ALEXANDRIA

PROPERTY RECORD CARD

030.00-03-16

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.
29592000	23 & 24	3285	24	

PROPERTY ADDRESS

1336 N. Ivanhoe St.

LEGAL DESCRIPTION	LOT SIZE
H. & L. 24, Sec. 2, Seminary Hill Est.	10,799 sq. ft.

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

RECORD OF OWNERSHIP	MAILING ADDRESS
Wang, Jos. F. P. or Lucy Y. L.	Same

YR.	LAND	IMP.	ASSESSED VALUE
'72	6,900	18,300	25,200
74	9000	25800	34800
75	—	—	—
76	9000	29700	38700
77	19800	59400	79200
78	19800	68300	88100

DEED BK. & PAGE	DATE	NOTES
19 27700	16700	104400
583-180		
PRICE: 80 27700	99700	127400
81 27700	103100	130800
PRICE:		
82 27700	123600	151300
PRICE: — 83		
84 36000		
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.	ADJUSTMENTS SIZE	ADJUSTMENTS PHY.	UNIT VALUE	NO. UNITS	LAND VALUE
							18000

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	S-FOYER	51X28	2314	4-	1962	68	AVG	57455	90%				51700

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			5	
VINYL TILE		3	1	
POURED TOR.				
CARPET/SUB.				

INTERIOR FINISH				
PLASTER				
DRYWALL			6	
PANEL VEN.		2		
UNFIN.		1		

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.	✓
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.	(2)	✓
BATH FLR. & SHW.	(1)	✓
BATH FLOOR		

ROOMS			
B		1 3	
2 6		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			

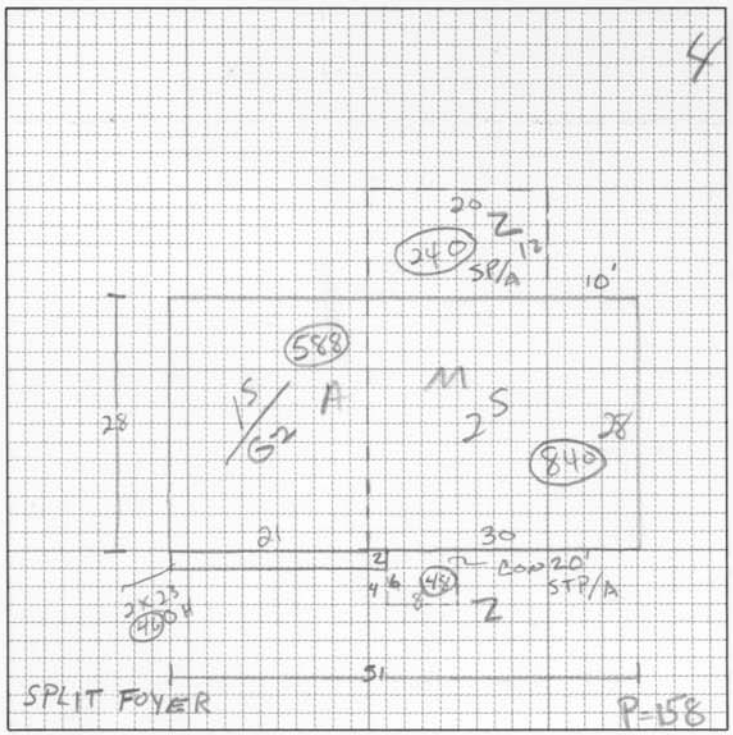
ATTACHED GARAGE	
STY. HGT.	
BRICK VENEER	
FRAME	
FINISHED UP	

LISTED BY CHIT

MEASURED BY MAC

DATE 7-10-73

EST



TOTAL BLDG. VALUE $

BUILDING COMPUTATION

ITEM	AREA OR QUAN.	UNIT COST	TOTAL
2^3	1451	38.76	56241
UNFIN.	588	-8.50	-4998
SP	240	7.02	1685
CONSTP	48		100
N.B.			-3100
GAR			440
PLG			2500
A/C		.80	1851

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	54719
FACTOR 75 %	2736
REPLACEMENT VALUE	57455
LAND VALUE	18000
BUILDING VALUE	51700
PROPERTY VAL. 100%	69700

NOTES

YR. UPDATED	LISTED BY	MEASURED BY	PRICED BY
6/27/78	PS. Mr. Wang's Son. No Int. Insp. Change From 3 Full bath to 2 Full & ½ baths, From 2 openings to 1 opening		