ALEXANDRIA

PROPERTY RECORD CARD

4

VIRGINIA

TYPE & USE

100-199 RESIDENTIAL ✓
110 DETACHED ✓ (2)
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.
12409500	145	14	1	0132100

PROPERTY ADDRESS

700 S. Fairfax Street (FRANKLIN ST)

LEGAL DESCRIPTION

H. & L. 700 S. Fairfax St.

LOT SIZE

22 x 78
1716 sq.ft.

ZONING	NAME OF TENANT	RENTS = MONTH - ANN.	GRM - G.I.M.
RM	DURET ?		

YR.	LAND	IMP.	ASSESSED VALUE
'70	5,200	15,800	21,000
72	6,200	19,500	25,700
74	8 800	24 500	33300
75	—	—	—
76	8800	27000	35 800
77	17600	66400	84000

RECORD OF OWNERSHIP	MAILING ADDRESS	DEED BK. & PAGE	DATE	NOTES
Josephson, Ingeborg L.	Same	690-291	11-68	
		PRICE: $42,500		
		PRICE:		
		PRICE:		
		PRICE:		
		PRICE:		

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
							12500
	17000	—	200				17600

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-1	1½ S BR		1652	4	1962	1971		43477	-10	39129		+25	49000
		42x21'		4+20			Good						

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	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		2	4	
VINYL TILE		2		
POURED TOR.				
CARPET/SUC.				

INTERIOR FINISH	B	1	2	3
PLASTER		4	4	
DRYWALL				
PANEL VEN.				
UNFIN.				

PARTITION	B	1	2	3
NONE				
AVERAGE		✓	✓	
HEAVY				

KITCHEN EQUIP.				
DWSH	DISP	OVEN	RANGE	FAN
		No		

FIREPLACES	NO.
OPENINGS	2
CHIMNEYS	2

HEAT - AIR COND.	
HOT AIR FORCED	✓
HOT AIR GRAVITY	
HOT WATER OR VAPOR	
FLOOR FURNACE	
RADIANT	
BASEBOARD	
WALL UNITS	
CENT'L. AIR COND.	—
HEAT PUMP	✓
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.	—
BATH FLR. & SHW.	
BATH FLOOR	

ROOMS			
B		1	4
2	4	3	

CONDITION	G	F	P
INTERIOR			
EXTERIOR			
LAYOUT			

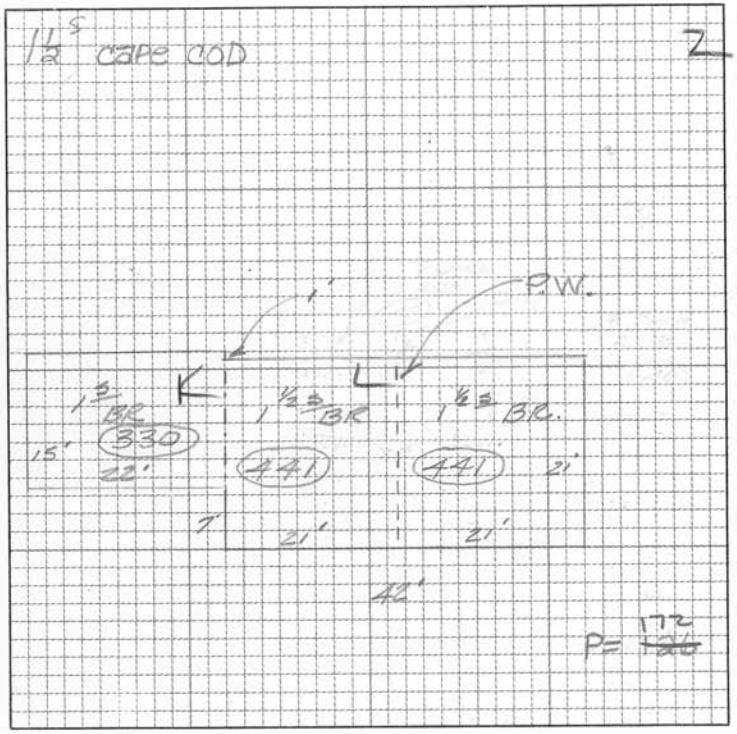
OUTBUILDINGS	1	2	3
PIER FDTN.			
WALL FDTN.			
SLAB FDTN.			
SINGLE SIDING			
DOUBLE SIDING			
CONC. BLK.			
BRICK			
CONC. FLR.			
EARTH FLR.			
ROOF			
O.H. DOOR			
FIN. INT.			
ELECTRIC			
PLUMBING			

ATTACHED GARAGE	
STY. HGT.	—
BRICK VENEER	
FRAME	
FINISHED UP	

LISTED BY 15

MEASURED BY 18

DATE 12-21-71



TOTAL BLDG. VALUE $

BUILDING COMPUTATION

ITEM	AREA OR QUAN.	UNIT COST	TOTAL
1½ DWG.	882		
1ST. BR.	330		
NO BST.			
PLBG.			
A/C			

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

YR. UPDATED	LISTED BY	MEASURED BY	PRICED BY
6/22/76 BP	No change		
SS	Area change from 1212 to 1652#		
	ADDED GOOD COND.		

NOTES

2 APTS

RV 79 N/C

ALEXANDRIA

PROPERTY RECORD CARD

080.02 08 35

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.
12409500	145	14	1	NEIGHBORHOOD 0130

PROPERTY ADDRESS: 700 S. Fairfax St.

LEGAL DESCRIPTION:

LOT SIZE: 1716 #

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

YR.	LAND	IMP.	ASSESSED VALUE
78	17600	88300	105900
~~79~~	~~30000~~	~~120800~~	~~150800~~
79	30000	115800	145,800 B&E 6/27/79
80	40000	115800	155800 N/C B/C 8/13/80
81	40000	115800	155800

RECORD OF OWNERSHIP	MAILING ADDRESS	DEED BK. & PAGE	DATE	NOTES
Josephson, Ingeborg L.		PRICE:		
MOORE, JOSEPH B.	7203 PARK TERRACE DR. ALEXANDRIA VA 22307	PRICE: 105 000	2-25-77	
		PRICE:		
		PRICE:		
		PRICE:		

PHOTO

REMARKS

B&E - 6/27/79. to reduce to $0.10 per sq ft & bring in line with neighborhood property.

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