ALEXANDRIA

PROPERTY RECORD CARD

075.03 06 37

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.
12537500	147	2	35	0046600

PROPERTY ADDRESS

308 S. Fairfax Street

LEGAL DESCRIPTION	LOT SIZE
H. & L. 308 S. Fairfax St.	20 x 80 1600 sq.ft.

ZONING	NAME OF TENANT	RENTS = MONTH - ANN.	GRM - G.I.M.
RM	5 Apartments	$535/Mo	

RECORD OF OWNERSHIP	MAILING ADDRESS
Gramsen Realty, Corp.	% Royce Ward 304 S. St. Asaph St.

YR.	LAND	IMP.	ASSESSED VALUE
'70	5,400	13,350	18,750
72	5000	24,700	29,700 JCW
~~72~~	~~5000~~	~~27400~~	~~32400~~
74	9200	30700	39900
175	—	—	—
76	9200	36800	46000
~~77~~	~~18400~~	~~83900~~	~~102300~~ RV 6-8-77
77	18400	75500	93900

DEED BK. & PAGE	DATE	NOTES
526-272	1-61	Inc. 147-2-34
PRICE: $37,500		
PRICE:		
PRICE:		
PRICE:		
PRICE:		5/18/72 J.G. #3449 - 2700

PHOTO

REMARKS

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.	SIZE	PHY.	UNIT VALUE	NO. UNITS	LAND VALUE
							10000
	16000	+15	—				18400

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
R-4	3 FR.		3046	~~3~~ 3+ / ~~4~~	1842	1968	Avg	59078	-35	38401	10 *	+60	61400
					rear 1700's								

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 No

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~~ NO	¾	F
B	¼	½	¾	F

GAR. IN BSM'T. NO

1 CAR		2 CAR	

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

INTERIOR FINISH				
PLASTER				
DRYWALL				
PANEL VEN.				
UNFIN.				

PARTITION	B	1	2	3
NONE				
AVERAGE		✓	✓	
HEAVY				

KITCHEN EQUIP.

DW SH	DISP	OVEN	RNG	FAN
		NONE		

FIREPLACES	NO.
OPENINGS	1
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.	N
NO HEATING	

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

TILING	
BATH FLR. & WAIN.	
BATH FLR. & SHW.	
BATH FLOOR	NONE

ROOMS

B	1
2	3

CONDITION	G	F	P
INTERIOR		✓	
EXTERIOR		✓	
LAYOUT			

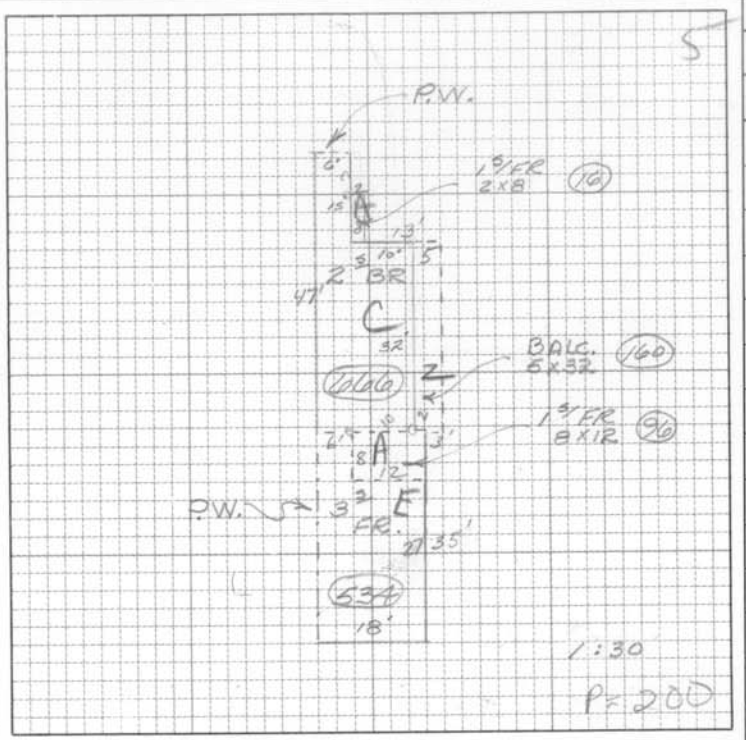
OUTBUILDINGS	1	2	3
PIER FDTN.			
WALL FDTN.			
SLAB FDTN.			
SINGLE SIDING			
DOUBLE SIDING			
CONC. BLK.			
BRICK			
CONC. FLR.			
EARTH FLR.			
ROOF			
O.H. DOOR			
FIN. INT.			
ELECTRIC			
PLUMBING			

ATTACHED GARAGE	
STY. HGT.	
BRICK VENEER	
FRAME	
FINISHED UP	

LISTED BY 17

MEASURED BY 18

DATE 12-20-71



TOTAL BLDG. VALUE	$

BUILDING COMPUTATION

ITEM	AREA OR QUAN.	UNIT COST	TOTAL
DWG.	534		
1½FR.	112		
2½BR.	666		
1BALC.	160		
PAVG			

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
32W308		E.B.S.			

TOTAL	
FACTOR	+10 %
REPLACEMENT VALUE	
LAND VALUE	
BUILDING VALUE	
PROPERTY VAL. 100%	

YR. UPDATED	LISTED BY	MEASURED BY	PRICED BY
8/10/76	LS JC	EST. NO CHANGE	COND Fair→Avg

NOTES

RV 79 N/C
4 APTS
4½ BATHS
NO MOD. KIT.

ALEXANDRIA

PROPERTY RECORD CARD

075.03-06-37

VIRGINIA

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110 DETACHED
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117 APT. - HRS.
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153 MOTELS

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RECORD OF OWNERSHIP	MAILING ADDRESS

YR.	LAND	IMP.	ASSESSED VALUE
78	18400	97400	115800
~~79~~	~~30000~~	159900	~~189900~~
79	30000	156600	186600 RV 79
~~80~~	~~40000~~	~~191100~~	~~231100~~
~~80~~	~~40000~~	172000	212000 A/C N/C 7/24/80
81	40000	172000	212000

DEED BK. & PAGE	DATE	NOTES
87 40000	7/0000	250,000
PRICE:		
PRICE:		
PRICE:		
PRICE:		
PRICE:		

PHOTO

REMARKS

1980 RV 10% fuel for apt use

PROPERTY FACTORS

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