ALEXANDRIA

PROPERTY RECORD CARD

030.00-04-09

VIRGINIA

TYPE & USE	DATA NO.	MAP NO.	BLK. NO.	LOT NO.	FIELD BK.
100-199 RESIDENTIAL ✓	29720000	24	3301	20	

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

4550 Seminary Rd.

LEGAL DESCRIPTION

H. & L. 20, Sec. 3 Varsity Pk.

LOT SIZE

8623 #

ZONING	NAME OF TENANT	RENTS = MONTH - ANN.	GRM - G.I.M.
R8			

RECORD OF OWNERSHIP	MAILING ADDRESS
Roslyn, Albert S. or Kay M.	same

YR.	LAND	IMP.	ASSESSED VALUE
'72	6,200	23,500	29,700
74	8000	25700	33700
75	—	—	—
76	8000	29600	37600
77	17600	59200	76800
78	17600	65100	82700
79	24600	83600	108200
80	24600	105800	130400
81	24600	109400	134000
82	24600	131100	155700
83			
84	31500		

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

PHOTO

REMARKS

~~7~~ missing

'84
$34500
- 3000 LOC.
$31500

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

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	S-L	51×39	2574	4-	1960	68	AVG	57268	90%				51500

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	NONE	¾	F
B	¼	NONE	¾	F

GAR. IN BSM'T.

1 CAR	NO	2 CAR	

FLOORS

	B	1	2	3
EARTH				
CONCRETE				
PINE				
HARDWOOD			2	3
VINYL TILE		24		
POURED TOR.				
CARPET/SUB.				

INTERIOR FINISH

	B	1	2	3
PLASTER				
DRYWALL		3		
PANEL VEN.		3		
UNFIN.	2			

PARTITION

	B	1	2	3
NONE	/			
AVERAGE		/		
HEAVY			/	

KITCHEN EQUIP.

DWSH	DISP	OVEN	RANGE	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	(1) /
EXTRA WATER CLOSET	
EXTRA SINK	
WATER ONLY	
NO PLUMBING	

TILING

BATH FLR. & WAIN.	(9) /
BATH FLR. & SHW.	
BATH FLOOR	(1) /

ROOMS

B	8	1	6
2	3	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

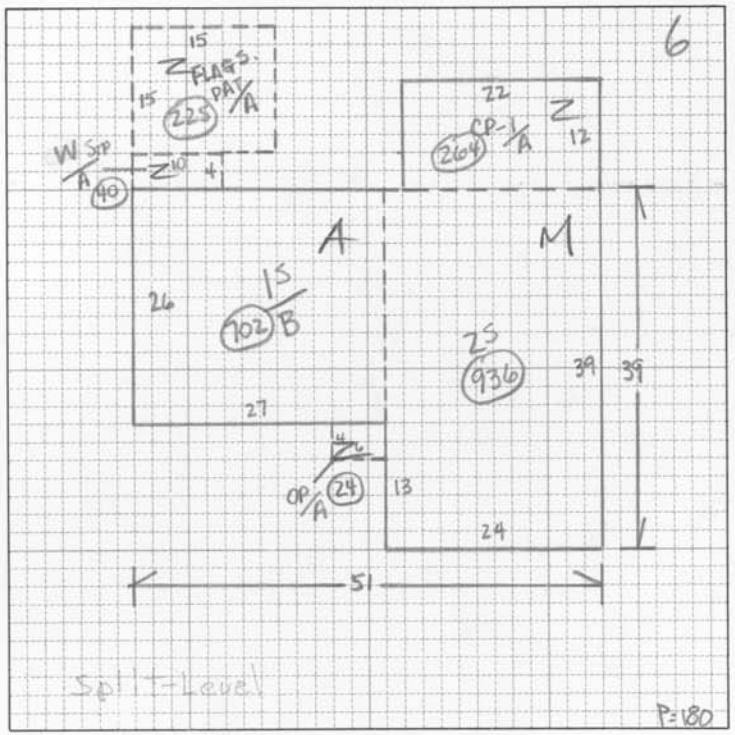
STY. HGT.	
BRICK VENEER	
FRAME	
FINISHED UP	

LISTED BY Austin

MEASURED BY Clements

DATE 7-17-73

Mrs- Answered from outside



TOTAL BLDG. VALUE $

BUILDING COMPUTATION

ITEM	AREA OR QUAN.	UNIT COST	TOTAL
2 STY.	936	37.33	34941
1 STY.	702	24.36	17101
CP/A	264		1360
W. STP/A	40		100
FL. ST. PAT.	225	2.25	506
OP/A	24	6.30	151
½ BST.			-1100
PLG.			2150
A/C		.80	2059

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
6-19-78	TR	Est. No Change	

TOTAL	57268
FACTOR %	
REPLACEMENT VALUE	57268
LAND VALUE	16000
BUILDING VALUE	51500
PROPERTY VAL. 100%	67500

NOTES