

ALLSALES.dbf contains **every** sale stored in our appraisal database (approx 1.8 million records as of 2015).  
(Sales are entered as received by the Clerk's Office and after review by our staff.)

**PLEASE NOTE: MS Excel will not open 1.8 million records. You must use a database program to process this file.**

PIN	Property Identification Number
FOLIO	folio number (use this to join/relate to our parcel shapefile)
DOR_CODE	Dept of Revenue use code (see parcel_dor_names.dbf included with the parcel shapefile .zip for a list)
NBHC	neighborhood code (appraisal neighborhoods)
S_DATE	date of sale
VI	vacant or improved at time of sale
QU	qualified (free market) or unqualified (multi-parcel sale, deed transfer or sale with other considerations than money) (Our office only uses qualified sales to determine property values.)
REA_CD	reason code for QU field
	01 – sale qualified per exam of deed
	02 – sale qualified on credible evidence
	05 – multiple parcels
	06 – arm's length sale crosses county lines
	11 – \$100 corrective deed
	12 – deeds to/from financial institutions
	13 – cemetery lots
	14 – life estate
	16 – partial interest
	17 – religious/charitable org
	18 – government, schools, courts, TIFF
	19 – bankruptcy, executor, guardian, receiver
	20 – utility company
	2A – qualified bank sale
	2B – qualified short sale
	30 – related parties
	31 – trade or exchange
	32 – pre construction sale
	33 – incomplete common area improvements
	34 – satisfaction of prior property contract
	35 – atypical personal property
	36 – atypical costs of sale
	37 – not exposed to open market
	38 – duress or to prevent foreclosure
	39 – different sale price than doc stamps
	3A – new construction after sale
	3B – demolition after sale
	3C – split after sale
	3D – join after sale
	40 – non market financing
	41 – other: requires prior DOR approval
	43 – allocated price as part of bulk sale
	4C – subject to rezoning/rezoned after sale
	98 – sale with deed errors
S_AMT	dollar amount of sale
SUB	subdivision code
STR	section township range
S_TYPE	legal instrument recorded at the County Clerk's office:
	AA – Assignment of Agreement (transfer of buyer or seller)
	AD – Administrative (conveyance of deceased's property without a will/intestate)
	AS – Assignment of Contract
	AG – Agreement for Deed (installment purchase directly from seller)
	CD – County Deed (see DD)
	CT – Certificate of Title (a foreclosure)
	DD – Other (County, proprietary leases, other deeds)
	ED – Executor Deed (estate executor conveys property owned by deceased)
	FD – Fee Simple Deed (absolute title to property with or without restrictions or maintenance fees)
	GD – Guardian Deed (sale by a court appointed administrator)
	MD – Master's Deed (see DD)
	PR – Personal Rep (estate of deceased is resolved and distributed)
	QC – Quit Claim (grantor releases any interest in the property without any warrant)
	SD – Sheriff's Deed (a levy for the sale of property to satisfy a judgment)
	TD – Tax Deed (sale for non-payment of taxes)
	TR – Trustee's Deed (property conveyed into/out of a trust)
	WD – Warranty Deed (grantor warrants title against defects arising before & during time of ownership)
OR_BK	go to <a href="http://www.hillsclerk.org">www.hillsclerk.org</a> to view the document
OR_PG	

GRANTOR    the seller  
GRANTEE    the buyer  
DOC\_NUM   instrument number from Clerk's Office

**→ All values subject to change. ←**

**It may take us several weeks to get a sale from the Clerk's Office.**