ALEXANDRIA

PROPERTY RECORD CARD 028.00-03-22

VIRGINIA

TYPE & USE	DATA NO.	MAP NO.	BLK. NO.	LOT NO.	FIELD BK.
100-199 RESIDENTIAL ✓					
110 DETACHED ✓	38864000	50	3656	42	

PROPERTY ADDRESS

6007 Lowell Ave.

LEGAL DESCRIPTION	LOT SIZE
H. & L. 85, Sec. 1, Lincolnia Hills	12,000 #

ZONING	NAME OF TENANT	RENTS = MONTH - ANN.	GRM - G.I.M.
R-12			

RECORD OF OWNERSHIP	MAILING ADDRESS
Turner, Beverly D., Jr. or Pat B.	same
SANTOLI, DENNIS R. OR ELLYN J.	

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

YR.	LAND	IMP.	ASSESSED VALUE
'70	4,800	11,150	15,950
'74	5800	19000	24800
75	8000	19000	27000
76	8000	20900	28900
77	17600	43900	61500
78	17600	48300	65900

DEED BK. & PAGE	DATE	NOTES
79 19400	53900	73300
566-482		
PRICE: 80 19400	70900	90300
782-53	7-8-74	
PRICE: $57,500 TR. 56,000		
81 19400	71800	91200
PRICE: 82 19400	80900	100300
83 —		
PRICE: 84 31500		
PRICE:		

PHOTO

REMARKS

FOUNDATION	4
WALLS	4
ROOF COVER	4
GUTTERS & DOWNSPOUTS	4
FLOORS	4
WALLS & CEILING	4
MILLWORK	4
HEATING SYSTEM	4
ELECTRIC SYSTEM	4
PLUMBING	4
KITCHEN EQUIPMENT	4
ARCH. DESIGN	4
TOTAL	48

48 Pts. ÷ 12 = 4

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
Site					11700	1	11700
							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. VALUE
R-1	1SBr	47x27	2239	3+	1958	1968	AVG	42625	.85	36231		1.05	38042
	MS/SRm	6x8	48				A	173					

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	NONE			F
B	¼	½	(¾)	F

GAR. IN BSM'T	NO		
1 CAR		2 CAR	

FLOORS	B	1	2	3
EARTH				
CONCRETE	1			
PINE				
HARDWOOD		4		
VINYL TILE	2	1		
POURED TOR.				
CARPET/SUB.				

INTERIOR FINISH				
PLASTER		5		
DRYWALL	2			
PANEL VEN.				
UNFIN.	1			

PARTITION	B	1	2	3
NONE				
AVERAGE		✓		
HEAVY				

KITCHEN EQUIP.						
DW	DISP	NONE	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	0
EXTRA WATER CLOSET	
EXTRA SINK	
WATER ONLY	
NO PLUMBING	

TILING	
BATH FLR. & WAIN.	0
BATH FLR. & SHW.	
BATH FLOOR	0

ROOMS			
B	2	1	6
2		3	

CONDITION	G	F	P
INTERIOR	✓		
EXTERIOR	✓		
LAYOUT			

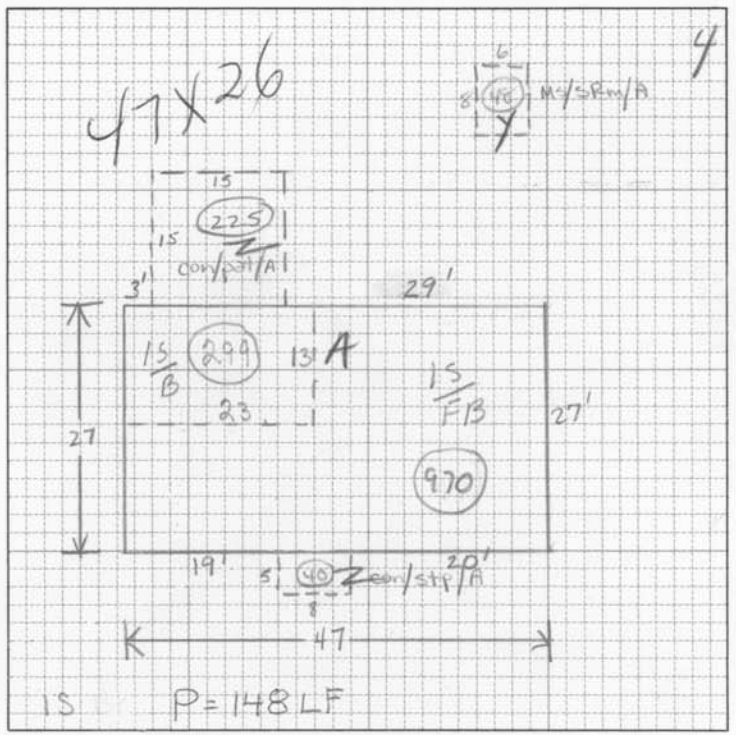
OUTBUILDINGS	1	2	3
PIER FDTN.			
WALL FDTN.			
SLAB FDTN.			
SINGLE SIDING			
DOUBLE SIDING			
CONC. BLK.			
BRICK			
CONC. FLR.			
EARTH FLR.			
ROOF			
O.H. DOOR			
FIN. INT.			
ELECTRIC			
PLUMBING			

ATTACHED GARAGE	
STY. HGT.	
BRICK VENEER	
FRAME	
FINISHED UP	

LISTED BY: Shields

MEASURED BY: McKay

DATE: 7-6-73 Est



TOTAL BLDG. VALUE $

BUILDING COMPUTATION

ITEM	AREA OR QUAN.	UNIT COST	TOTAL
1 ST.	1269	26.48	33603
AC	1269	1.00	1269
PLG.			900
CONC/ST/A	40		100
Con/pat/A	225	1.00	225
Fin B	970	6.00	5820
B Part	60 LF	11.80	708

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	42625
FACTOR %	—
REPLACEMENT VALUE	42625
LAND VALUE	11700
BUILDING VALUE	38000
PROPERTY VAL. 100%	49700

NOTES

YR. UPDATED	LISTED BY	MEASURED BY	PRICED BY
6/1/78 J.T	Mrs. Santoli - No mod Kitchen; change room count on 1st floor from 5 to 6;		add 1 3 fixture bath