ALEXANDRIA

PROPERTY RECORD CARD

#030.00-05-14

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.
30368000	24	3308	65	

PROPERTY ADDRESS: 4524 LaSalle Ave.

LEGAL DESCRIPTION	LOT SIZE
H. & L. 65, Sec. 3 Varsity Pk.	8720 #

ZONING	NAME OF TENANT	RENTS = MONTH - ANN.	GRM - G.I.M.
R8			

RECORD OF OWNERSHIP	MAILING ADDRESS
Lehman, Paul A. or Suzanne C.	same

YR.	LAND	IMP.	ASSESSED VALUE
'72	6,000	20,000	26,000
74	8000	23600	31600
75	—	—	—
76	8000	27100	35100
77	17600	54200	71800
78	17600	59600	77200

DEED BK. & PAGE	DATE	NOTES
74 24600	74800	99400
684-707		
79 24600	94900	119500
	1/76	
PRICE: $67000		
81 24600	97200	121800
PRICE:		
82 24600	116600	141200
PRICE: —		
83		
84 34500		
PRICE:		

PHOTO

REMARKS

Gr. Per. E.A.

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
							16000

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. VALU
R-1	1 BR	63x30	2280	4-	1961	68	AVG.	52441	90%				47,200

FOUNDATION

CONC. OR BRICK	(1)
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
		(1)

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	1			
PINE				
HARDWOOD		(5)		
VINYL TILE	1	1		
POURED TOR.				
CARPET/SUB.	1			

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
(1)			(1)	(1)

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

TILING

BATH FLR. & WAIN.	(2) /
BATH FLR. & SHW.	
BATH FLOOR	(1) /

ROOMS

B	3	1	6
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			

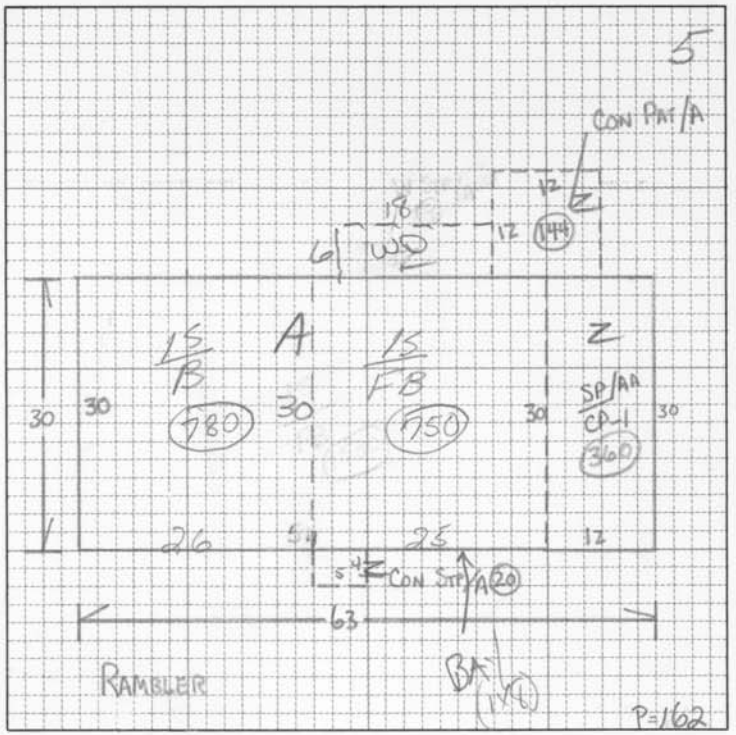
ATTACHED GARAGE

STY. HGT.	
BRICK VENEER	
FRAME	
FINISHED UP	

LISTED BY MAC

MEASURED BY TURNER

DATE 7-17-73
MRS LEHMAN



TOTAL BLDG. VALUE $

BUILDING COMPUTATION

ITEM	AREA OR QUAN.	UNIT COST	TOTAL
1 STY.	1530	24.84	38005
SP/AA/CP	360		4402
C.PAT./A	144	1.00	144
W.STP/A	9		100
F. Bsmt	750	7.00	5250
Part	56LF	18.90	1040
C.STP/A	20	6.30	126
PLG.			2250
A/C	-	.80	1224

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
6/19/78	EP	EST - NO change	(area totals 2265, not 2280)

TOTAL	52441
FACTOR %	
REPLACEMENT VALUE	52441
LAND VALUE	16000
BUILDING VALUE	47200
PROPERTY VAL. 100%	63200

NOTES

1, 5, 9, 6, 15, 11, 14 (8000)