ALEXANDRIA

PROPERTY RECORD CARD

053.01 02 08 VIRGINIA

TYPE & USE	DATA NO.	MAP NO.	BLK. NO.	LOT NO.	FIELD BK.
100-199 RESIDENTIAL ✓ 110 DETACHED ✓	14410500	209	1	18	

PROPERTY ADDRESS: 21 W. Glendale Ave.

LEGAL DESCRIPTION: H. & L. 25, Blk. 38, Glendale

LOT SIZE: 6,450 sq. ft.

ZONING	NAME OF TENANT	RENTS = MONTH - ANN.	GRM - G.I.M.
R5			

YR.	LAND	IMP.	ASSESSED VALUE
'71	2,250	5,650	7,900
73	3,000	6600	9600
74	3,500	6,900	10,400
75	5800	8200	14000
76	5800	9100	14900
77	12800	31200	44,000

RECORD OF OWNERSHIP	MAILING ADDRESS	DEED BK. & PAGE	DATE	NOTES
Capuano, Rae C.	Same	197-230		

PRICE:

PRICE:

PRICE:

PRICE:

PRICE:

PRICE:

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

3

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
Land low / standing water							
					1.78		11500

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 Sty Fr/B		1454	-3+	1930	~~1918~~ 1965	FAIR A	18,900	30				13,200
GAR	1C Fr	12X18	216				FAIR						

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

	¼	½	¾	F
A				
B	~~¼~~ NO	½	¾	~~F~~

GAR. IN BSM'T. NO

1 CAR	2 CAR

FLOORS

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

INTERIOR FINISH

PLASTER				
DRYWALL		3	3	
PANEL VEN.				
UNFIN.				

PARTITION

	B	1	2	3
NONE				
AVERAGE		✓	✓	
HEAVY				

KITCHEN EQUIP.

DWSH	DISP	OVEN	RANGE	FAN
		✓	✓	

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	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	5	
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			

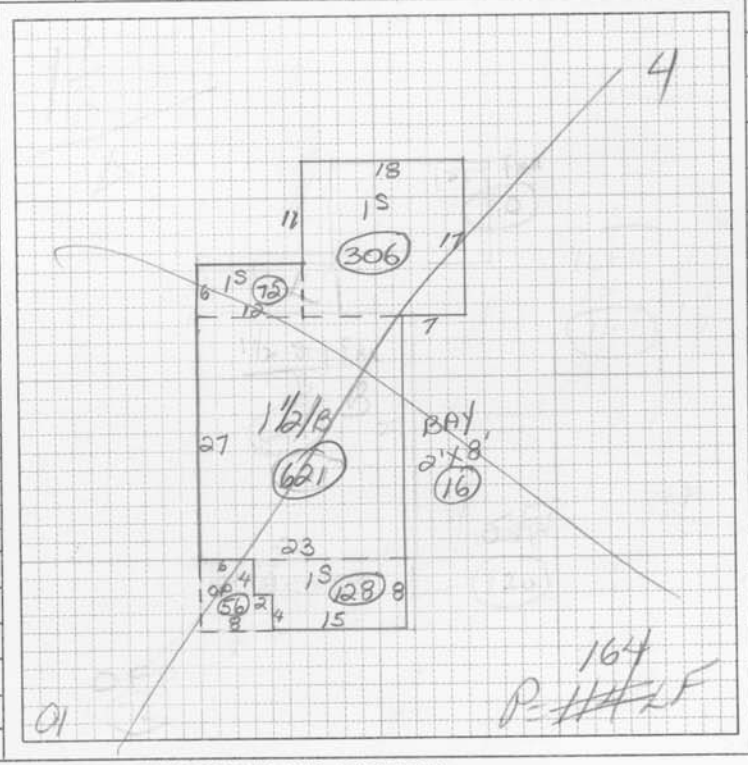
ATTACHED GARAGE

STY. HGT.	
BRICK VENEER	
FRAME	
FINISHED UP	

LISTED BY 10

MEASURED BY

DATE 7-25-72



TOTAL BLDG. VALUE $13200

BUILDING COMPUTATION

ITEM	AREA OR QUAN.	UNIT COST	TOTAL
DWG	648		15900
OFP	72		400
OFP	120		600
1S/FR	90		1400
PLBG			600

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
33483		ENC. POR. TO 1S	6-10-71	$750	
10013		1S FR. 18'X17'	7-12-71	$2500	

talked to Mr. Caplan

YR. UPDATED	LISTED BY	MEASURED BY	PRICED BY
Oct-77	CHANGE OSL & EFP		
Feb 78	add Garage dmsn		Cpt finished - May be changed to living space later and conv

TOTAL	
FACTOR %	
REPLACEMENT VALUE	
LAND VALUE (see note)	6000
BUILDING VALUE	13200
PROPERTY VAL. 100%	19200

NOTES

WATER Problem In BASEMENT

Add'n depr ON house