ALEXANDRIA — PROPERTY RECORD CARD — 023.00-12-06 — VIRGINI

TYPE & USE	DATA NO.	MAP NO.	BLK. NO.	LOT NO.	FIELD BK.
100-199 RESIDENTIAL ✓					
110 DETACHED ✓	16606000	226	4	5	

PROPERTY ADDRESS: 2804 Davis Ave.

LEGAL DESCRIPTION	LOT SIZE
H & L. 290 sec 2 Braddock	5,750 sq. ft.

ZONING	NAME OF TENANT	RENTS = MONTH - ANN.	GRM - G.I.M.
R-8			

RECORD OF OWNERSHIP	MAILING ADDRESS
Ruff, Paul G. III or Elizabeth	Same

YR.	LAND	IMP.	ASSESSED VALUE
'72	4,400	15,900	20,300
74	5300	17,000	22300
75	7000	20100	27100
76	7000	22300	29300
77	15400	50900	66300
78	15400	59400	74800
79	21600	64300	86100
80	21600	76900	98500
81	28100	79200	107300
82	28100	86800	114900
83	30300		

DEED BK. & PAGE: 741-409 — DATE: — NOTES:

PRICE: — PRICE: — PRICE: — PRICE:

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

PHOTO

REMARKS

1961

35

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 VALU
							14000

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. VAL
R-1	2S BR	30X31	2019	3-	?	65	AVG						
G-1	2S BR	11X20											

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	¼	½	¾	F
B	¼	½	¾	F

GAR. IN BSM'T.

1 CAR		2 CAR	

FLOORS

	B	1	2	3
EARTH				
CONCRETE		1		
PINE				
HARDWOOD		133		
VINYL TILE		133		
POURED TOR.				
CARPET/SUB.				

INTERIOR FINISH

PLASTER		133		
DRYWALL				
PANEL VEN.		1		
UNFIN.				

PARTITION

	B	1	2	3
NONE				
AVERAGE				
HEAVY		✓		

KITCHEN EQUIP.

DWSH	DISP	OVEN	RANGE	FAN
			✓	

FIREPLACES

	NO.
OPENINGS	
CHIMNEYS	1

HEAT - AIR COND.

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

PLUMBING

4 FIXTURE BATH	
3 FIXTURE BATH	(2) ✓
2 FIXTURE BATH	
EXTRA WATER CLOSET	
EXTRA SINK	
WATER ONLY	
NO PLUMBING	

TILING

BATH FLR. & WAIN.	(2) ✓
BATH FLR. & SHW.	
BATH FLOOR	

ROOMS

B	3	1	4
2	3	3	

CONDITION	G	F	P
INTERIOR			
EXTERIOR			
LAYOUT			

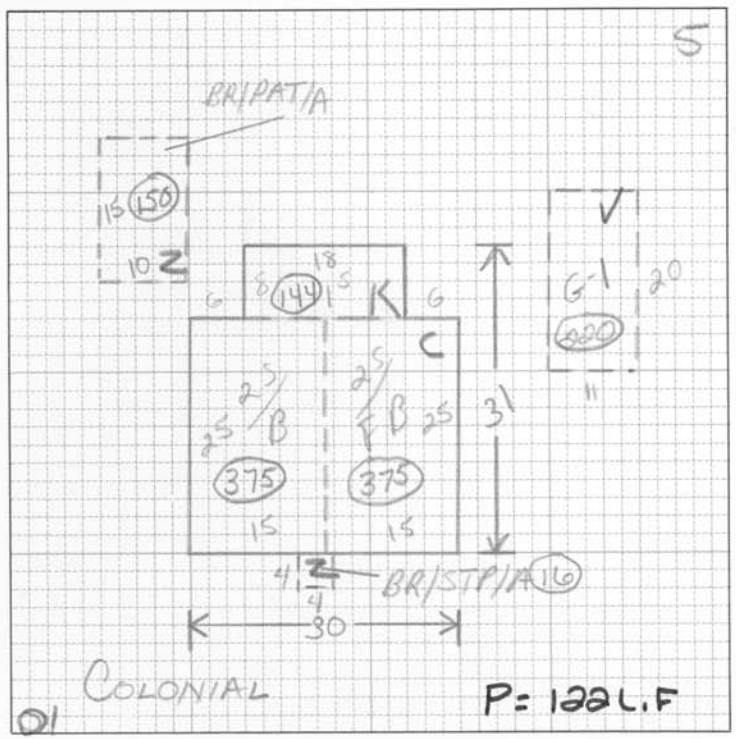
OUTBUILDINGS

	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	TS
MEASURED BY	J.A.
DATE	EST.



BUILDING COMPUTATION

TOTAL BLDG. VALUE $

ITEM	AREA OR QUAN.	UNIT COST	TOTAL
F.B.	375	6.00	
Part	25'	18.90	

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	
FACTOR %	
REPLACEMENT VALUE	
LAND VALUE	
BUILDING VALUE	
PROPERTY VAL. 100%	

NOTES

YR. UPDATED	LISTED BY	MEASURED BY	PRICED BY

133 B/B