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	11849500	136	2	20	0110800

PROPERTY ADDRESS: 312 S. St. Asaph Street

LEGAL DESCRIPTION	LOT SIZE
H. & L. 312 S. St. Asaph St.	3248 sq.ft.

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

RECORD OF OWNERSHIP	MAILING ADDRESS
Gaudin, Daniel or Helen M.	Same

YR.	LAND	IMP.	ASSESSED VALUE
'70	8,800	14,150	22,950
72	8000	17200	25200
'74	12300	30700	43000
'75	12300	33900	46200
76	12300	37300	49600
77	24600	93300	117900

DEED BK. & PAGE	DATE	NOTES
556-347	7-62	
PRICE: $31,000		
PRICE:		
PRICE:		
PRICE:		
PRICE:		

PHOTO

REMARKS

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
							16000
	22400	+10	—				24600

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	3S FR.		3126	3+	1970		FAIR	61754	-.30	43278		+50	64842
	1S BR. Garage	26x21	546	H+10		1968	FAIR AVG	5900	-50				2950

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	NO
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 NO	¾	F
B	¼	½ NO	¾	F

GAR. IN BSM'T.	NO
1 CAR	2 CAR

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

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

PARTITION	B	1	2	3
NONE				
AVERAGE		/	/	/
HEAVY				

KITCHEN EQUIP.					
DWSH	DISP	OVEN	RANGE	FAN	

FIREPLACES	NO.
OPENINGS	
CHIMNEYS	NONE

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	1
2 FIXTURE BATH	1
EXTRA WATER CLOSET	
EXTRA SINK	
WATER ONLY	
NO PLUMBING	

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

ROOMS			
B		1	3
2	3	3	1
CONDITION		G	F	P
INTERIOR			/	
EXTERIOR			/	
LAYOUT				

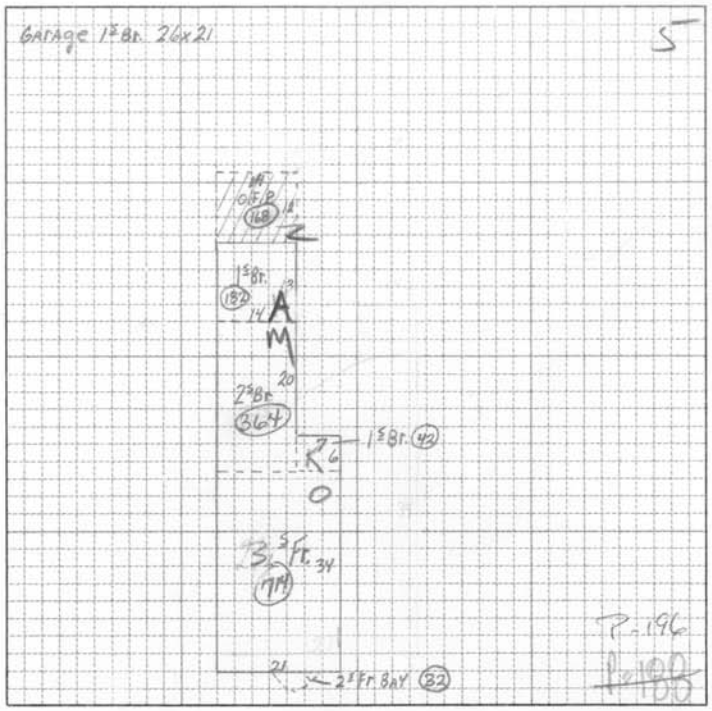
OUTBUILDINGS	1	2	3
PIER FDTN.			
WALL FDTN.			
SLAB FDTN.			
SINGLE SIDING			
DOUBLE SIDING			
CONC. BLK.			
BRICK			
CONC. FLR.			
EARTH FLR.			
ROOF			
O.H. DOOR			
FIN. INT.			
ELECTRIC			
PLUMBING			

ATTACHED GARAGE	
STY. HGT.	
BRICK VENEER	
FRAME	
FINISHED UP	

LISTED BY 17

MEASURED BY 17

DATE 12-8-71



TOTAL BLDG. VALUE $67800

BUILDING COMPUTATION

ITEM	AREA OR QUAN.	UNIT COST	TOTAL
3S	727		
2S	280		
1S	224		
O.F.P.	168		
BST. ¼			
PLBG.			

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
88W312		E.B.S.			

TOTAL	
FACTOR +.10 %	5614
REPLACEMENT VALUE	61754
LAND VALUE	24600
BUILDING VALUE	67800
PROPERTY VAL. 100%	92400

NOTES

YR. UPDATED	LISTED BY	MEASURED BY	PRICED BY
7/29/76	LS+JC	EST. NO CHANGE	

ALEXANDRIA

PROPERTY RECORD CARD 074.04 04 39

VIRGINIA

TYPE & USE

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

DATA NO.	MAP NO.	BLK. NO.	LOT NO.	FIELD BK.
11849500	136	2	20	

PROPERTY ADDRESS

312 S. St. Asaph

LEGAL DESCRIPTION	LOT SIZE
	3248

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

YR.	LAND	IMP.	ASSESSED VALUE
78	24600	112000	136600
79	43000	170100	213100
80	53000	198300	025130
80	53000	186600	239600 RV.
81	53000	189100	242100
82	53000	200800	253800
82	53000	189100	242100 TA#12416

RECORD OF OWNERSHIP	MAILING ADDRESS	DEED BK. & PAGE	DATE	NOTES
		PRICE:		
		PRICE:		
		PRICE:		
		PRICE:		
		PRICE:		

PHOTO

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SWAMPY				SIDEWALK		CHANGING	
				CURB			

LAND VALUE COMPUTATIONS AND SUMMARY

COMPARISON UNIT	UNIT PRICE	ADJUSTMENTS			UNIT VALUE	NO. UNITS	LAND VALUE
		LOC.	SIZE	PHY.			