ALEXANDRIA — PROPERTY RECORD CARD — VIRGINIA

TYPE & USE	DATA NO.	MAP NO.	BLK. NO.	LOT NO.	FIELD BK.
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	1767 4000	241	7	3A2 & 4A	

PROPERTY ADDRESS: 1604 Osage Street

LEGAL DESCRIPTION	LOT SIZE
	6,500 #

ZONING	NAME OF TENANT	RENTS = MONTH - ANN.	GRM - G.I.M.
R-8		#250 + UTILITIES	

RECORD OF OWNERSHIP	MAILING ADDRESS
Frazer, Lewis C.	4953 Sunset Lane, Annandale
LINDSAY	

YR.	LAND	IMP.	ASSESSED VALUE
'73	5,200	12,400	17,600
74	5700	12400	18100
75	6700	15500	22200
76	6700	15700	22400
77	14700	35800	50500
78	14700	41400	56100

DEED BK. & PAGE	DATE	NOTES
79 20600	7000	27600
80 26000	-0-	26000
PRICE:		
	2/77	
PRICE: #95000		
PRICE:		
PRICE:		
PRICE:		

PHOTO

REMARKS

37
1961
BLDG. REMOVED 8/4/78
CODE 910 '80

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
							13400
A	4.00						26000

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. VAL
R-1	1 STY BV	28X40	~~1120~~ 1680	3+	1951	1967	AVE		90				

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	½	AVE	F
B	~~¼~~	(½)	~~¾~~	F

GAR. IN BSM'T.

1 CAR	NO	2 CAR	

FLOORS

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

INTERIOR FINISH

PLASTER		5		
DRYWALL				
PANEL VEN.	1			
UNFIN.	1			

PARTITION

	B	1	2	3
NONE				
AVERAGE		/		
HEAVY				

KITCHEN EQUIP.

DW SH	DISP	OVEN	RANGE	(FAN)

FIREPLACES NO.

OPENINGS	NONE
CHIMNEYS	

HEAT - AIR COND.

HOT AIR FORCED	/
HOT AIR GRAVITY	
HOT WATER OR VAPOR	
FLOOR FURNACE	
RADIANT	
BASEBOARD	
WALL UNITS	
CENT'L. AIR COND.	N
NO HEATING	

PLUMBING

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

TILING

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

ROOMS

B	2	1	5
2		3	

CONDITION	G	A	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	

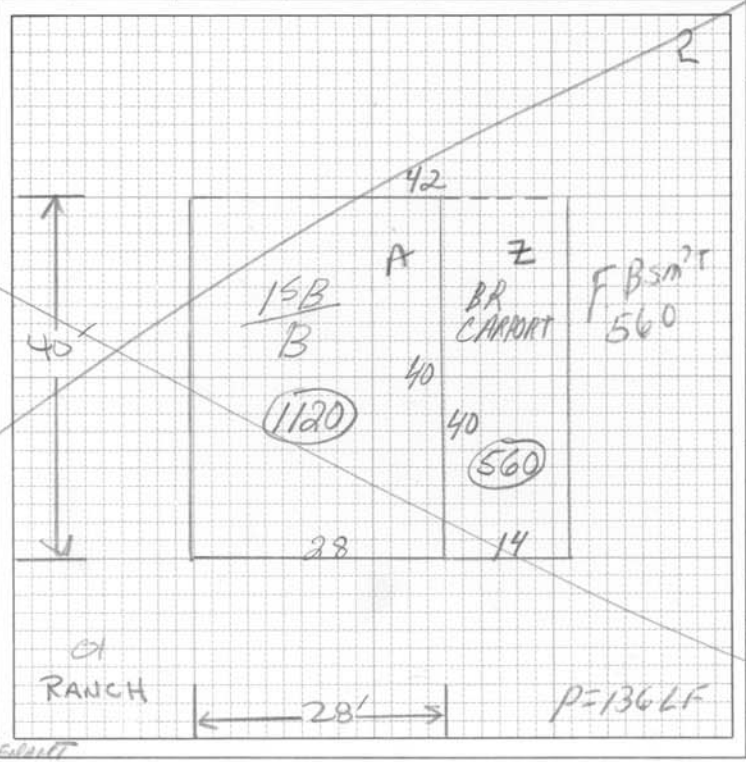
LISTED BY 007

MEASURED BY 007

DATE 5/17/73

MRS. FRALICK TENANT

7-24-74 VACANT



TOTAL BLDG. VALUE $

BUILDING COMPUTATION

ITEM	AREA OR QUAN.	UNIT COST	TOTAL
1S/BR.	1120		24600
FIN BSMT	560	$3.50	2000
BR. C.P.	560		2500
PLG.			700

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
7-24-74	PM	DC	

TOTAL		29800
FACTOR	5 %	1490
REPLACEMENT VALUE		31290
LAND VALUE		10400
BUILDING VALUE		28160
PROPERTY VAL.	100%	38600

NOTES