ALEXANDRIA

# PROPERTY RECORD CARD

063.02-11-18

VIRGINIA

TYPE & USE

- 100-199 RESIDENTIAL ✓
- 110 DETACHED
- 111 SEMI-DET. ✓
- 112 ROW
- 116 APT. - GARD.
- 117 APT. - HRS.
- 151 HOTELS
- 153 MOTELS
- 200-399 MFG.
- 400-499 UTILITIES
- 500-599 COMMERCIAL
- 530 SHOP CTR.
- 553 SERV. STA.
- 580 RESTAURANT
- OFFICE BLDG.
- 600-699 SERVICES
- 637 WAREHOUSE
- 700-799 RECREATION
- 800-899 RAW PROD.
- 900-999 VACANT

| DATA NO. | MAP NO. | BLK. NO. | LOT NO. | FIELD BK. |
|---|---|---|---|---|
| 13032000 | 202 | 1D | 11 | |

PROPERTY ADDRESS: 109 Commonwealth Ave.

| LEGAL DESCRIPTION | LOT SIZE |
|---|---|
| H. & L. 29 & N. ½ Lt. 30, R/S Villa Site "C", Sec. 4, Rosemont | 2,299 sq. ft. |

| ZONING | NAME OF TENANT | RENTS = MONTH - ANN. | GRM - G.I.M. |
|---|---|---|---|
| RB | | | |

| RECORD OF OWNERSHIP | MAILING ADDRESS |
|---|---|
| Mills, Herbert W., ETUX | C/O Lillian Mills<br>8104 Revaton Ct.<br>Dunn Loring, Va. 22027 |

| YR. | LAND | IMP. | ASSESSED VALUE |
|---|---|---|---|
| '71 | 1,850 | 6,650 | 8,500 |
| '73 | 2500 | 8900 | 11400 |
| 74 | 2500 | 9500 | 12000 |
| 75 | 2800 | 11000 | 13800 |
| 76 | 2800 | 12900 | 15700 |
| 77 | 6200 | 25900 | 32100 |

| DEED BK. & PAGE | DATE | NOTES |
|---|---|---|
| 78 6200 | 30400 | 36600 |
| 79 8700 | 30400 | 39100 |
| PRICE: 80 8700 | 40200 | 48900 |
| 81 11300 | 50100 | 61400 |
| PRICE: | | |
| 82 11300 | 57600 | 68900 |
| PRICE: 83 15000 | | |
| | | |
| PRICE: | | |
| | | |
| PRICE: | | |

PHOTO

REMARKS

LS 200

AVG. 65

PROPERTY FACTORS

| TOPOGRAPHY | | UTILITIES | | STREET IMP. | | LOCATION | |
|---|---|---|---|---|---|---|---|
| LEVEL | ✓ | ALL UTILITIES | ✓ | PAVED | ✓ | STATIC | |
| HIGH | | WATER | | SEMI-PAVED | | IMPROVING | ✓ |
| LOW | | SEWER | | DIRT | | DECLINING | |
| ROLLING | | GAS | | PROPOSED | | BLIGHTED | |
| SWAMPY | | | | SIDEWALK | ✓ | CHANGING | |
| | | | | CURB | | | |

LAND VALUE COMPUTATIONS AND SUMMARY

| COMPARISON UNIT | UNIT PRICE | ADJUSTMENTS LOC. | ADJUSTMENTS SIZE | ADJUSTMENTS PHY. | UNIT VALUE | NO. UNITS | LAND VALUE |
|---|---|---|---|---|---|---|---|
| | | | | | | | 5000 |
| | | | | | | | 5600 |
| | | | | | | | |

| DATA NO. | MAP NO. | BLK. NO. | LOT NO. | FIELD BOOK | LAND VALUE | BLDG. VALUE | PURCH. PRICE | DATE |
|---|---|---|---|---|---|---|---|---|

| OCCUPANCY | TYPE & CONST. | SIZE | AREA | GRADE | AGE | EFF. AGE | COND. | REPL. VALUE | PHY. DEPR. | PHY. VALUE | FUNCT. DEPR. | LOC. ADJ. | ACT. VALUE |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| R1 | 2 S/B | 19x25 | 970 | 3+10 | 1940 | ~~1961~~ 1963 | A | 21000 | 15 | | | | 17800 |

**FOUNDATION**

| | |
|---|---|
| CONC. OR BRICK | ✓ |
| TILE OR CONC. BLK. | |
| CONC. SLAB | |
| STONE | |
| PIERS | |

**BASEMENT**

| NO. | ¼ | ½ | ¾ | F |
|---|---|---|---|---|
| | | | | |

**EXT. WALLS**

| | |
|---|---|
| SIDING ON SHEATHING | |
| SINGLE SIDING | |
| WOOD SHINGLES | |
| COMP. SHINGLES | |
| ALUMINUM SIDING | |
| STUCCO | |
| BRICK VENEER | ✓ |
| STONE VENEER | |
| SOLID BRICK | |
| CONC. BLOCK | |
| METAL PANEL | |
| CLAPBOARD | |

**INSULATION**

| WALLS | CEIL. | FULL |
|---|---|---|
| | | |

**ROOF TYPE**

| | | | |
|---|---|---|---|
| MANSARD | | GABLE | |
| GAMBREL | | HIP | |
| FLAT | ✓ | EXPAN. | |

**ROOFING**

| | | | |
|---|---|---|---|
| TILE | | ASPHALT | |
| SHAKES | | ASBESTOS | |
| METAL | | WOOD | |
| ROLL | ✓ | SLATE | ✓ |

**ATTIC & BSM'T. FINISH**

| | | |
|---|---|---|
| A | NONE | F |
| B | NONE | F |

**GAR. IN BSM'T.**

| 1 CAR | 2 CAR |
|---|---|
| NONE | |

**FLOORS**

| | B | 1 | 2 | 3 |
|---|---|---|---|---|
| EARTH | | | | |
| CONCRETE | | | | |
| PINE | | | | |
| HARDWOOD | | 2 | ½ | |
| VINYL TILE | | 1 | | |
| POURED TOR. | | | | |
| CARPET/SUB. | | | | |

**INTERIOR FINISH**

| | | | | |
|---|---|---|---|---|
| PLASTER | | 3 | ½ | |
| DRYWALL | | | | |
| PANEL VEN. | | | | |
| UNFIN. | | | | |

**PARTITION**

| | B | 1 | 2 | 3 |
|---|---|---|---|---|
| NONE | | | | |
| AVERAGE | | ✓ | ✓ | |
| HEAVY | | | | |

**KITCHEN EQUIP.**

| DWSH | DISP | OVEN | RANGE | FAN |
|---|---|---|---|---|
| | | NONE | | |

**FIREPLACES**

| | NO. |
|---|---|
| OPENINGS | NONE |
| CHIMNEYS | |

**HEAT - AIR COND.**

| | | |
|---|---|---|
| HOT AIR FORCED | | |
| HOT AIR GRAVITY | | |
| HOT WATER OR VAPOR | ✓ | |
| FLOOR FURNACE | | |
| RADIANT | | |
| BASEBOARD | | |
| WALL UNITS | | |
| CENT'L. AIR COND. | | NO |
| NO HEATING | | |

**PLUMBING**

| | | |
|---|---|---|
| 4 FIXTURE BATH | | |
| 3 FIXTURE BATH | 1 | |
| 2 FIXTURE BATH | | |
| EXTRA WATER CLOSET | | |
| EXTRA SINK | | |
| WATER ONLY | | |
| NO PLUMBING | | |

**TILING**

| | |
|---|---|
| BATH FLR. & WAIN. | 1 |
| BATH FLR. & SHW. | |
| BATH FLOOR | |

**ROOMS**

| | | | |
|---|---|---|---|
| B | | 1 | 3 |
| 2 | 2 | 3 | |

| CONDITION | G | F | P |
|---|---|---|---|
| INTERIOR | | ✓ | |
| EXTERIOR | | ✓ | |
| LAYOUT | | ✓ | |

**OUTBUILDINGS**

| | 1 | 2 | 3 |
|---|---|---|---|
| PIER FDTN. | | | |
| WALL FDTN. | | | |
| SLAB FDTN. | | | |
| SINGLE SIDING | | | |
| DOUBLE SIDING | | | |
| CONC. BLK. | | | |
| BRICK | | | |
| CONC. FLR. | | | |
| EARTH FLR. | | | |
| ROOF | | | |
| O.H. DOOR | | | |
| FIN. INT. | | | |
| ELECTRIC | | | |
| PLUMBING | | | |

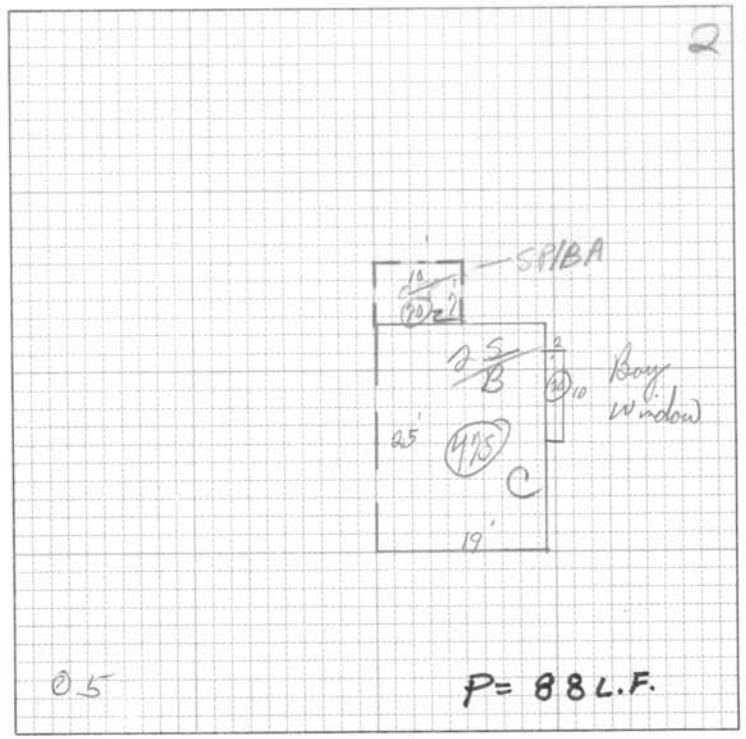
**ATTACHED GARAGE**

| | |
|---|---|
| STY. HGT. | |
| BRICK VENEER | |
| FRAME | |
| FINISHED UP | |

LISTED BY 14

MEASURED BY 14

DATE 5-31-72




TOTAL BLDG. VALUE $ 17800

**BUILDING COMPUTATION**

| ITEM | AREA OR QUAN. | UNIT COST | TOTAL |
|---|---|---|---|
| DWG. | 475 | | 17300 |
| OFP | 70 | | 350 |
| B.W. | 20 | | 600 |

Estimate

**REMODELING AND ADDITIONS**

| REMODELING DATA | DETAIL | DATE | EST. COST | ADDED VALUE |
|---|---|---|---|---|
| KITCHEN | | | | |
| BATH | | | | |
| HEATING · A.C. | | | | |
| EXTERIOR | | | | |

**ADDITION DATA**

| PERMIT NO. | AMOUNT | PURPOSE | DATE | EST. COST | ADDED VALUE |
|---|---|---|---|---|---|
| | | | | | |
| | | | | | |
| | | | | | |
| | | | | | |
| | | | | | |

| | |
|---|---|
| TOTAL | 18200 |
| FACTOR +15 % | 2800 |
| REPLACEMENT VALUE | 21 000 |
| LAND VALUE | 5000 |
| BUILDING VALUE | 17800 |
| PROPERTY VAL. 100% | 22800 |

NOTES

| YR. UPDATED | LISTED BY | MEASURED BY | PRICED BY |
|---|---|---|---|
| 6/22/77 | JC+BS-EST- | Change OFP to SP | |