

SNCAMA Property Record Card

Parcel ID: 089-091-02-0-30-03-001.00-0

Quick Ref: R7186

Tax Year: 2025

Run Date: 10/17/2025 2:08:51 PM

OWNER NAME AND MAILING ADDRESS

THORNTON, TANYA

4032 NW FIELDING TER
TOPEKA, KS 66618

PROPERTY SITUS ADDRESS

4032 NW FIELDING TER
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: 180.2 180.2 - SEAMAN USD345
Economic Adj. Factor:
Map / Routing: / 020
Tax Unit Group: 301-301

TRACT DESCRIPTION

CHERRY CREEK NORTH , BLOCK D , Lot 12 ,
BLK D LOT 12 CHERRY CREEK NORTH
SECTION 02 TOWNSHIP 11 RANGE 15

Image Date: 08/07/2024

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
07/28/2024	10:36 AM	VI	VI	KMM		
11/04/2021	9:33 AM	LG	S	KMM		
07/23/2019	2:36 PM	VI	VI	KMM		

BUILDING PERMITS

Number	Amount	Type	Issue Date	Status	% Comp
C1028	135,000	Dwelling	12/30/2003	C	100

2025 APPRAISED VALUE

2024 APPRAISED VALUE

Not Yet Available

Cls	Land	Building	Total
R	17,570	255,740	273,310
Total	17,570	255,740	273,310

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	3-Irregular Lot - 3			98	124	0.92								15	90.00	245.00	25.00	25.00	20,470

Total Market Land Value 20,470

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DWELLING INFORMATION		COMP SALES INFORMATION	
Res Type:	1-Single-Family Residence	Arch Style:	15-Walkout Ranch
Quality:	3.00-AV	Bsmt Type:	5-Walkout - 5
Year Blt:	2004	Est:	Total Rooms: 7
Eff Year:	Link:	Bedrooms:	4
MS Style:	1-One Story	Family Rooms:	1
LBCSStruct:	1110-Detached SFR unit	Full Baths:	3
No. of Units:		Half Baths:	
Total Living Area:		Garage Cap:	2
Calculated Area:	1,173	Foundation:	Concrete - 2
Main Floor Living Area:	1,173		
Upper Floor Living Area Pct:			
CDU:	AV		
CDU Reason:			
Phys/Func/Econ:	AV+ / /		
Ovr Pct Gd/Rsn:			
Remodel:			
Percent Complete:			
Assessment Class:			
MU Cls/Pct:			

DWELLING INFORMATION			COMP SALES INFORMATION			IMPROVEMENT COST SUMMARY		
Res Type:	1-Single-Family Residence		Arch Style:	15-Walkout Ranch		Dwelling RCN:	261,140	
Quality:	3.00-AV		Bsmt Type:	5-Walkout - 5		Percent Good:	85	
Year Blt:	2004	Est:	Total Rooms:	7	Bedrooms:	4	Mkt Adj:	100
Eff Year:		Link:	Family Rooms:	1		Eco Adj:	100	
MS Style:	1-One Story		Full Baths:	3	Half Baths:			
LBCSStruct:	1110-Detached SFR unit		Garage Cap:	2		Building Value:	221,970	
No. of Units:			Foundation:	Concrete - 2		Other Improvement RCN:	0	
Total Living Area:						Other Improvement Value:	0	
Calculated Area:	1,173					CALCULATED VALUES		
Main Floor Living Area:	1,173					Cost Land:	20,470	
Upper Floor Living Area Pct:						Cost Building:	221,970	
CDU:	AV					Cost Total:	242,440	
CDU Reason:						Income Value:	0	
Phys/Func/Econ:	AV+ / /					Market Value:	275,900	
Ovr Pct Gd/Rsn:						MRA Value:	266,900	
Remodel:						Weighted Estimate:	275,700	
Percent Complete:						FINAL VALUES		
Assessment Class:						Value Method:	IDXVAL	
MU CIs/Pct:						Land Value:	20,470	
						Building Value:	261,040	
						Final Value:	281,510	



DWELLING COMPONENTS					
Code	Units	Pct	Quality	Year	
101-Frame, Hardboard Sheets		100			
208-Composition Shingle		100			
351-Warmed & Cooled Air		100			
402-Automatic Floor Cover Allowance					
601-Plumbing Fixtures	11				
602-Plumbing Rough-ins	1				
622-Raised Subfloor	1,173				
701-Attached Garage	400				
736-Garage Finish, Attached	400				
801-Total Basement Area	1,149				
803-Partition Finish Area	978				
901-Open Slab Porch	224		3.00	2004	

DWELLING COMPONENTS				
Code	Units	Pct	Quality	Year
101-Frame, Hardboard Sheets		100		
208-Composition Shingle		100		

DWELLING COMPONENTS				
Code	Units	Pct	Quality	Year
903-Wood Deck	154		3.00	2004
905-Raised Slab Porch with Roof	20			