

ALEXANDRIA

PROPERTY RECORD CARD

069,01-03-05

VIRGINIA

TYPE & USE	DATANO.	MAP NO.	BLK. NO.	LOT NO.	FIELD BK.	YR.	LAND	IMP.	ASSESSED VALUE
100-199 RESIDENTIAL									
110 DETACHED	21528000	14	3144	3		172	2,000	8,600	10,600
111 SEMI-DET.						74	2800	12400	15200
112 ROW						75	3300	13600	16900
116 APT. - GARD.	4124 Duke Street					76			
117 APT. - HRS.						77	7300	28600	35900
151 HOTELS						78	7300	31500	38800
153 MOTELS						79	9500	38200	47700
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									

PROPERTY ADDRESS
 4124 Duke Street

LEGAL DESCRIPTION
 H & L 3, Blk 1, Sec 2, Duke Gardens

ZONING
 R2-5

RECORD OF OWNERSHIP
 Khatchi, M. N. & Rosi

RENTS = MONTH - ANN.
 GRM - G.I.M.

MAILING ADDRESS
 Ribbke, David M.

DEED BK. & PAGE
 530-283

PRICE: 12600
 50800
 63400
 INC: 3144-4

FOUNDATION	WALLS	ROOF COVER	GUTTERS & DOWNSPOUTS	FLOORS	WALLS & CEILING	MILKWORK	HEATING SYSTEM	ELECTRIC SYSTEM	PLUMBING	KITCHEN EQUIPMENT	ARCH. DESIGN	TOTAL
3	3	3	3	3	3	3	3	3	3	3	3	39

REMARKS
 100%
 184 \$15,000
 - 1,000,000.
 \$14,000

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	

COMPARISON UNIT	UNIT PRICE	ADJUSTMENTS	UNIT VALUE	NO. UNITS	LAND VALUE
		LOC. SIZE			5600
		PHY.			6600
					89 Pts. ÷ 12 = 3.25

LAND VALUE COMPUTATIONS AND SUMMARY

PRICE:	PRICE:	PRICE:
81 14000	80 - 12600	80 - 12600
		57200
		69800



