

SNCAMA Property Record Card

Parcel ID: 089-104-20-0-40-04-004.00-0

Quick Ref: R19745

Tax Year: 2024

Run Date: 5/21/2025 12:18:04 PM

OWNER NAME AND MAILING ADDRESS

SONOS

PO BOX 742
TOPEKA, KS 66601-0742

PROPERTY SITUS ADDRESS

504 NE PARAMORE ST
Topeka, KS 66608

FORMERLY THE LODGE (STORAGE)

LAND BASED CLASSIFICATION SYSTEM

Function: 3610 Warehouse dist **Sfx:** 0
Activity: 3120 Primarily goods storage or ha
Ownership: 1100 Private-fee simple
Site: 6000 Developed site - with building

GENERAL PROPERTY INFORMATION

Prop Class: R Residential - R
Living Units:
Zoning: R2
Neighborhood: 301.0 301.0 - NORTH BEND AR
Economic Adj. Factor:
Map / Routing: / NO-DMINUS
Tax Unit Group: 003-003

TRACT DESCRIPTION

PARAMORE'S SECOND, S20, T11, R16, Lot 204
+, PARAMORE ST LOTS 204-206-208-210-212
PARAMORES 2ND ADD SECTION 20
TOWNSHIP 11 RANGE 16



Image Date: 09/29/2023

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: 10

INSPECTION HISTORY

Date	Time	Code	Reason	Appraiser	Contact	Code
08/28/2023	10:54 AM	VI	R	SLL	NOH	
06/05/2017	3:25 PM	VI	R	TMB	NOH	
01/04/2011	12:10 PM	5	S	TMB		

BUILDING PERMITS

Number	Amount	Type	Issue Date	Status	% Comp
T0019	5,200	Roof	07/01/1992	C	100

2024 APPRAISED VALUE

Cls	Land	Building	Total
R	5,240	5,390	10,630
Total	5,240	5,390	10,630

2023 APPRAISED VALUE

Cls	Land	Building	Total
R	5,240	5,390	10,630
Total	5,240	5,390	10,630

MISCELLANEOUS IMPROVEMENT VALUES

Class	Value	Reason Code
-------	-------	-------------

NEW CONSTRUCTION

Class	Value	Reason Code
-------	-------	-------------

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
Sqft	1-Primary Site - 1	16.875				5	27						2	50,000.00	1.15	1.15	1.15	5,240

Total Market Land Value 5,240

SNCAMA Property Record Card

Parcel ID: 089-104-20-0-40-04-004.00-0

Quick Ref: R19745

Tax Year: 2024

Run Date: 5/21/2025 12:18:04 PM

GENERAL BUILDING INFORMATION

LBCS Structure Code: 2700-Warehouse or storage facility

Bldg No. & Name: 1 FORMERLY THE LODGE (STORAGE)

Identical Units: 1 No. of Units: 16

Unit Type:

MS Mult:

MS Zip:

APARTMENT DATA

1 2 3 4 5 6 7 8

Units:

BR Type:

Baths:

IMPROVEMENT COST SUMMARY

Building RCN: 465,400

Mkt Adj: 100 Eco Adj:

Building Value: 4,650

Other Improvement RCN: 16,920

Other Improvement Value: 1,040

CALCULATED VALUES

Cost Land: 5,240

Cost Building: 5,690

Cost Total: 10,930

Income Value: 13,930

Market Value:

MRA Value:

FINAL VALUES

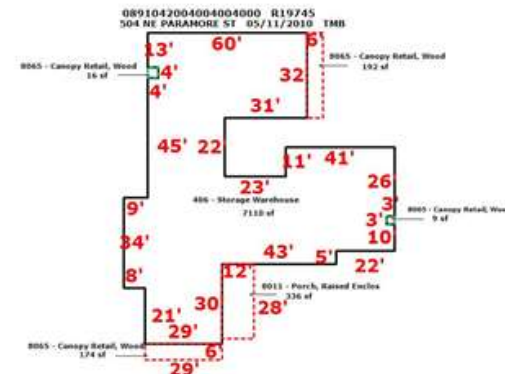
Value Method: PRIOR

Land Value: 5,240

Building Value: 5,390

Final Value: 10,630

Prior Value:



COMMERCIAL BUILDING SECTIONS & BASEMENTS

Sec	Occupancy	MSCIs	Rank	Yr Blt	Eff Yr	Levels	Stories	Area	Perim	Hgt	Phys	Func	Econ	OVR %	Rsn	Inc Use	Net Area	Cls	RCN	% Gd	Value
1	406-Storage Warehouse	C	1.00	1940		01 / 01		7,110	536	8	0.5	1				045S			465,400	1	4,650

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	163-Site Improvements	S	2.00	1	1960			10		8				1.00	1	1			6,030	10	600
2	163-Site Improvements	P	2.00	1	1940			10		8				1.00	1	1			1,910	4	80
3	163-Site Improvements	P	2.00	1	1989			10		8				1.00	1	1			8,980	4	360

COMMERCIAL BUILDING SECTION COMPONENTS

Sec	Code	Units	Pct	Size	Other	Rank	Year
1	612-Warmed and Cooled Air		100				
1	683-Wet Sprinklers	7,110					
1	812-Concrete Block		100				
1	8011-Porch, Raised Enclosed, Solid W	336					
1	8065-Canopy, Retail Wood Frame	174					
1	8065-Canopy, Retail Wood Frame	192					
1	8065-Canopy, Retail Wood Frame	16					
1	8065-Canopy, Retail Wood Frame	9					

OTHER BUILDING IMPROVEMENT COMPONENTS

No.	Code	Units	Pct	Size	Other	Rank	Year
1	6604001-Chain Link Fence, Galvanize	264			6		
2	8355-Paving, Concrete with Base	260		10			
3	8350-Paving, Asphalt with Base	1,800		10			