ALEXANDRIA

PROPERTY RECORD CARD

052.00-04-04

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.
17258500	234	1	1A & 1B1	

PROPERTY ADDRESS

2804 King St.

LEGAL DESCRIPTION	LOT SIZE
H. & L. 502, R/S of L. 1 & 2 of R.B. Craddock etux Prop.	16,483 sq. ft.

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

RECORD OF OWNERSHIP	MAILING ADDRESS
Kicak, John or Marjorie A.	Same

YR.	LAND	IMP.	ASSESSED VALUE
'71	5,350	9,000	14,350
74	8400	9700	18100
75	9500	11500	21000
76	9500	15100	24600
77	20900	31700	52600
78	20900	38800	59700

DEED BK. & PAGE	DATE	NOTES
79 29300	5/1800	31100
700-376	8/69	
PRICE: $29,250 Tr.$29,000		
80 29300	67000	93200
PRICE: 80 29300	57700	87000 RV 5/80
81 38100	71100	109200
PRICE:		
82 38100	78600	116700
PRICE: 83 38000		
PRICE:		

PHOTO

REMARKS

OMIT 057 2054

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
							19000

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 FR		1891	3+	1922	1962	AVG	30100	25		5		21100
GARAGE	1C FR	16X16	256				POOR	1300	75				300

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	NON	½C F
B	¼	½	NON	¾ F

GAR. IN BSM'T.	
1 CAR	NO/2 CAR

FLOORS	B	1	2	3
EARTH				
CONCRETE				
PINE				
HARDWOOD		52		
VINYL TILE		1		
POURED TOR.				
CARPET/SUB.				

INTERIOR FINISH				
PLASTER		6	2	
DRYWALL				
PANEL VEN.				
UNFIN.				

PARTITION	B	1	2	3
NONE				
AVERAGE		/	/	
HEAVY				

KITCHEN EQUIP.					
DW SH	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	1
2 FIXTURE BATH	
EXTRA WATER CLOSET	
EXTRA SINK	
WATER ONLY	
NO PLUMBING	

TILING	
BATH FLR. & WAIN.	N
BATH FLR. & SHW.	1
BATH FLOOR	

ROOMS			
B		1	6
2	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			

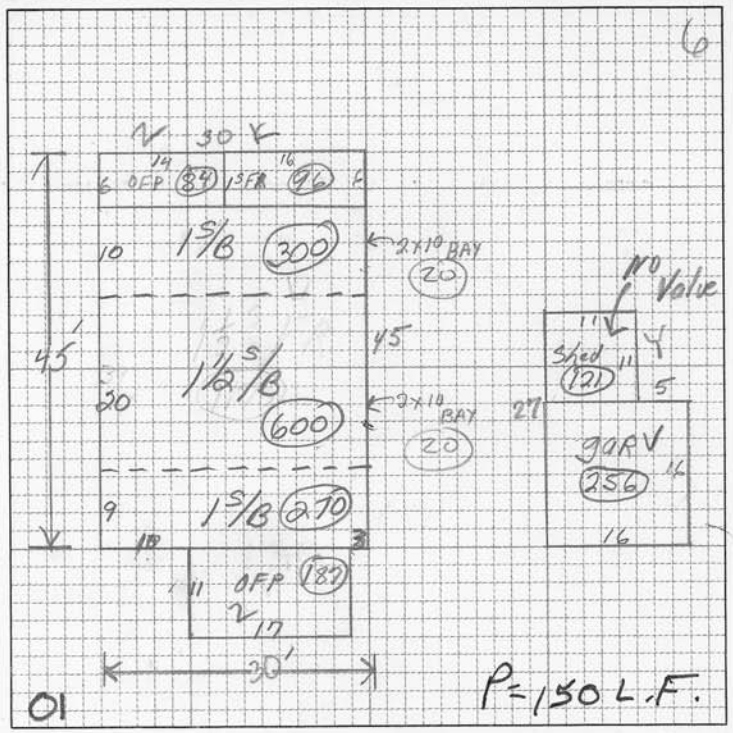
ATTACHED GARAGE	
STY. HGT.	
BRICK VENEER	
FRAME	
FINISHED UP	

LISTED BY 005

MEASURED BY 005

DATE 4-19-73

MRS KICAK



TOTAL BLDG. VALUE $21400

BUILDING COMPUTATION

ITEM	AREA OR QUAN.	UNIT COST	TOTAL
DWG	1170		23500
OFP	84		400
1S/FR.	96		1400
BAY	20		600
BAY	20		600
OFP	187		900

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

YR. UPDATED	LISTED BY	MEASURED BY	PRICED BY

TOTAL	27400
FACTOR 10 %	2700
REPLACEMENT VALUE	30100
LAND VALUE	14000
BUILDING VALUE	21400
PROPERTY VAL. 100%	35400
Repairs	-2000
	33400

NOTES

TRUCKS ON KING

CRACK CEILINGS & WALLS

½ - 2nd Floor unfinished

RV 79 N/C