ALEXANDRIA

PROPERTY RECORD CARD

033.00-11-10

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.
16015000	220	11	4,5,6,7,8,9	

PROPERTY ADDRESS

500 W. Eindsor Ave.

LEGAL DESCRIPTION	LOT SIZE
H. & Ls. 24, 25, 26, 27, Dye's Add. to Jeff. Pk. & 3.2933 Acres Lloyds Estate	3.8733 Ac.

ZONING	NAME OF TENANT	RENTS = MONTH - ANN.	GRM - G.I.M.
~~R 12~~ COMMERCIAL			

RECORD OF OWNERSHIP	MAILING ADDRESS
Suburban School, Inc.	Same

YR.	LAND	IMP.	ASSESSED VALUE
'71	35,000	25,650	60,650
74	55,200	28,900	84,100
75	—	34300	89500
76	—	—	—

DEED BK. & PAGE	DATE	NOTES
510-639		
PRICE:		
PRICE:		
PRICE:		
PRICE:		
PRICE:		

PHOTO

REMARKS

Void 1-1-77 Wm Oaks

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

CITY OF ALEXANDRIA, VA.

MAP PARCEL NO. W C

STREET ADDRESS 500 W. Windsor avenue LOT No. 4-5-6-7-8-9 BL. 11 MAP 220

RECORD OF OWNERSHIP	DATE	DEED BOOK	CONSIDERATION	TRUST	%	SPECIAL LAND NOTES
Suburban School, Inc.						
						168,720
						25 less 25 for street
						126540 = 10 Lots
						10 Lots a 10000 each dev.
						= 100,000
						- 30,000 Street Cost
						70,000

LOT OR ACREAGE DESCRIPTION	ZONING	IMPROVEMENTS	
	R-12		15,000 = $58,099 - 10 Topo Allowance 52,289

3.8733 AC. = 168,720 # = 14 Lots

LAND CALCULATION

- 10%

LOT SIZE	UNIT PRICE	DEPTH, CORNER, ALLEY INFLUENCE KEY	FACTOR	FR. FT. OR ACRE PRICE	VALUE	DETRACTING INFLUENCE
X				15,000 per 25 per	= 96,832	CAUSE INFLUENCE

~~58099~~

APPRAISAL SUMMARY YEAR	LAND	BLDGS.	TOTAL	%	ASSESSED VALUATION LAND	BLDGS.	TOTAL	RATE	TOTAL CITY LEVIES
10 19 67	52,290	44,930	97220		26145	22465	48610		
19									
11 19 69	52 300	50 200	102 500		26150	25100	51250	16	
19									
10 19 71	70,000	51 300	121 300		35000	25650	60650	16	
19									
02 19 73	92,000	54 000	146,000		46000	27000	73000	16	
19									
19									
19									
19									
19									
19									