

SNCAMA Property Record Card

Parcel ID: 089-028-34-0-10-07-014.00-0

Quick Ref: R3489

Tax Year: 2024

Run Date: 6/12/2025 6:27:56 AM

OWNER NAME AND MAILING ADDRESS

SANDERS, LEE & CHELSIE

4451 NW 51ST CT
TOPEKA, KS 66618

PROPERTY SITUS ADDRESS

4451 NW 51ST CT
Topeka, KS 66618

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: RR1
Neighborhood: 180.0 180.0 - SEAMAN USD345
Economic Adj. Factor:
Map / Routing: / 020
Tax Unit Group: 301-301

TRACT DESCRIPTION

URBAN HILLS SUB # 2 , BLOCK C , Lot 6 , NW
52ND BLK C LOT 6 URBAN HILLS SUB NO 2
SECTION 34 TOWNSHIP 10 RANGE 15



Image Date: 07/30/2021

PROPERTY FACTORS

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

INSPECTION HISTORY

Date	Time	Code	Reason	Appraiser	Contact	Code
07/29/2021	3:50 PM	1	S	KJH	CHELSIE SANDERS	1
10/28/2020	11:00 AM	6	P	KMM		
08/19/2019	2:46 PM	VI	VI	KMM		

BUILDING PERMITS

Number	Amount	Type	Issue Date	Status	% Comp
KMM21		Interior Remodel	05/29/2020	C	100

2024 APPRAISED VALUE

2023 APPRAISED VALUE

Not Yet Available

Cls	Land	Building	Total
R	10.110	328.440	338.550
Total	10.110	328.440	338.550

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	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		150	110	0.86								39	100.00	150.00	15.00	15.00	13.550

Total Market Land Value 13,550

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DWELLING INFORMATION

Res Type: 1-Single-Family Residence

Quality: 3.33-AV+

Year Blt: 1975 Est: Yes

Eff Year:

MS Style: 1-One Story

LBCSstruct: 1110-Detached SFR unit

No. of Units:

Total Living Area:

Calculated Area: 1,535

Main Floor Living Area: 1,535

Upper Floor Living Area Pct:

CDU: VG

CDU Reason:

Phys/Func/Econ: EX / /

Ovr Pct Gd/Rsn:

Remodel:

Percent Complete:

Assessment Class:

MU CIs/Pct:

COMP SALES INFORMATION

Arch Style: 17-Raised Ranch

Bsmt Type: 5-Walkout - 5

Total Rooms: 7 Bedrooms: 4

Family Rooms:

Full Baths: 3 Half Baths:

Garage Cap: 1

Foundation: Concrete - 2

IMPROVEMENT COST SUMMARY

Dwelling RCN: 329,950

Percent Good: 82

Mkt Adj: 100 Eco Adj: 100

Building Value: 270,560

Other Improvement RCN: 3,140

Other Improvement Value: 1,100

CALCULATED VALUES

Cost Land: 13,550

Cost Building: 271,660

Cost Total: 285,210

Income Value: 0

Market Value: 391,300

MRA Value: 398,800

Weighted Estimate: 388,500

FINAL VALUES

Value Method: IDXVAL

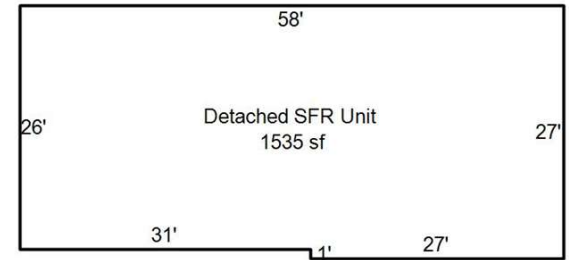
Land Value: 13,550

Building Value: 336,850

Final Value: 350,400

Prior Value: 338,550

4451 NW 51ST CT



OTHER BUILDING IMPROVEMENTS

No.	Occupancy	MSCIs	Rank	Qty	Yr Blt	Eff Yr	LBCS	Area	Perim	Hgt	Dimensions	Stories	Phys	Func	Econ	OVR%	Rsn	Cls	RCN	%Gd	Value
1	133-Prefabricated Storage Shed	D	2.00	1	1975			108	42	8	12 X 9	1.00	3	3					3,140	35	1,100

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	14			
602-Plumbing Rough-ins	1			
622-Raised Subfloor	1,535			
645-Double 2-Story Fireplace	1			
801-Total Basement Area	1,508			
803-Partition Finish Area	988			
806-Basement Garage, Double	1			

DWELLING COMPONENTS

Code	Units	Pct	Quality	Year
901-Open Slab Porch	168		3.00	1975
903-Wood Deck	108		3.00	1975
903-Wood Deck	140			