ALEXANDRIA — **PROPERTY RECORD CARD** 51.00-03-13 — **VIRGINIA**

TYPE & USE	DATA NO.	MAP NO.	BLK. NO.	LOT NO.	FIELD BK.
100-199 RESIDENTIAL ✓	17464000	237	7D	13	
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					

PROPERTY ADDRESS

703 Kingston Pl.

LEGAL DESCRIPTION	LOT SIZE
H. & L. 13, Blk. "B", Sec. II, Ballantrae	23,358 sq. ft.

ZONING	NAME OF TENANT	RENTS = MONTH - ANN.	GRM - G.I.M.
R 12 1/3 R 20 2/3			

RECORD OF OWNERSHIP	MAILING ADDRESS
Hayman's Inc.	Same

YR.	LAND	IMP.	ASSESSED VALUE
'71	9,950	37,650	47,600
74	15700	48900	64600
~~75~~	~~17900~~	~~58100~~	~~76000~~
75	17000	55200	72,200
75	17000	50800	67800
76	17000	55100	72100

DEED BK. & PAGE	DATE	NOTES
732-567	11/71	
PRICE: $95,200 Tr.$170,000		
77 37400	118100	155500
PRICE: 78 37400	135800	173200
79 52400	135800	188200
PRICE: 210,000		
80 52400	184600	236400
PRICE: 81 68100	188200	256300
82 68100	219400	287500
PRICE: 83 68100	197600	265700

PHOTO

REMARKS

Pr/5
1969
057
058 ($9999)

4 (LOWER)

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.	SIZE	PHY.	UNIT VALUE	NO. UNITS	LAND VALUE
							35800

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	1ST BR	96x46	4932	~~4~~ 4+	1963	70	EGd	106979	25				101600

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~~ NONE	~~½~~	~~¾~~	F
B	¼	½	(¾)	F

GAR. IN BSM'T.

1 CAR	~~NONE~~	2 CAR

FLOORS

	B	1	2	3
EARTH				
CONCRETE	2			
PINE				
HARDWOOD				
VINYL TILE	5	6		
POURED TOR.				
CARPET/SUB.	1	3		

INTERIOR FINISH

PLASTER	2	9		
DRYWALL				
PANEL VEN.	3			
UNFIN.	3			

PARTITION

	B	1	2	3
NONE				
AVERAGE		/	/	
HEAVY				

KITCHEN EQUIP.

DWSH	DISP	OVEN	RANGE	FAN

FIREPLACES

	NO.
OPENINGS	2
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	(4) /
2 FIXTURE BATH	(1) /
EXTRA WATER CLOSET	
EXTRA SINK	(1) /
WATER ONLY	
NO PLUMBING	

TILING

BATH FLR. & WAIN.	(3) /
BATH FLR. & SHW.	
BATH FLOOR	(2) /

ROOMS

B	8	1	4
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

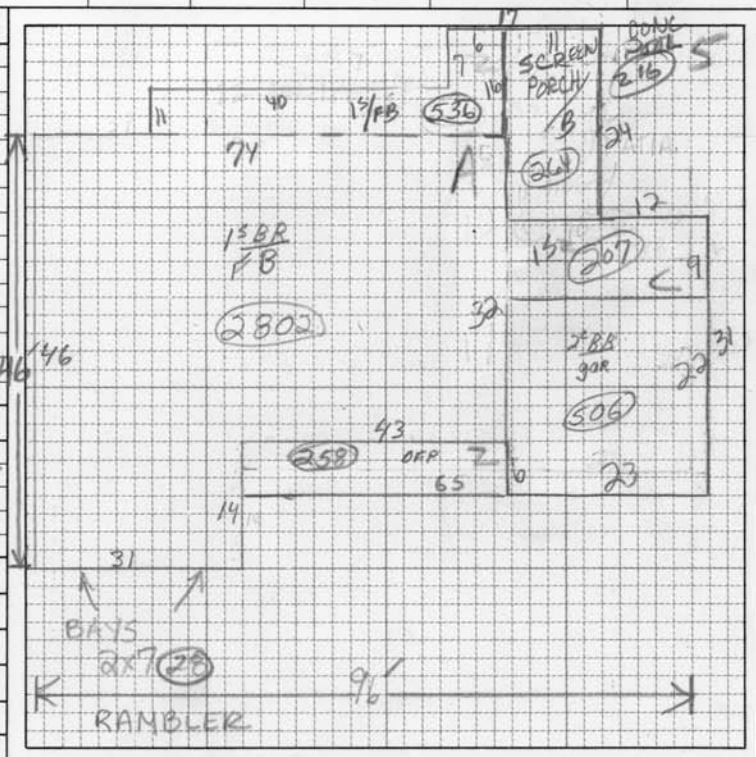
STY. HGT.	1S
BRICK VENEER	/
FRAME	
FINISHED UP	

LISTED BY 005

MEASURED BY 005

DATE 4-19-73

MRS HAYMAN



TOTAL BLDG. VALUE	$

BUILDING COMPUTATION

ITEM	AREA OR QUAN.	UNIT COST	TOTAL
1S	2830	27.93	79042
OFP	258	3.96	1022
C.ST.	115		115
GAR.	506		5700
PATIO	924	1.25	1155
F.B.	2802	6.00	16812
PLG.			6500
A/C		.80	2264

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
4271		CONC POOL 12X18 (216)	6-81	12000	

TOTAL	112610
FACTOR - 5 %	-5631
REPLACEMENT VALUE	106979
LAND VALUE	34000
BUILDING VALUE	101600
PROPERTY VAL. 100%	135600

NOTES

YR. UPDATED	LISTED BY	MEASURED BY	PRICED BY
7/24/74	JC.	M Page	