ALEXANDRIA

PROPERTY RECORD CARD

050.00-01-09

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.
27792460	16	3247	34	

PROPERTY ADDRESS

3970 Ft. Worth Ave.

LEGAL DESCRIPTION	LOT SIZE
H. & L. 34, SEC. 6, SEM. RIDGE	15,271 sq.ft.

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

RECORD OF OWNERSHIP	MAILING ADDRESS
Pulte Home Corp.	~~8904 Cold Spring Rd. Potomac, MD~~ P. O. Box 1159 Rockville MD. 20850
Dobrzynski	

YR.	LAND	IMP.	ASSESSED VALUE
73	9400	28300	37700
74	10000	38200	48200
75	—	—	—
76	11000	42000	53000
77	24200	88200	112400
78	24200	101400	125600

DEED BK. & PAGE	DATE	NOTES
74 33900	114300	148200
743-557		
PRICE: Tr. $60,000 12/72		
80 33900	137500	171400
PRICE: 81 44160	141300	185400
	6/75	
PRICE: $115,000		
82 44100	161900	206000
PRICE: 83 —		
84 53000		
PRICE:		

PHOTO

REMARKS ✓

100%

4 per

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
					18800	1	18800
							29000

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	2S BR			4-		75	A	76477					76500

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				
PINE				
HARDWOOD		45		
VINYL TILE		1		
POURED TOR.				
CARPET/SUB.				

INTERIOR FINISH				
PLASTER				
DRYWALL		5	5	
PANEL VEN.				
UNFIN.				

PARTITION	B	1	2	3
NONE				
AVERAGE			✓	
HEAVY				

KITCHEN EQUIP.					
DW SH	DISP	OVEN	RANGE	FAN	

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.	✓
NO HEATING	

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

TILING	
BATH FLR. & WAIN.	✓
BATH FLR. & SHW.	
BATH FLOOR	

ROOMS			
B		1	5
2	5	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			

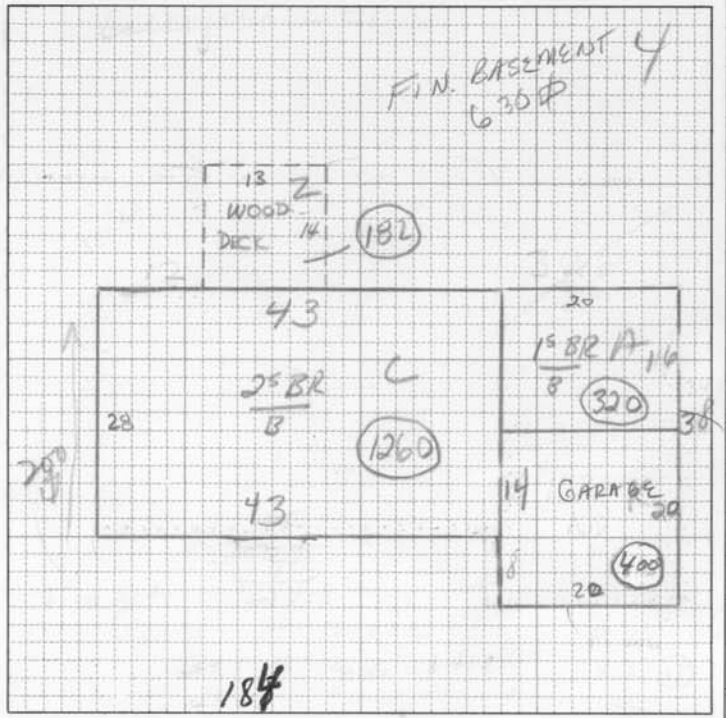
ATTACHED GARAGE	
STY. HGT.	
BRICK VENEER	
FRAME	
FINISHED UP	

LISTED BY 005

MEASURED BY 005

DATE 11-6-72

MR ETCHELLS
SALES MANAGER



TOTAL BLDG. VALUE	$

BUILDING COMPUTATION

ITEM	AREA OR QUAN.	UNIT COST	TOTAL
2S BR	1260	46.15	58149
1S BR.	753	30.20	22741
AC	3256	.80	2605
Deck	182	4.00	728
PLG.			2800
BSMT.	416	2.75	1144
BSMT. FIN	630	5.00	3150
PART.	50	18.90	945

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
5013		A/C	6-72	1935	
8939 (21)		NEW STRUCTURE	4-72	30,360	

TOTAL	89974
FACTOR - 15 %	13496
REPLACEMENT VALUE	76477
LAND VALUE	20,000
BUILDING VALUE	76500
PROPERTY VAL. 100%	96500

YR. UPDATED	LISTED BY	MEASURED BY	PRICED BY
6/7/78	EP	New owner	no changes

NOTES

79,950 Central Vacuum
HAMPTON DELUXE ✓