Age of home < 20 years

Table

Description automatically generated

Plus Market Area Code

Table

Description automatically generated with medium confidence

Remove County Section Location

Table

Description automatically generated

Neighborhood Codes for Market Areas 26-29

Graphical user interface, application, table

Description automatically generated

Neighborhood Codes (numeric) – All

Table

Description automatically generated

Remove JUST value

Table

Description automatically generated with medium confidence

Add Tax Percent for Building, Land, and Extra Features

Table

Description automatically generated with low confidence

Discovered some 2021 sales were incorrectly classified as “Qualified” sales in the data and has since been changed to “Unqualified” sales. Changed analysis to 2020 sales data.

Text

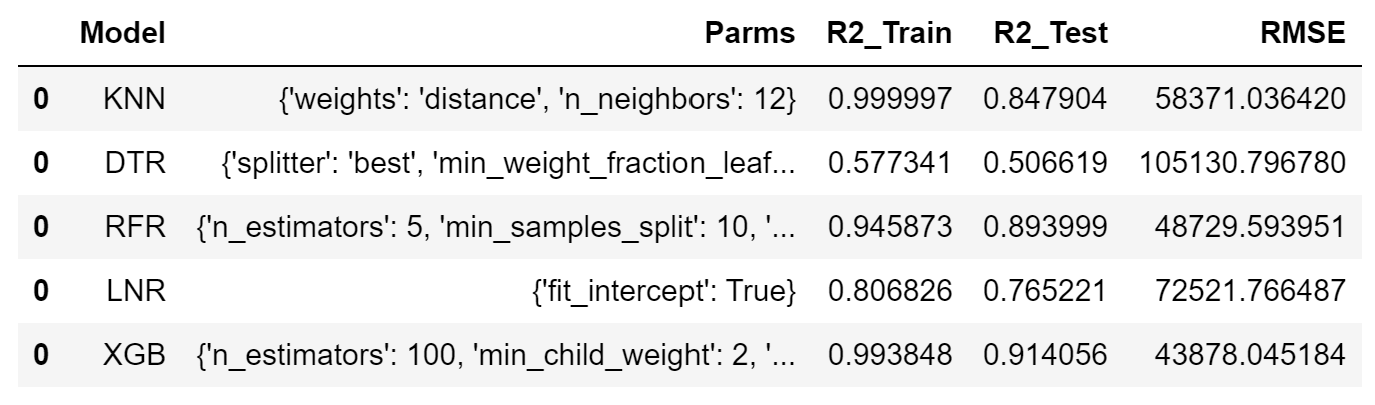
Description automatically generated with low confidence

Removed JUST value and added SUB using HashingEncoder

Table

Description automatically generated

Changed SUB from HashingEncoder to TargetEncoder



Refactor Code

Table

Description automatically generated

Set Random Seed

Graphical user interface, text, application

Description automatically generated with medium confidence

3 years of sales (2018-2020)

Table

Description automatically generated with medium confidence

11 years of sales (2010-2020)

Table

Description automatically generated

3 years of sales (2018-2020) and all DOR codes

Table

Description automatically generated with medium confidence

3 years of sales (2018-2020) and all Ages of homes

Table

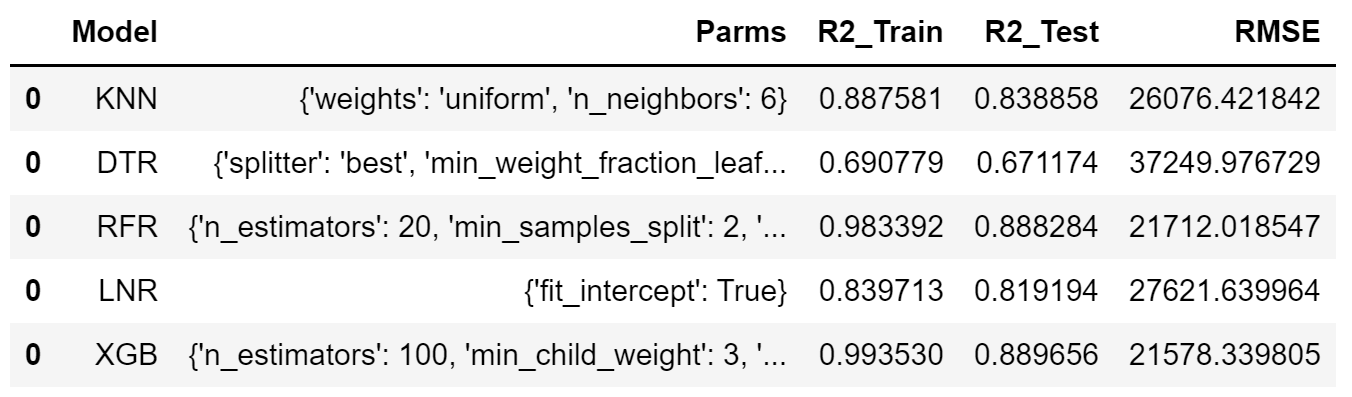
Description automatically generated

3 years of sales (2018-2020) and all numbers of beds/baths/stories/bldgs./units

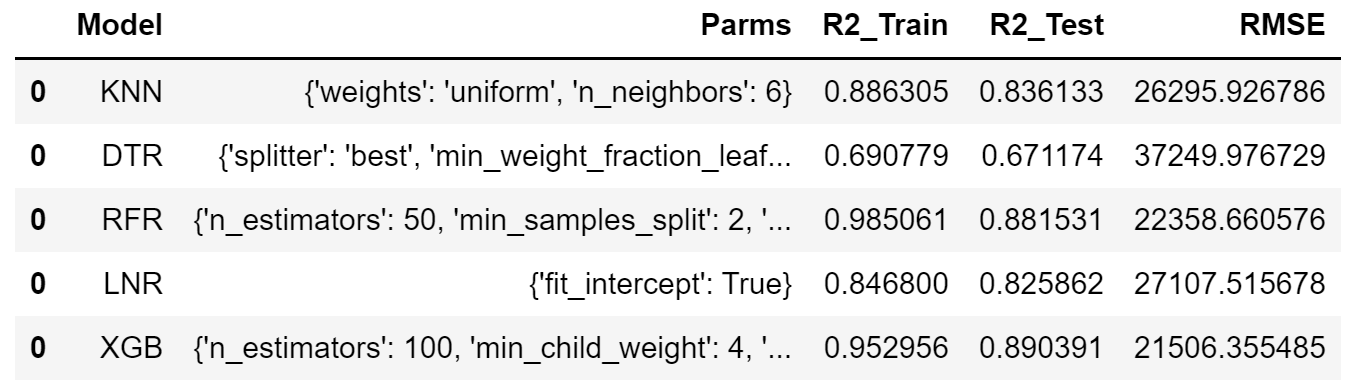
Table

Description automatically generated with medium confidence

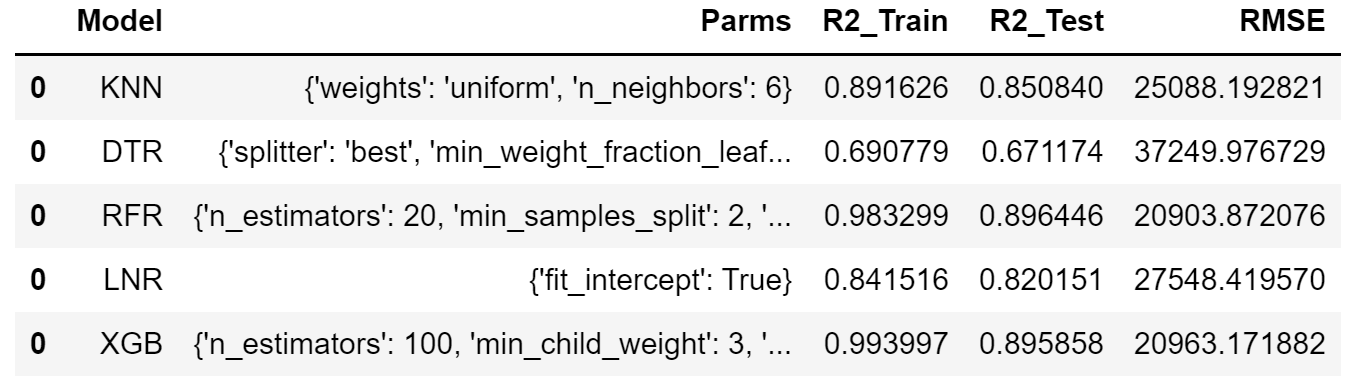
1 year of sales (2020) and Market Area 26



Change NBHC from float to One-Hot Encode



Change NBHC from One-Hot to Target Encode



Adjust XGB hyperparameters

