

SNCAMA Property Record Card

Parcel ID: 089-098-33-0-40-09-021.23-2

Quick Ref: R15574

Tax Year: 2025

Run Date: 9/19/2024 12:28:39 PM

OWNER NAME AND MAILING ADDRESS

CAINE, CHARDAE L

5446 SW 12TH TER 1
TOPEKA, KS 66604

PROPERTY SITUS ADDRESS

5446 SW 12TH TER 0001
Topeka, KS 66604

LAND BASED CLASSIFICATION SYSTEM

Function: 1150 Apartment unit (**Sfx:** 0
Activity: 1100 Household activities
Ownership: 1140 Private-fee simple, condominium
Site: 6000 Developed site - with building

GENERAL PROPERTY INFORMATION

Prop Class: R Residential - R
Living Units: 1
Zoning: PUD, M2
Neighborhood:504.0 504.0 - DEAUVILLE COND
Economic Adj. Factor:
Map / Routing: 001 / 050
Tax Unit Group: 001-001

TRACT DESCRIPTION

NEWBERRY SUB , Lot A + , 5446 SW 12TH
TERR APT 1 FIRST FLOOR EAST PT LOTS A &
B NEWBERRY SU B SECTION 33 TOWNSHIP
11 RANGE 15



Image Date: 08/23/2022

PROPERTY FACTORS

Topography: Level - 1
Utilities: All Public - 1
Access: Paved Road - 1
Fronting: Cul-De-Sac - 6
Location: Apt./Condominium Complex - 9
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
08/22/2022	2:39 PM	5	S	JGW		
09/01/2021	2:15 PM	VI	VI	JGW		
07/07/2016	9:00 AM	VI	VI	TKS		

BUILDING PERMITS

Number	Amount	Type	Issue Date	Status	% Comp
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2025 APPRAISED VALUE

2024 APPRAISED VALUE

Not Yet Available

Cls	Land	Building	Total
R	5.210	74.760	79.970
Total	5.210	74.760	79.970

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
Site	1-Primary Site - 1									5.210.00	Site			0.00	0.00	0.00	0.00	5.210

Total Market Land Value 5,210

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DWELLING INFORMATION

Res Type: 3-Town House
 Quality: 2.67-AV-
 Year Blt: 1969 Est:
 Eff Year:
 MS Style: 19-One Story End Unit
 LBCSstruct: 1160-Condominium / apartment
 No. of Units:
 Total Living Area:
 Calculated Area: 986
 Main Floor Living Area: 986
 Upper Floor Living Area Pct:
 CDU: FR
 CDU Reason:
 Phys/Func/Econ: GD / /
 Ovr Pct Gd/Rsn:
 Remodel:
 Percent Complete:
 Assessment Class:
 MU Cls/Pct:

COMP SALES INFORMATION

Arch Style: 13-Condo
 Bsmt Type: 1-Slab - 1
 Total Rooms: 4 Bedrooms: 2
 Family Rooms:
 Full Baths: 1 Half Baths: 1
 Garage Cap:
 Foundation: None - 1

CONDOMINIUM INFORMATION

Condo Level: 1
 Unit Type: 2-Corner - 2
 Condo Amenities:
 Fee Info: 250

IMPROVEMENT COST SUMMARY

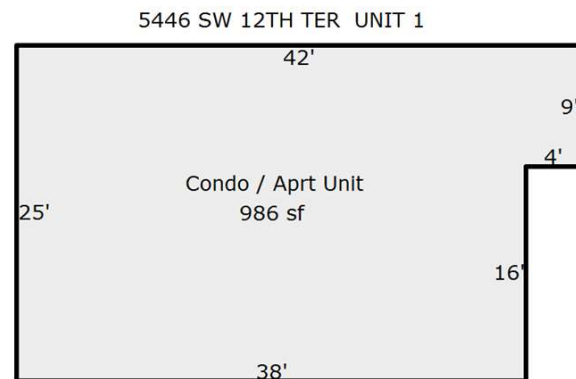
Dwelling RCN: 119,050
 Percent Good: 51
 Mkt Adj: 100 Eco Adj: 100
 Building Value: 60,720
 Other Improvement RCN: 0
 Other Improvement Value: 0

CALCULATED VALUES

Cost Land: 5,210
 Cost Building: 60,720
 Cost Total: 65,930
 Income Value: 0
 Market Value: 78,200
 MRA Value: 74,400
 Weighted Estimate: 79,300

FINAL VALUES

Value Method: IDXVAL
 Land Value: 5,210
 Building Value: 76,360
 Final Value: 81,570
 Prior Value: 79,970



Sketch by Apex Media™

DWELLING COMPONENTS

Code	Units	Pct	Quality	Year
131-Veneer, Brick		100		
202-Built-up Rock		100		
351-Warmed & Cooled Air		100		
402-Automatic Floor Cover Allowance				
601-Plumbing Fixtures	7			
602-Plumbing Rough-ins	1			
621-Slab on Grade	986			
901-Open Slab Porch	130		3.00	1974