ALEXANDRIA

PROPERTY RECORD CARD

#030.00-06-15

VIRGINIA

TYPE & USE	DATA NO.	MAP NO.	BLK. NO.	LOT NO.	FIELD BK.
100-199 RESIDENTIAL ✓					
110 DETACHED ✓	32584250	31	3341	5	

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

PROPERTY ADDRESS

810 Rapidan Ct.

LEGAL DESCRIPTION	LOT SIZE
H. & L. 5, S/D Ant Hill Par. 3341-01	43,562 sq. ft.

ZONING	NAME OF TENANT	RENTS = MONTH - ANN.	GRM - G.I.M.
R 20			

RECORD OF OWNERSHIP	MAILING ADDRESS
Bacaj, Taullah or Pauline	Same

YR.	LAND	IMP.	ASSESSED VALUE
'72	13,700	30,000	43,700
~~74~~	~~15900~~	~~47000~~	~~62900~~
			B of E 10-3-74 - 74
74	15900	39600	55500
75	17500	39600	57100
76	—	—	—
77	41,800	83,200	125,000

DEED BK. & PAGE	DATE	NOTES
~~78 41800~~	~~25700~~	137500
684-439		
PRICE: Tr. $45,000 11/72		
79 58500	120900	179400
PRICE:		
~~80~~ 58500	150800	209300
81 76100	155700	231800
PRICE:		
82 76100	178400	254500
PRICE:		
~~83~~		
84 100,000		
PRICE:		

PHOTO

REMARKS

77 HOME SITE 20000 — 20000

EXCESS 23562 @ .50 — 11781

31800

B. of E. 10-3-74: Cost plus 30% + compared to other props.

77/ 20,000sf @ 1.50/
Excess @ .50/
23,562sf

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
							31800

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	SPLIT-FOYER	58x26	3240	~~4~~ 4	1970	75	~~G~~ A	94033					94000

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	X	F
B	¼	½	¾	X	F

GAR. IN BSM'T.		
1 CAR	W	2 CAR

FLOORS	B	1	2	3
EARTH				
CONCRETE				
PINE				
HARDWOOD			5	
VINYL TILE	5		2	
POURED TOR.				
CARPET/SUB.				

INTERIOR FINISH				
PLASTER				
DRYWALL		3	1	6
PANEL VEN.		1		
UNFIN.				

PARTITION	B	1	2	3
NONE				
AVERAGE			/	
HEAVY				

KITCHEN EQUIP.					
DWSH	DISP	OVEN	RANGE	FAN	

FIREPLACES	NO.
OPENINGS	2
CHIMNEYS	2

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

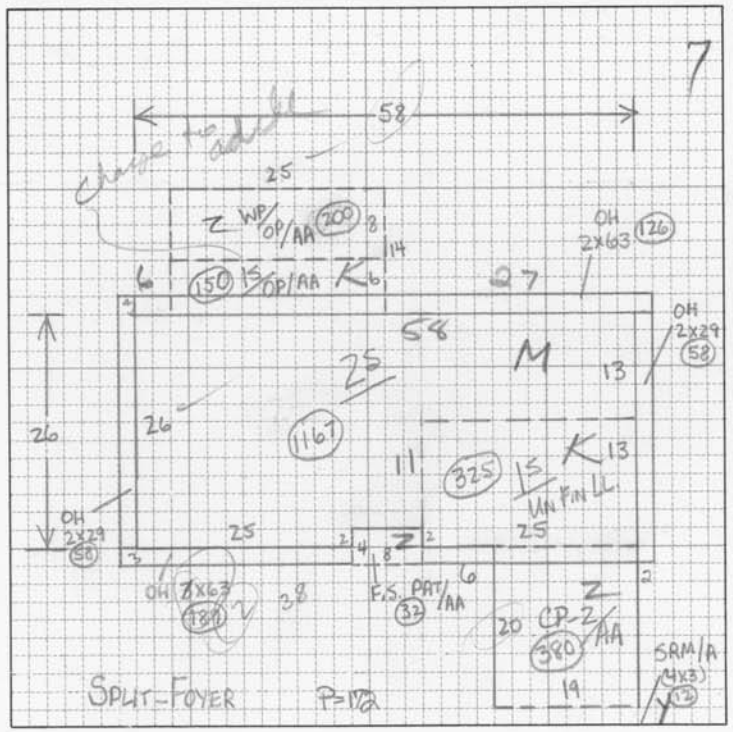
TILING	
BATH FLR. & WAIN.	
BATH FLR. & SHW.	(3) /
BATH FLOOR	

ROOMS			
B		1	5
2	7	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	
	AUSTIN
MEASURED BY	
	CLEMENTS
DATE	7-23-73
	MR. BACAL



TOTAL BLDG. VALUE	$

BUILDING COMPUTATION

ITEM	AREA OR QUAN.	UNIT COST	TOTAL
2 STY.	1676	47.08	78906
1 STY.	150	30.71	4607
UNF. L.L.	325	-11.40	-3705
OP/AA	150	5.22	783
WD/OP/AA	200	8.86	1772
CP/AA	380		2400
SRM/A	12		100
F.S. PAT/AA	32		100
NB			-5100
PLG.			3200
A/C		.80	2422

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
7/13/78	EPerry	talked w/daughter; no entry; est ADDNS	

TOTAL	85485
FACTOR 10 %	8548
REPLACEMENT VALUE	94033
LAND VALUE	31800
BUILDING VALUE	94000
PROPERTY VAL. 100%	125800

NOTES