ALEXANDRIA

PROPERTY RECORD CARD

052.00-05-32

VIRGINIA

TYPE & USE

100-199 RESIDENTIAL 1
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.
17083000	232	1	24	

PROPERTY ADDRESS: 617 Melrose St.

LEGAL DESCRIPTION	LOT SIZE
H. & L. 24, Blk. 2, Ivy Hill S/D	7,094 sq. ft.

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

RECORD OF OWNERSHIP	MAILING ADDRESS
Goodwin, Wm. I. ETUX	Same

YR.	LAND	IMP.	ASSESSED VALUE
'71	4,000	11,300	15,300
74	5900	13000	18900
75	7500	15400	22900
76	7500	20500	28000
77	16500	50000	66500
78	16500	58200	74700

DEED BK. & PAGE	DATE	NOTES
79 23100	62000	85100
80 23100	69600	92700
81 30000	74600	104600
	9/77	
PRICE: 80000		
82 30000	102100	132100
PRICE: 83 31000		
PRICE:		
PRICE:		

PHOTO

REMARKS

1961

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
							15000

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	2SBR	28 X 38	1584	3+ 4-	1949	1965	AVG						

FOUNDATION	
CONC. OR BRICK	
TILE OR CONC. BLK.	/
CONC. SLAB	
STONE	
PIERS	

BASEMENT	NO.	¼	½	¾	F
	(0)				

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
			(0)

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	NONE
B	¼	½	¾	F	NONE

GAR. IN BSM'T.			
1 CAR		2 CAR	

FLOORS	B	1	2	3
EARTH				
CONCRETE	/			
PINE				
HARDWOOD		33		
VINYL TILE		/		
POURED TOR.				
CARPET/SUB.				

INTERIOR FINISH				
PLASTER		4/3		
DRYWALL				
PANEL VEN.				
UNFIN.	/			

PARTITION	B	1	2	3
NONE	/			
AVERAGE		/	/	
HEAVY				

KITCHEN EQUIP.	DW'SH	DISP	OVEN	RANGE	FAN
	(0)	(0)	(0)	(0)	(0)

FIREPLACES	NO.
OPENINGS	1
CHIMNEYS	

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

ROOMS			
B	1	1	4
2	3	3	

CONDITION	G	F	P
INTERIOR		/	
EXTERIOR		/	
LAYOUT			

OUTBUILDINGS	1	2	3
NONE			
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			

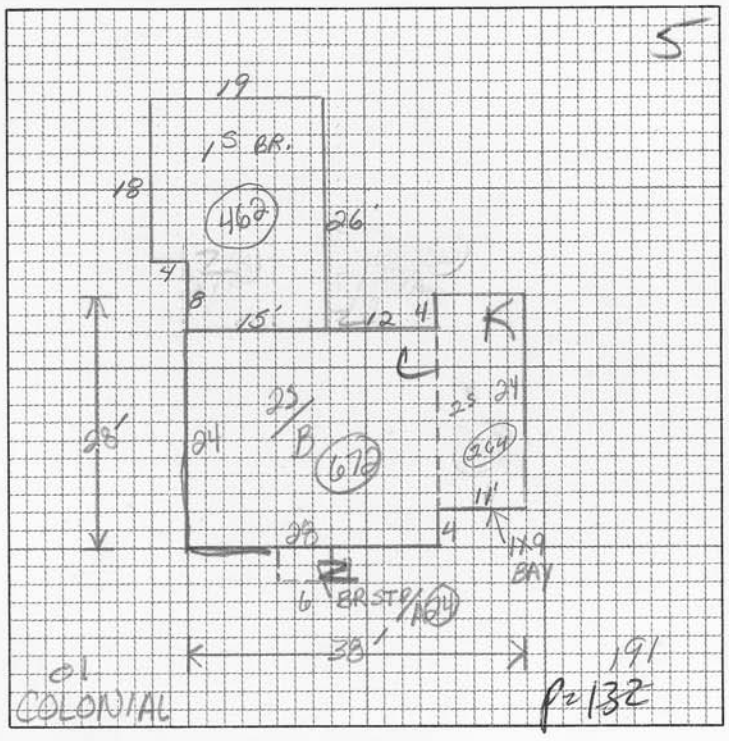
ATTACHED GARAGE	
NONE	
STY. HGT.	
BRICK VENEER	
FRAME	
FINISHED UP	

LISTED BY: Cindy

MEASURED BY: Cindy

DATE: 7-15-74

Mr Goodwin



TOTAL BLDG. VALUE	$

BUILDING COMPUTATION

ITEM	AREA OR QUAN.	UNIT COST	TOTAL

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
9260		Enclosed porch & add kitchen (2)	11/15/73	$4175	NC-73

YR. UPDATED	LISTED BY	MEASURED BY	PRICED BY

TOTAL	
FACTOR %	
REPLACEMENT VALUE	
LAND VALUE	
BUILDING VALUE	
PROPERTY VAL. 100%	

NOTES