ALEXANDRIA

# PROPERTY RECORD CARD 062.03-01-06

VIRGINIA

| TYPE & USE | DATA NO. | MAP NO. | BLK. NO. | LOT NO. | FIELD BK. |
|---|---|---|---|---|---|
| 100-199 RESIDENTIAL ✓ | 17149050 | 233 | 1 | 10C.2 | |
| 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**

2926 Nob Hill Ct.

**LEGAL DESCRIPTION**

H. & Lt. 501, Re-Div. Lt. 3, Sec.1, of the land of Henry V. Seay

**LOT SIZE**

3,562 sq. ft.

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

| RECORD OF OWNERSHIP | MAILING ADDRESS |
|---|---|
| Lopapa, Paul A. or Margaret B. | Same |
| Jenkins, Jo Ann M. | SAME AS PROP |
| | |
| | |
| | 83 20800 |

| YR. | LAND | IMP. | ASSESSED VALUE |
|---|---|---|---|
| '71 | 3,250 | 17,150 | 20,400 |
| 74 | 4400 | 22300 | 26700 |
| 75 | 5200 | 26500 | 31700 |
| 76 | — | — | — |
| 77 | 11400 | 55700 | 67100 |
| 78 | 11400 | 63800 | 75200 |

| DEED BK. & PAGE | DATE | NOTES |
|---|---|---|
| 79 16000 | 68500 | 84500 |
| 725-61 | 6/71 | |
| PRICE: $49,000 Tr.$same | | |
| 784-129 | 8/19/74 | |
| PRICE: 68,000 | | |
| 79 16000 | 63800 | 79800 RV 79 |
| PRICE: 80 — | — | — |
| 81 20800 | 71400 | 92200 |
| PRICE: | | |
| 82 20800 | 76600 | 97400 |
| PRICE: $92500 | 9/79 | |

PHOTO

REMARKS

3+
Recode as
200-
GRO IN BSM

not on '78 cost sheet

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 |
|---|---|---|---|---|---|---|---|
| | | | | | | | 10400 |
| | | | | | | | |
| | | | | | | | |

| 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 | 55 Bi Level | 25 x 35 | 2337 | 3+ | 1969 | 74 | GD | | | | | | |

**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**

| | ¼ | ½ | ¾ | F |
|---|---|---|---|---|
| A | | | | |
| B | | | | |

**GAR. IN BSM'T.**

| 1 CAR | | 2 CAR | |
|---|---|---|---|
| | | | |

**FLOORS**

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

**INTERIOR FINISH**

| | | | | |
|---|---|---|---|---|
| PLASTER | | | | |
| DRYWALL | | | 3 | 3 |
| PANEL VEN. | | 1 | | |
| UNFIN. | | 1 | | |

**PARTITION**

| | B | 1 | 2 | 3 |
|---|---|---|---|---|
| NONE | | | | |
| AVERAGE | | 1 | 1 | 1 |
| HEAVY | | | | |

**KITCHEN EQUIP.**

DWSH (1) DISP (1) OVEN (1) RANGE (1) FAN (1)

**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. | 1 |
| | |
| NO HEATING | |

**PLUMBING**

| | |
|---|---|
| 4 FIXTURE BATH | |
| 3 FIXTURE BATH | (2) |
| 2 FIXTURE BATH | (2) |
| EXTRA WATER CLOSET | |
| EXTRA SINK | |
| WATER ONLY | |
| NO PLUMBING | |

**TILING**

| | |
|---|---|
| BATH FLR. & WAIN. | (2) |
| BATH FLR. & SHW. | (2) |
| BATH FLOOR | |

**ROOMS**

| | | | |
|---|---|---|---|
| B | | 1 | 2 |
| 2 | 3 | 3 | 3 |

| CONDITION | G | F | P |
|---|---|---|---|
| INTERIOR | 1 | | |
| EXTERIOR | 1 | | |
| LAYOUT | 1 | | |

**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 | | | |

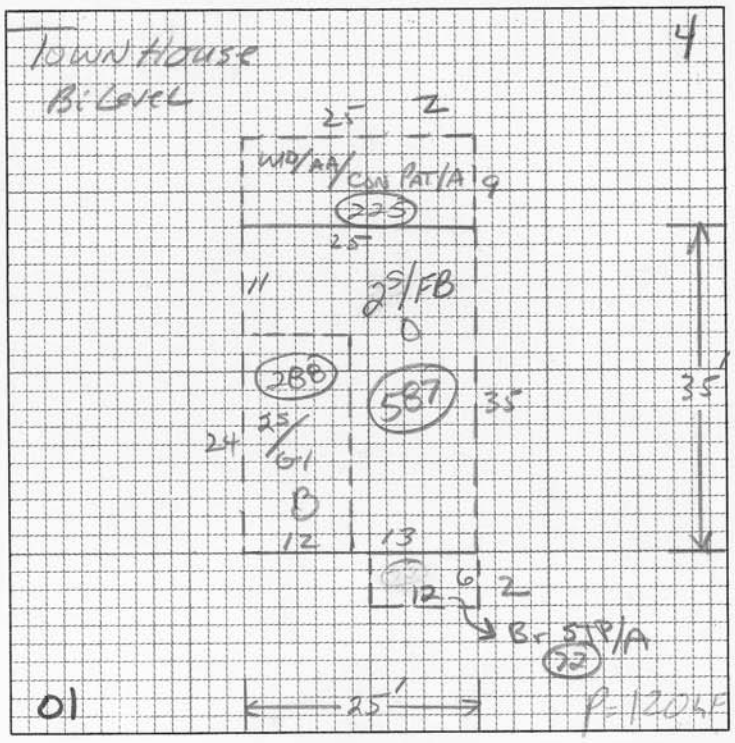
**ATTACHED GARAGE**

| | |
|---|---|
| STY. HGT. | |
| BRICK VENEER | |
| FRAME | |
| FINISHED UP | |

LISTED BY PM

MEASURED BY CMP

DATE 7-17-74




**TOTAL BLDG. VALUE** $

**BUILDING COMPUTATION**

| ITEM | AREA OR QUAN. | UNIT COST | TOTAL |
|---|---|---|---|
| | | | |

Mrs Lonergan

**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 | |
| FACTOR % | |
| REPLACEMENT VALUE | |
| LAND VALUE | |
| BUILDING VALUE | |
| PROPERTY VAL. 100% | |
| | |
| | |

**NOTES**

For Sale sign
$75,000 asking.