

## SNCAMA Property Record Card

Parcel ID: 089-108-33-0-40-04-013.00-0

Quick Ref: R23050

Tax Year: 2024

Run Date: 8/2/2025 4:32:07 AM

## OWNER NAME AND MAILING ADDRESS

DESMOND, DONNA R

241 SE WINFIELD AVE  
TOPEKA, KS 66607

## PROPERTY SITUS ADDRESS

241 SE WINFIELD AVE  
Topeka, KS 66607

## 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:** 150.0 150.0 - EASTBORO & IRV  
**Economic Adj. Factor:**  
**Map / Routing:** /  
**Tax Unit Group:** 001-001

## PROPERTY FACTORS

**Topography:** Level - 1  
**Utilities:** All Public - 1  
**Access:** Paved Road - 1  
**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:**



Image Date: 07/30/2020

## INSPECTION HISTORY

Date	Time	Code	Reason	Appraiser	Contact	Code
07/20/2020	10:12 AM	VI	VI	KJH		
07/20/2020	10:12 AM	8	QC	MAM		
07/21/2016	9:00 AM	VI	VI	MJV		

## BUILDING PERMITS

Number	Amount	Type	Issue Date	Status	% Comp
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## 2024 APPRAISED VALUE

## 2023 APPRAISED VALUE

Not Yet Available

Cls	Land	Building	Total
R	1.310	29.120	30.430
<b>Total</b>	1.310	29.120	30.430

## TRACT DESCRIPTION

EASTBOROUGH SUB A , BLOCK D , Lot 22 ,  
WINFIELD BLK D LOT 22 EASTBOROUGH S UB  
A SECTION 33 TOWNSHIP 11 RANGE 16

## 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			70	112	0.87								65	100.00	18.00	10.00	10.00	1.310

Total Market Land Value 1,310

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## DWELLING INFORMATION

**Res Type:** 1-Single-Family Residence  
**Quality:** 2.00-FR  
**Year Blt:** **Est:** Yes  
**Eff Year:** **Link:**  
**MS Style:** 1-One Story  
**LBCSStruct:** 1110-Detached SFR unit  
**No. of Units:**  
**Total Living Area:**  
**Calculated Area:**  
**Main Floor Living Area:**  
**Upper Floor Living Area Pct:**  
**CDU:** PR  
**CDU Reason:**  
**Phys/Func/Econ:** AV+ / /  
**Ovr Pct Gd/Rsn:**  
**Remodel:**  
**Percent Complete:**  
**Assessment Class:**  
**MU CIs/Pct:**

## COMP SALES INFORMATION

**Arch Style:** 02-Ranch  
**Bsmt Type:** 1-Slab - 1  
**Total Rooms:** **Bedrooms:**  
**Family Rooms:**  
**Full Baths:** **Half Baths:**  
**Garage Cap:**  
**Foundation:** None - 1

## IMPROVEMENT COST SUMMARY

**Dwelling RCN:** 104,810  
**Percent Good:** 28  
**Mkt Adj:** 100 **Eco Adj:** 100  
**Building Value:** 29,350  
**Other Improvement RCN:** 0  
**Other Improvement Value:** 0

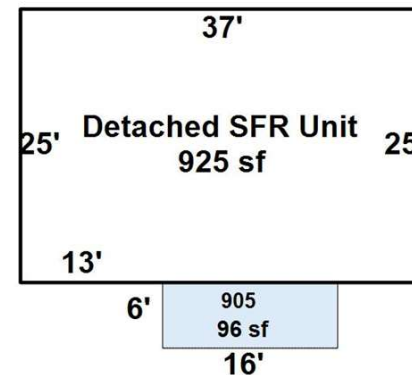
## CALCULATED VALUES

**Cost Land:** 1,310  
**Cost Building:** 29,350  
**Cost Total:** 30,660  
**Income Value:** 0  
**Market Value:** 56,300  
**MRA Value:** 54,700  
**Weighted Estimate:** 56,000

## FINAL VALUES

**Value Method:** IDXVAL  
**Land Value:** 1,310  
**Building Value:** 30,950  
**Final Value:** 32,260  
**Prior Value:** 30,430

241 SE WINFIELD AVE



## DWELLING COMPONENTS

Code	Units	Pct	Quality	Year
107-Frame, Siding, Vinyl		100		
208-Composition Shingle		100		
309-Forced Air Furnace		100		
402-Automatic Floor Cover Allowance				
601-Plumbing Fixtures	5			
602-Plumbing Rough-ins	1			
621-Slab on Grade	925			
905-Raised Slab Porch with Roof	96		1.00	