

SNCAMA Property Record Card

Parcel ID: 089-109-30-0-30-17-015.00-0

Quick Ref: R25197

Tax Year: 2025

Run Date: 5/11/2026 9:48:17 AM

OWNER NAME AND MAILING ADDRESS

BPSH1 LLC

117 S LEXINGTON ST STE 100  
HARRISONVILLE, MO 64701-2444

PROPERTY SITUS ADDRESS

223 SW FILLMORE ST  
Topeka, KS 66606

LAND BASED CLASSIFICATION SYSTEM

Function: 1180 Dwelling conver 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: 2  
Zoning: R2  
Neighborhood: 170.3 170.3 - NW CRANE-6TH. ,  
Economic Adj. Factor:  
Map / Routing: / 020  
Tax Unit Group: 001-001

TRACT DESCRIPTION

S30 , T11 , R16 , 30 11 16 BEG ON W/L OF  
FILLMORE ST 167.4 FT N/LY FROM NW COR  
OF 3RD & FILLMORE STS TH W/LY AT R/A 150  
FT S/LY 37 1/2 FT E/LY 150 FT N/LY 37



Image Date: 09/19/2023

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
09/18/2023	2:20 PM	6	S	MAM		
10/12/2021	12:40 PM	10	R	MAM		
06/24/2020	11:47 AM	VI	VI	MAM		

BUILDING PERMITS

Number	Amount	Type	Issue Date	Status	% Comp
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2025 APPRAISED VALUE

Cls	Land	Building	Total
R	2.810	150.810	153.620
<b>Total</b>	<b>2.810</b>	<b>150.810</b>	<b>153.620</b>

2024 APPRAISED VALUE

Cls	Land	Building	Total
R	2.810	143.490	146.300
<b>Total</b>	<b>2.810</b>	<b>143.490</b>	<b>146.300</b>

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			38	150	1.06								4	42.00	64.00	10.00	10.00	2.810

Total Market Land Value 2,810

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**DWELLING INFORMATION**

**Res Type:** 1-Single-Family Residence  
**Quality:** 3.00-AV  
**Year Blt:** 1904 **Est:** Yes  
**Eff Year:** **Link:**  
**MS Style:** 8-2 1/2 Story Unfinished  
**LBCSstruct:** 1305-Dwelling converted to apa  
**No. of Units:**  
**Total Living Area:**  
**Calculated Area:** 2,248  
**Main Floor Living Area:** 1,124  
**Upper Floor Living Area Pct:** 100.00  
**CDU:** AV  
**CDU Reason:**  
**Phys/Func/Econ:** VG+ / /  
**Ovr Pct Gd/Rsn:**  
**Remodel:** 2023 /  
**Percent Complete:**  
**Assessment Class:**  
**MU Cls/Pct:**

**COMP SALES INFORMATION**

**Arch Style:** 16-Conversion  
**Bsmt Type:** 2-Crawl - 2  
**Total Rooms:** 7 **Bedrooms:** 4  
**Family Rooms:**  
**Full Baths:** 2 **Half Baths:**  
**Garage Cap:**  
**Foundation:** Stone - 4

**IMPROVEMENT COST SUMMARY**

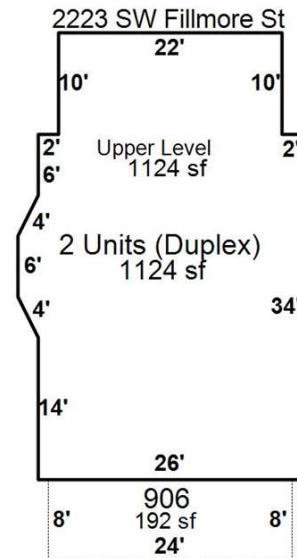
**Dwelling RCN:** 290,470  
**Percent Good:** 62  
**Mkt Adj:** 100 **Eco Adj:** 100  
**Building Value:** 180,090  
**Other Improvement RCN:** 11,090  
**Other Improvement Value:** 3,220

**CALCULATED VALUES**

**Cost Land:** 2,810  
**Cost Building:** 183,310  
**Cost Total:** 186,120  
**Income Value:** 0  
**Market Value:** 157,900  
**MRA Value:** 157,600  
**Weighted Estimate:** 153,600

**FINAL VALUES**

**Value Method:** IDXVAL  
**Land Value:** 2,810  
**Building Value:** 150,810  
**Final Value:** 153,620  
**Prior Value:** 146,300



**OTHER BUILDING IMPROVEMENTS**

No.	Link	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	1910			216	60	8	18 X 12	1.00	3	2					11,090	29	3,220

**DWELLING COMPONENTS**

Code	Units	Pct	Quality	Year
108-Frame, Siding, Wood		100		
208-Composition Shingle		100		
351-Warmed & Cooled Air		100		
402-Automatic Floor Cover Allowance				
601-Plumbing Fixtures	10			
602-Plumbing Rough-ins	1			
622-Raised Subfloor	2,248			
906-Wood Deck with Roof	192			