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	1198 7100	138-	1	1.2	

PROPERTY ADDRESS
610 Queen Street

LEGAL DESCRIPTION	LOT SIZE
H & Lot 505, S/D of The Land of W. R. Manchester	37.50 x 44.50 1669 sq.ft.

ZONING	NAME OF TENANT	RENTS = MONTH - ANN.	GRM - G.I.M.
RC & CO			

YR.	LAND	IMP.	ASSESSED VALUE
74	10000	15000	25000
75	10000	19200	29200
76	10000	21100	31100
77	20000	85200	105200 Permit
78	20000	117600	137600
79	30000	125100	155100

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

RECORD OF OWNERSHIP	MAILING ADDRESS	DEED BK. & PAGE	DATE	NOTES
Manchester, W. R. Tr.		764-753 S/D/ PRICE:	10-15-73	
Ellsworth, Samuel M. Tr.		764-763 PRICE: $225,000 (Inc. 138-1-1.3 thru 138-1-1.7)	10-15-73	
Struna, Marjorie C.		765-214 PRICE: $46,000	10-16-73	Tr. $34,500
		PRICE:		
		PRICE:		

PHOTO

FOR SALE
ASKING
139,500
- 40R

REMARKS

S/D of:

138-1-1	138-1-9
138-1-2	138-1-10&11
138-1-3	138-1-21
138-1-8A	138-1-22
138-1-8B	138-1-23

Eff: 1-1-74

4+20%
0 - DEP.
50% - LOC.

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
	16000	+20	700				20000

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-2	2 SFR		2072	1810	4	1974	GOOD	56785	-0%	56785		+50%	85178

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	¾	F
B	¼	½	¾	F

GAR. IN BSM'T.	
1 CAR	1 CAR

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

INTERIOR FINISH				
PLASTER		2	4	
DRYWALL				
PANEL VEN.				
UNFIN.				

PARTITION	B	1	2	3
NONE				
AVERAGE				
HEAVY				

KITCHEN EQUIP.					
DWSH	DSP	OVEN	BANGE	FAN	

FIREPLACES	NO.
OPENINGS	
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	/
EXTRA WATER CLOSET	
EXTRA SINK	
WATER ONLY	
NO PLUMBING	

TILING	
BATH FLR. & WAIN.	
BATH FLR. & SHW.	
BATH FLOOR	NONE

ROOMS		
B	1	
2	3	

CONDITION	G	F	P
INTERIOR		/	
EXTERIOR		/	
LAYOUT		/	

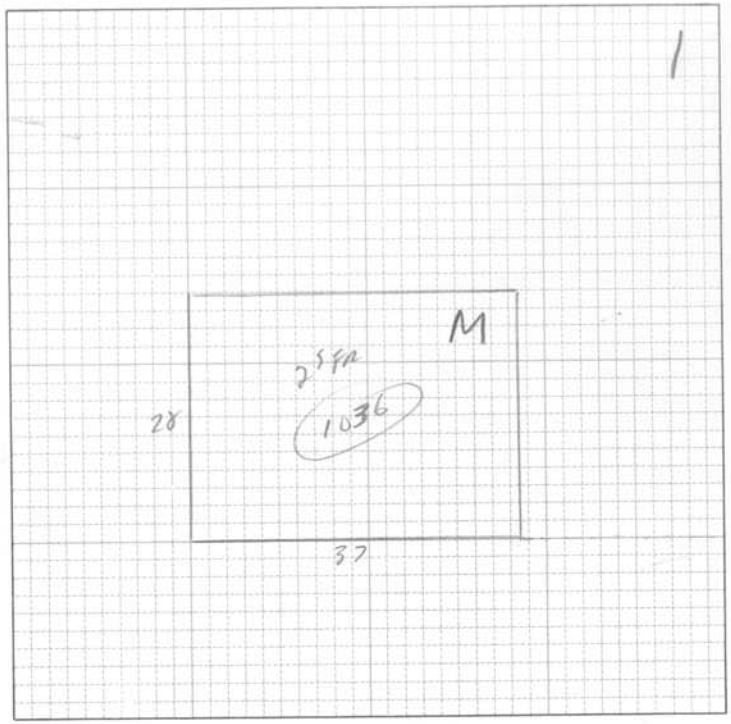
OUTBUILDINGS	1	2	3
PIER FDTN.			
WALL FDTN.			
SLAB FDTN.			
SINGLE SIDING			
DOUBLE SIDING			
CONC. BLK.			
BRICK			
CONC. FLR.			
EARTH FLR.			
ROOF			
O.H. DOOR			
FIN. INT.			
ELECTRIC			
PLUMBING			

ATTACHED GARAGE	
STY. HGT.	
BRICK VENEER	
FRAME	
FINISHED UP	

LISTED BY

MEASURED BY

DATE



TOTAL BLDG. VALUE $

BUILDING COMPUTATION

ITEM	AREA OR QUAN.	UNIT COST	TOTAL
2S	1036	42.11	43626
1/4 BST.			-1300
KIT.			937
A/C	2072	.80	1658
BATH			2400

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
32762		Complete Renovation	8-76	20000	—
32798		part of Renovation			

TOTAL	47321
FACTOR +20 %	
REPLACEMENT VALUE	56785
LAND VALUE	
BUILDING VALUE	
PROPERTY VAL. 100%	

NOTES

YR. UPDATED	LISTED BY	MEASURED BY	PRICED BY
8/5/76	S.S.	Vacant House	
	B.P.	Added Poor Condition	

ALEXANDRIA

PROPERTY RECORD CARD

64.04 08 02

VIRGINIA

TYPE & USE	DATA NO.	MAP NO.	BLK. NO.	LOT NO.	FIELD BK.

PROPERTY ADDRESS

610 QUEEN ST

LEGAL DESCRIPTION	LOT SIZE

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

RECORD OF OWNERSHIP	MAILING ADDRESS

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

YR.	LAND	IMP.	ASSESSED VALUE
80	40000	126700	166700
81	40000	138100	178100

DEED BK. & PAGE	DATE	NOTES
PRICE:		
PRICE:		
PRICE:		
PRICE:		
PRICE:		

PHOTO

REMARKS

PERMIT

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			UNIT VALUE	NO. UNITS	LAND VALUE
		LOC.	SIZE	PHY.			