ALEXANDRIA

PROPERTY RECORD CARD 060.01-03-27

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.
21704000	14	3144	25	

PROPERTY ADDRESS

4111 Usher Avenue

LEGAL DESCRIPTION

H & L 25, Blk 1, Sec 2 , Duke Gardens

LOT SIZE

3,817 #

ZONING	NAME OF TENANT	RENTS = MONTH - ANN.	GRM - G.I.M.
R2-5			

RECORD OF OWNERSHIP

Barber, Dudley & Lois

MAILING ADDRESS

YR.	LAND	IMP.	ASSESSED VALUE
'72	2,150	8,350	10,500
74	2800	13600	16400
75	3300	15000	18300
76	—	—	—
77	7300	31500	38800
78	7300	34700	42000
79	9500	37700	47200

DEED BK. & PAGE	DATE	NOTES
80 9500	48600	58100
463-87		RV 6/80
PRICE: 80 9500	45300	54800
81 12600	48800	61400
PRICE: 81 12600 - 54900		67500
83 —		
PRICE: 84 15300		
PRICE:		
PRICE:		

PHOTO

REMARKS

FOUNDATION	3
WALLS	3
ROOF COVER	3
GUTTERS & DOWNSPOUTS	3
FLOORS	4
WALLS & CEILING	3
MILLWORK	3
HEATING SYSTEM	3
ELECTRIC SYSTEM	4
PLUMBING	4
KITCHEN EQUIPMENT	3
ARCH. DESIGN	3
TOTAL	

39 Pts. ÷ 12 = 3.25

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
							5600
							6600

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	2S Br.	35X16	1120	3.25	1959	1965	AVG.	33994	80				27200

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. No

1 CAR	
2 CAR	

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

INTERIOR FINISH				
PLASTER				
DRYWALL		2	3	
PANEL VEN.	/			
UNFIN.	/			

PARTITION	B	1	2	3
NONE				
AVERAGE		/	/	
HEAVY				

KITCHEN EQUIP.					
DWSH	DISP	OVEN	RANGE	FAN

FIREPLACES	NO.
OPENINGS	100
CHIMNEYS	100

HEAT - AIR COND.	
HOT AIR FORCED	/
HOT AIR GRAVITY	
HOT WATER OR VAPOR	
FLOOR FURNACE	
RADIANT	
BASEBOARD	
WALL UNITS	
CENT'L. AIR COND.	100
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	(1)	/

ROOMS			
B	2	1	2
2	3	3	

CONDITION	G	F	P
INTERIOR	/		
EXTERIOR	/		
LAYOUT	/		

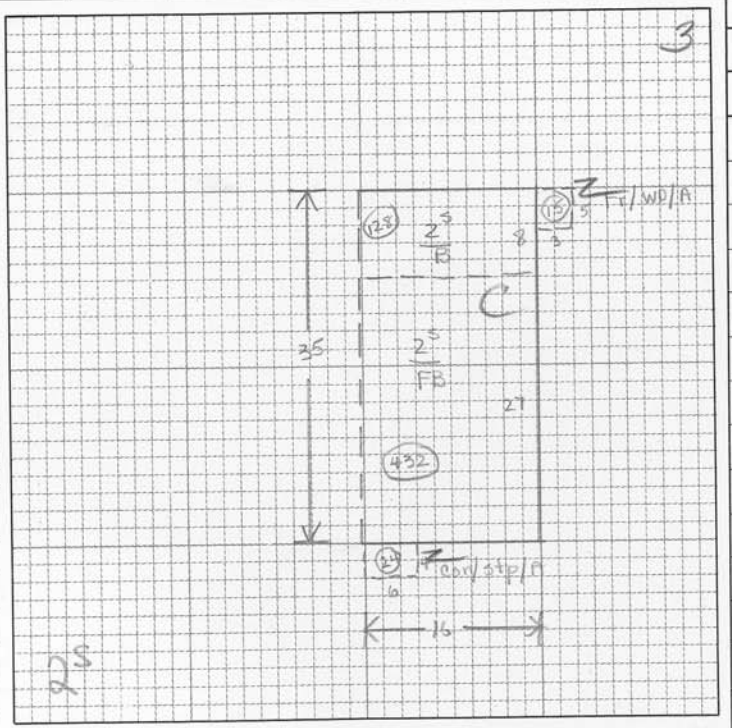
OUTBUILDINGS	1	2	3
PIER FDTN.			
WALL FDTN.			
SLAB FDTN.			
SINGLE SIDING			
DOUBLE SIDING			
CONC. BLK.			
BRICK			
CONC. FLR.			
EARTH FLR.			
ROOF			
O.H. DOOR			
FIN. INT.			
ELECTRIC			
PLUMBING			

ATTACHED GARAGE	
STY. HGT.	
BRICK VENEER	
FRAME	
FINISHED UP	

LISTED BY: Shields

MEASURED BY: McKay

DATE: 3.7.73 EST.



TOTAL BLDG. VALUE $

BUILDING COMPUTATION

ITEM	AREA OR QUAN.	UNIT COST	TOTAL
2 STY	560	40.73	22809
			/
PLG			700
Fr/WD/A	15		100
Conv/Stp/A	24		100
Fin. B.	432	4.95	2138
B. Part.	16 LF	18.90	302

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

TOTAL	26149
FACTOR 20/10 %	7845
REPLACEMENT VALUE	33994
LAND VALUE	5600
BUILDING VALUE	27200
PROPERTY VAL. 100%	32800

NOTES

YR. UPDATED	LISTED BY	MEASURED BY	PRICED BY
6/13/78	EP	Talked w maid; No change	