

SNCAMA Property Record Card

Parcel ID: 089-097-35-0-20-18-004.00-0

Quick Ref: R11172

Tax Year: 2023

Run Date: 6/9/2026 8:29:38 PM

OWNER NAME AND MAILING ADDRESS

WADLEY, LOGAN A

3115 SW 8TH AVE
TOPEKA, KS 66606

PROPERTY SITUS ADDRESS

3115 SW 8TH AVE
Topeka, KS 66606

LAND BASED CLASSIFICATION SYSTEM

Function: 1101 Single family re: **Sfx:** 0
Activity: 1100 Household activities
Ownership: 1100 Private-fee simple
Site: 6000 Developed site - with building

GENERAL PROPERTY INFORMATION

Prop Class: R Residential - R
Living Units: 1
Zoning: R1
Neighborhood: 167.1 167.1 - SW GAGE-MACVI
Economic Adj. Factor:
Map / Routing: E05 / 010
Tax Unit Group: 001-001

TRACT DESCRIPTION

MONTEITH PLACE, S35, T11, R15, Lot 279 +,
SW 8TH AVE LOTS 279-280 MONTEITH PLACE
ADD SECTION 35 TOWNSHIP 11 RANGE 15



Image Date: 10/07/2022

PROPERTY FACTORS

Topography: Level - 1
Utilities: All Public - 1
Access: Paved Road - 1
Fronting: Residential Street - 4
Location: Neighborhood or Spot - 6
Parking Type: Off Street - 1
Parking Quantity: Adequate - 2
Parking Proximity: On Site - 3
Parking Covered:
Parking Uncovered:

INSPECTION HISTORY

Date	Time	Code	Reason	Appraiser	Contact	Code
10/06/2022	3:15 PM	5	S	SJN		
08/24/2021	11:22 AM	VI	VI	SJN		
08/24/2021	11:22 AM	8	QC	KMM		

BUILDING PERMITS

Number	Amount	Type	Issue Date	Status	% Comp
T0048	2,000	Garage	04/29/1994	C	100

2023 APPRAISED VALUE

Cls	Land	Building	Total
R	8.000	125.000	133.000
Total	8.000	125.000	133.000

2022 APPRAISED VALUE

Cls	Land	Building	Total
R	8.000	96.790	104.790
Total	8.000	96.790	104.790

MISCELLANEOUS IMPROVEMENT VALUES

Class	Value	Reason Code
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NEW CONSTRUCTION

Class	Value	Reason Code
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MARKET LAND INFORMATION

Method	Type	Link	AC/SF	Eff FF	Depth	D-Fact	Inf1	Fact1	Inf2	Fact2	OVRD	Rsn	Cls	Model	Base Size	Base Val	Inc Val	Dec Val	Value Est
Fron	1-Regular Lot - 1			50	130	1.00								91	50.00	160.00	50.00	50.00	8.000

Total Market Land Value 8,000

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DWELLING INFORMATION

Res Type: 1-Single-Family Residence
 Quality: 2.67-AV-
 Year Blt: 1945 Est: Yes
 Eff Year: Link:
 MS Style: 1-One Story
 LBCSstruct: 1110-Detached SFR unit
 No. of Units:
 Total Living Area:
 Calculated Area: 989
 Main Floor Living Area: 989
 Upper Floor Living Area Pct:
 CDU: GD
 CDU Reason:
 Phys/Func/Econ: GD+ / /
 Ovr Pct Gd/Rsn:
 Remodel:
 Percent Complete:
 Assessment Class:
 MU Cls/Pct:

COMP SALES INFORMATION

Arch Style: 02-Ranch
 Bsmt Type: 3-Partial - 3
 Total Rooms: 4 Bedrooms: 2
 Family Rooms:
 Full Baths: 1 Half Baths:
 Garage Cap:
 Foundation: Concrete - 2

IMPROVEMENT COST SUMMARY

Dwelling RCN: 142,910
 Percent Good: 69
 Mkt Adj: 100 Eco Adj: 100
 Building Value: 98,610
 Other Improvement RCN: 10,720
 Other Improvement Value: 3,220

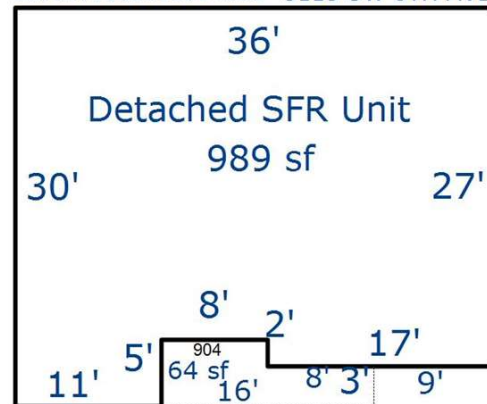
CALCULATED VALUES

Cost Land: 8,000
 Cost Building: 101,830
 Cost Total: 109,830
 Income Value: 0
 Market Value: 136,600
 MRA Value: 133,000
 Weighted Estimate: 138,100

FINAL VALUES

Value Method: MRA
 Land Value: 8,000
 Building Value: 125,000
 Final Value: 133,000
 Prior Value: 104,790

0890973502018004000 3115 SW 8TH AVE



OTHER BUILDING IMPROVEMENTS

No.	Link	Occupancy	MSCIs	Rank	Qty	Yr Blt	Eff Yr	LBCS	Area	Perim	Hgt	Dimensions	Stories	Phys	Func	Econ	OVR%	Rsn	Clis	RCN	%Gd	Value
1		152-Residential Garage - Detach	D	1.00	1	1948			308	72	8	022 X 14	1	3	3					10,720	30	3,220

DWELLING COMPONENTS

Code	Units	Pct	Quality	Year
107-Frame, Siding, Vinyl		100		
208-Composition Shingle		100		
351-Warmed & Cooled Air		100		
402-Automatic Floor Cover Allowance				
601-Plumbing Fixtures	6			
602-Plumbing Rough-ins	1			
622-Raised Subfloor	989			
641-Single 1-Story Fireplace	1			
801-Total Basement Area	494			
901-Open Slab Porch	64		3.00	1948
903-Wood Deck	96			

DWELLING COMPONENTS

Code	Units	Pct	Quality	Year
904-Slab Porch with Roof	64			