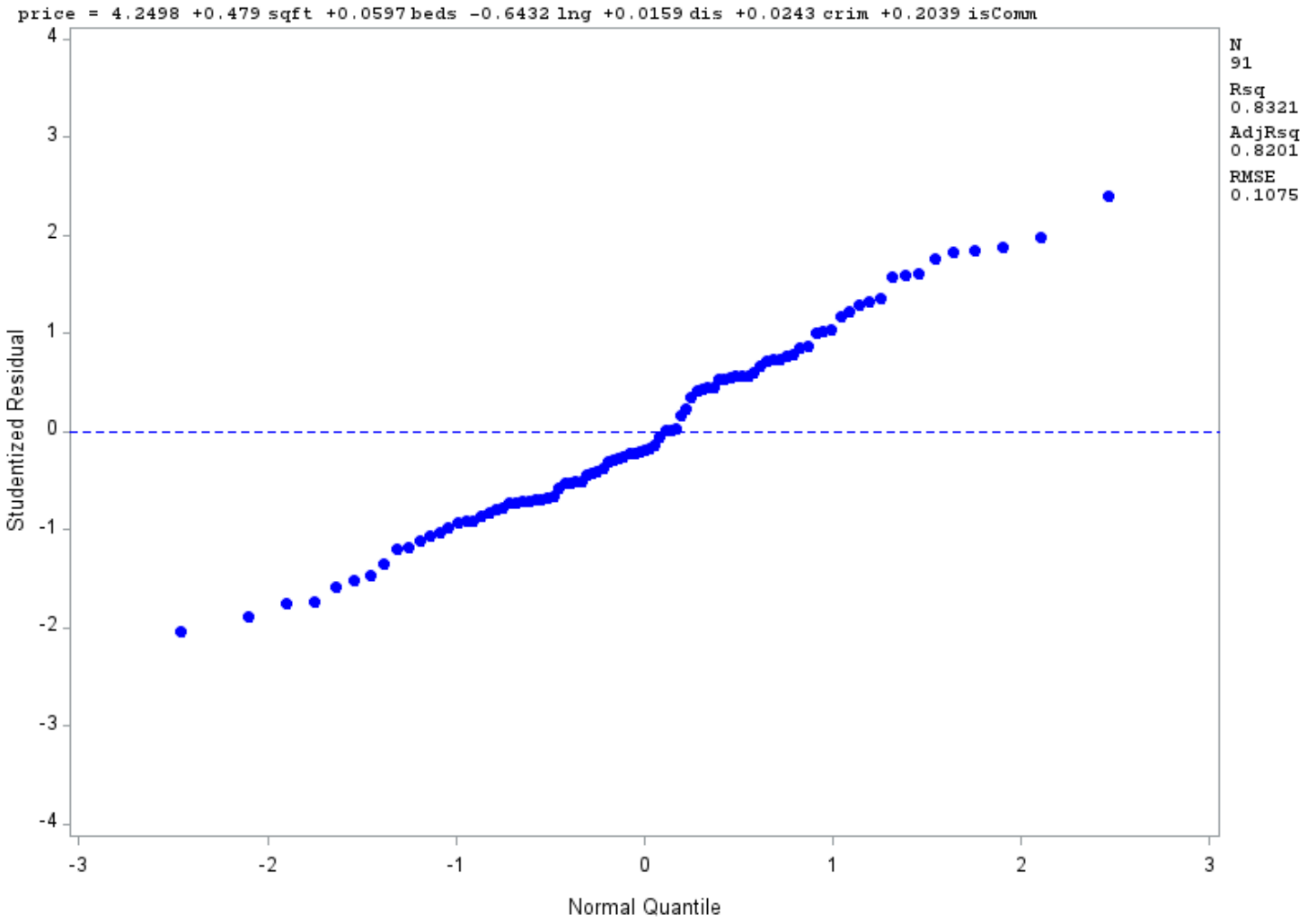


The SAS System

The UNIVARIATE Procedure
Variable: student (Studentized Residual)

Moments			
N	91	Sum Weights	91
Mean	0.00303793	Sum Observations	0.27645128
Std Deviation	1.00714435	Variance	1.01433974
Skewness	0.22647129	Kurtosis	-0.6169852
Uncorrected SS	91.2914168	Corrected SS	91.290577
Coeff Variation	33152.3645	Std Error Mean	0.10557742

Basic Statistical Measures			
Location		Variability	
Mean	0.00304	Std Deviation	1.00714
Median	-0.18246	Variance	1.01434
Mode	.	Range	4.43491
		Interquartile Range	1.45718

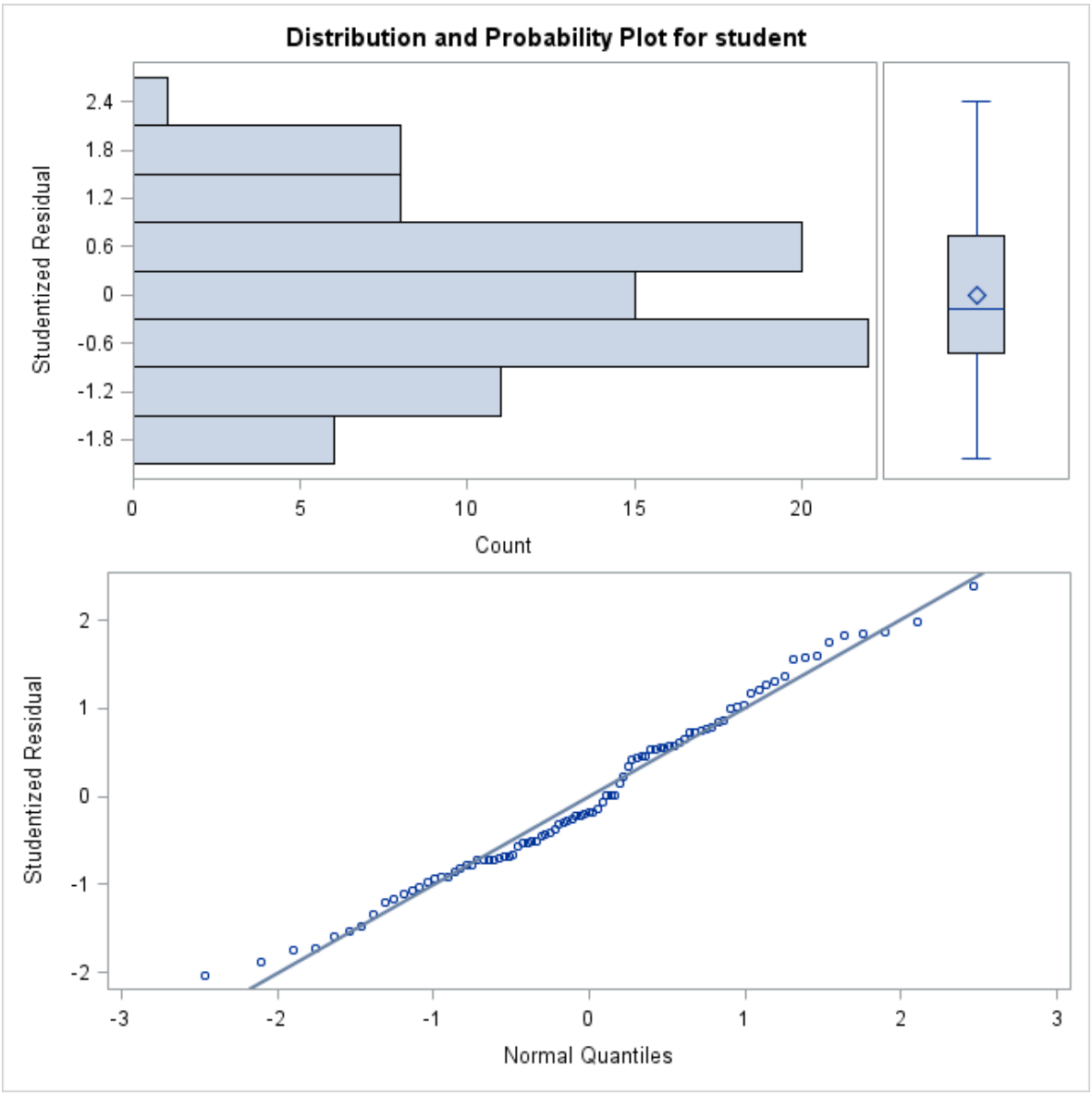
Tests for Location: Mu0=0				
Test	Statistic		p Value	
Student's t	t	0.028774	Pr > |t|	0.9771
Sign	M	-3.5	Pr >= |M|	0.5296
Signed Rank	S	-24	Pr >= |S|	0.9249

Tests for Normality				
Test	Statistic		p Value	
Shapiro-Wilk	W	0.981146	Pr < W	0.2108
Kolmogorov-Smirnov	D	0.088611	Pr > D	0.0781
Cramer-von Mises	W-Sq	0.112743	Pr > W-Sq	0.0787
Anderson-Darling	A-Sq	0.592818	Pr > A-Sq	0.1237

Quantiles (Definition 5)	
Level	Quantile
100% Max	2.393538
99%	2.393538
95%	1.822938
90%	1.361448
75% Q3	0.737553
50% Median	-0.182462
25% Q1	-0.719631
10%	-1.176484
5%	-1.591691
1%	-2.041375
0% Min	-2.041375

Extreme Observations			
Lowest		Highest	
Value	Obs	Value	Obs
-2.04138	60	1.82294	48
-1.89068	90	1.84562	66

-1.75347	33	1.87417	1
-1.73026	3	1.97737	4
-1.59169	78	2.39354	9



The SAS System

The AUTOREG Procedure

Dependent Variable	price

The SAS System

The AUTOREG Procedure

Ordinary Least Squares Estimates			
SSE	0.97009381	DFE	84
MSE	0.01155	Root MSE	0.10747
SBC	-123.42837	AIC	-141.00439
MAE	0.08675864	AICC	-139.65499
MAPE	1.0850382	HQC	-133.91356
Durbin-Watson	1.8314	Regress R-Square	0.8321
		Total R-Square	0.8321

Durbin-Watson Statistics			
Order	DW	Pr < DW	Pr > DW
1	1.8314	0.1811	0.8189

NOTE: Pr<DW is the p-value for testing positive autocorrelation, and Pr>DW is the p-value for testing negative autocorrelation.

Parameter Estimates					
Variable	DF	Estimate	Standard Error	t Value	Approx Pr > |t|
Intercept	1	4.2498	0.4199	10.12	<.0001
sqft	1	0.4790	0.0583	8.22	<.0001
beds	1	0.0597	0.0215	2.78	0.0067
lng	1	-0.6432	0.1967	-3.27	0.0016
dis	1	0.0159	0.005619	2.83	0.0058
crim	1	0.0243	0.0188	1.29	0.1995
isComm	1	0.2039	0.0443	4.61	<.0001

The SAS System

The AUTOREG Procedure