

SNCAMA Property Record Card

Parcel ID: 089-104-20-0-30-26-002.00-0

Quick Ref: R19684

Tax Year: 2024

Run Date: 5/29/2025 1:13:44 AM

OWNER NAME AND MAILING ADDRESS

ORKA ENTERPRISES LLC

PO BOX 3789
LAWRENCE, KS 66046-0789

PROPERTY SITUS ADDRESS

1332 NW CENTRAL AVE
Topeka, KS 66608

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: R2
Neighborhood: 154.0 154.0 - NORTH TOPEKA
Economic Adj. Factor:
Map / Routing: / 020
Tax Unit Group: 003-003

TRACT DESCRIPTION

POLLOM'S SUB, S20, T11, R16, Lot 933 +,
LOGAN ST W 1/2 OF N 1/2 OF LOT 933 & W 1/2
OF LOT 935 POLLOMS ADD SECTION 20
TOWNSHIP 11 RANGE 16



Image Date: 04/15/2024

PROPERTY FACTORS

Topography: Level - 1
Utilities: All Public - 1
Access: Paved Road - 1, Alley - 7
Fronting: Residential Street - 4
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
04/15/2024	9:20 AM	11	H	MAM		
09/07/2023	2:06 PM	VI	VI	MAM		
08/21/2018	9:00 AM	VI	VI	MAM		

BUILDING PERMITS

Number	Amount	Type	Issue Date	Status	% Comp
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2024 APPRAISED VALUE

Cls	Land	Building	Total
R	1.170	44,130	45,300
Total	1.170	44,130	45,300

2023 APPRAISED VALUE

Cls	Land	Building	Total
R	1.170	41,110	42,280
Total	1.170	41,110	42,280

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	3-Irregular Lot - 3		40	94	0.79								76	60.00	28.00	10.00	10.00	1.170

Total Market Land Value 1,170

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DWELLING INFORMATION

Res Type: 1-Single-Family Residence
Quality: 2.33-FR+
Year Blt: 1927 **Est:** Yes
Eff Year:
MS Style: 1-One Story
LBCSstruct: 1110-Detached SFR unit
No. of Units:
Total Living Area:
Calculated Area: 828
Main Floor Living Area: 828
Upper Floor Living Area Pct:
CDU: FR
CDU Reason:
Phys/Func/Econ: FR / /
Ovr Pct Gd/Rsn:
Remodel:
Percent Complete:
Assessment Class:
MU CIs/Pct:

COMP SALES INFORMATION

Arch Style: 08-Bungalow
Bsmt Type: 3-Partial - 3
Total Rooms: 5 **Bedrooms:** 2
Family Rooms:
Full Baths: 1 **Half Baths:** 1
Garage Cap:
Foundation: Block - 3

IMPROVEMENT COST SUMMARY

Dwelling RCN: 125,320
Percent Good: 35
Mkt Adj: 100 **Eco Adj:** 100
Building Value: 43,860
Other Improvement RCN: 12,810
Other Improvement Value: 3,710

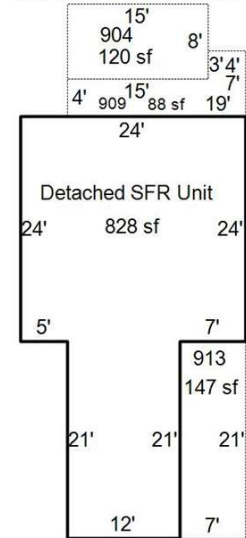
CALCULATED VALUES

Cost Land: 1,170
Cost Building: 47,570
Cost Total: 48,740
Income Value: 0
Market Value: 45,300
MRA Value: 48,500
Weighted Estimate: 45,200

FINAL VALUES

Value Method: MKT
Land Value: 1,170
Building Value: 44,130
Final Value: 45,300
Prior Value: 42,280

1332 NW CENTRAL AVE



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	152-Residential Garage - Detach	C	1.00	1	1930			264	68	8	022 X 12	1	2	3					12,810	29	3,710

DWELLING COMPONENTS

Code	Units	Pct	Quality	Year
108-Frame, Siding, Wood		100		
208-Composition Shingle		100		
309-Forced Air Furnace		100		
402-Automatic Floor Cover Allowance				
601-Plumbing Fixtures	7			
602-Plumbing Rough-ins	1			
622-Raised Subfloor	828			
801-Total Basement Area	100			
904-Slab Porch with Roof	120	1.00		
909-Enclosed Porch, Solid Walls	88	1.00		
913-Enclosed Wood Deck, Screened Walls	147			