

**ALEXANDRIA**

**PROPERTY RECORD CARD**  
*Downtown Commercial*

75.01-07-06

**VIRGINIA**

TYPE & USE	DATANO.	MAP NO.	BLK. NO.	LOT NO.	FIELD BK.	YR.	LAND	IMP.	ASSESSED VALUE
100-199 RESIDENTIAL	12627500	148	2	5	0170900	70	17,450	24,250	41,700
110 DETACHED	PROPERTY ADDRESS					72	17,500	27,900	45,400
112 ROW	206-208 King Street					73	19400	39400	58800
116 APT. - GARD.	LEGAL DESCRIPTION					74	27000	40000	67000
151 HOTELS	H & L 206-208 King Street				31.5 x 82 2583sq. ft. GRM - G.I.M.	75	-	-	-
153 MOTELS	ZONING	NAME OF TENANT	RENTS = MONTH - ANN.	MAILING ADDRESS		77	54000	152700	206700
200-399 MF.G.	C-3					7 DEED BK. & PAGE 78 54000		DATE 24,000	NOTES 295,000
400-499 UTILITIES	RECORD OF OWNERSHIP					468-189 (CORR)		3-58	
500-599 COMMERCIAL		Knapp, Herman J. & W. Willson		Same		PRICE: \$52,500			
530 SHOP CTR.						79	77500	270500	348600
553 SERV. STA.						PRICE:			
580 RESTAURANT						80	90400	400800	491,200
OFFICE BLDG.						PRICE:			
600-699 SERVICES						81	103300	439700	543000
637 WAREHOUSE						PRICE:			
700-799 RECREATION						82	142,100	576,100	718,200
800-899 RAW PROD.						PRICE:			
900-999 VACANT						PRICE:			

PHOTO

REMARKS

PROPERTY FACTORS

80  
571 + @ 95 = 491,200  
81  
5171 @ 105 = 543,000  
82) 5839 at 123 = 718200



TOPOGRAPHY	UTILITIES	STREET IMP.	LOCATION	LAND VALUE COMPUTATIONS AND SUMMARY					
				COMPARISON UNIT	UNIT PRICE	ADJUSTMENTS	UNIT VALUE	NO. UNITS	LAND VALUE
LEVEL	ALL UTILITIES	PAVED	STATIC	2	30-	LOC. SIZE	30-	2583	77500
HIGH	WATER	SEMI-PAVED	IMPROVING	80b	30	PHY.	35	2583	96405
LOW	SEWER	DIRT	DECLINING	81	30		46	2583	103,300
ROLLING	GAS	PROPOSED	BLIGHTED						
SWAMPY		SIDEWALK	CHANGING						
		CURB							

DATA NO. OCCUPANCY MAP NO. TYPE & CONST. BLK. NO. SIZE AREA LOT NO. GRADE AGE FIELD BOOK EFF. AGE COND. LAND VALUE REPL. VALUE PHY. DEPR. BLDG. VALUE PHY. VALUE FUNCT. DEPR. LOC. ADJ. DATE

197871 3<sup>rd</sup> BR 5125 5139 5+ 1770 197871 -30 138509

FOUNDATION INTERIOR FINISH OUTBUILDINGS 1 2 3

CONC. OR BRICK  
TILE OR CONC. BLK.  
CONC. SLAB  
STONE  
PIERS  
PLASTER  
DRYWALL  
PANEL VEN.  
UNFIN.

BASEMENT PARTITION 8 1 2 3  
NO. NONE  
AVERAGE  
HEAVY  
KITCHEN EQUIP.  
O.H. DOOR  
FIN. INT.  
ELECTRIC  
PLUMBING

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  
F  
B  
F

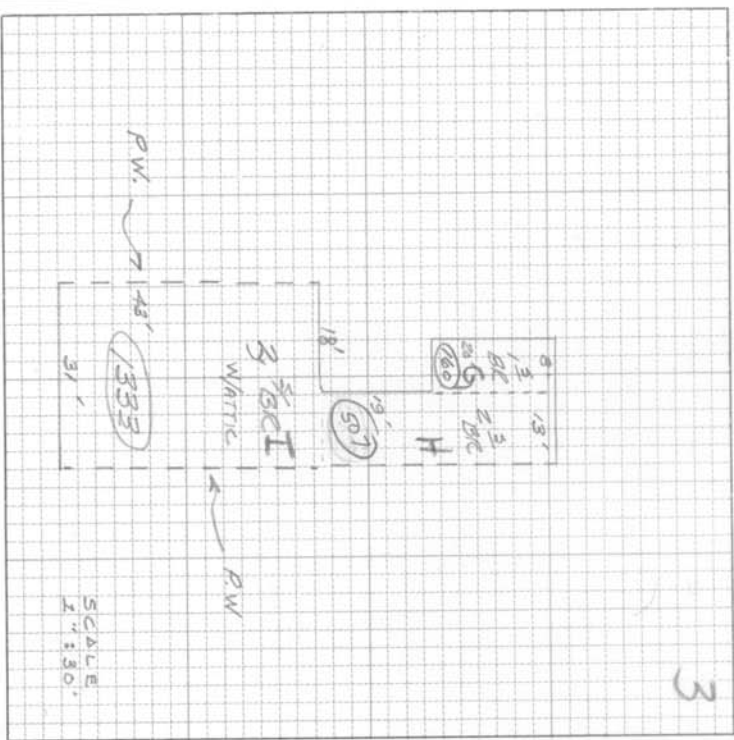
GAR. IN BSM'T.  
1 GAR  
2 GAR  
FLOORS  
8 1 2 3  
EARTH  
CONCRETE  
PINE  
HARDWOOD  
VINYL TILE  
POURED TOR.  
CARPETS/SUB.

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

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

ROOMS  
B 1 1 1  
2 3 3  
CONDITION  
INTERIOR  
EXTERIOR  
LAYOUT

REMODELING DATA  
REMODELING DATA  
DETAIL  
DATE  
EST. COST  
ADDED VALUE



ITEM	AREA OR QUAN.	UNIT COST	TOTAL
3 <sup>rd</sup> BR	1333	69.23	92284
2 <sup>nd</sup> BR	507	46.15	23398
1 <sup>st</sup> BR	160	30.20	4832
Fin. Intc			5800
Plab			5600
PW			-1200
TOTAL BLDG. VALUE			\$

TOTAL	FACTOR	REPLACEMENT VALUE	LAND VALUE	BUILDING VALUE	PROPERTY VAL. 100%
131914	+50%	197871			

NOTES