

SNCAMA Property Record Card

Parcel ID: 089-109-31-0-20-01-005.00-0

Quick Ref: R25615

Tax Year: 2025

Run Date: 7/7/2024 6:40:54 PM

OWNER NAME AND MAILING ADDRESS

TAMARACK PROPERTIES LLC

PO BOX 3521
SHAWNEE, KS 66203

PROPERTY SITUS ADDRESS

235 SW TYLER ST
Topeka, KS 66603

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: 5
Zoning: M3
Neighborhood: 170.3 170.3 - NW CRANE-6TH. ,
Economic Adj. Factor:
Map / Routing: / 020
Tax Unit Group: 001-001



R25615_AA 10/04/2022

Image Date: 10/05/2022

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:

INSPECTION HISTORY

Date	Time	Code	Reason	Appraiser	Contact	Code
10/04/2022	12:15 PM	5	S	MAM		
09/15/2020	10:35 AM	5	S	MAM		
06/24/2020	2:21 PM	VI	VI	MAM		

BUILDING PERMITS

Number	Amount	Type	Issue Date	Status	% Comp
T0118	1	Shed Demolition	05/01/2008	CN	100
MJV04	1	Interior Remodel	01/24/2003	C	100

2025 APPRAISED VALUE

Cls	Land	Building	Total
R	3.210	134.170	137.380
Total	3.210	134.170	137.380

2024 APPRAISED VALUE

Cls	Land	Building	Total
R	3.210	134.170	137.380
Total	3.210	134.170	137.380

TRACT DESCRIPTION

ORIGINAL TOWN, S31, T11, R16, Lot 67 +,
ACRES 0.26, TYLER ST LOTS 67-69-71
ORIGINAL TOWN

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
Fron	1-Regular Lot - 1		76	150	1.06								4	42.00	64.00	10.00	10.00	3.210

Total Market Land Value 3,210

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DWELLING INFORMATION

Res Type: 1-Single-Family Residence
 Quality: 3.00-AV
 Year Blt: 1930 Est: Yes
 Eff Year:
 MS Style: 7-2 1/2 Story Finished
 LBCSstruct: 1305-Dwelling converted to apa
 No. of Units:
 Total Living Area:
 Calculated Area: 2,847
 Main Floor Living Area: 1,191
 Upper Floor Living Area Pct: 139.04
 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: 16-Conversion
 Bsmt Type: 3-Partial - 3
 Total Rooms: 10 Bedrooms: 5
 Family Rooms:
 Full Baths: 5 Half Baths:
 Garage Cap:
 Foundation: Stone - 4

IMPROVEMENT COST SUMMARY

Dwelling RCN: 375,810
 Percent Good: 36
 Mkt Adj: 100 Eco Adj: 100
 Building Value: 135,290
 Other Improvement RCN: 0
 Other Improvement Value: 0

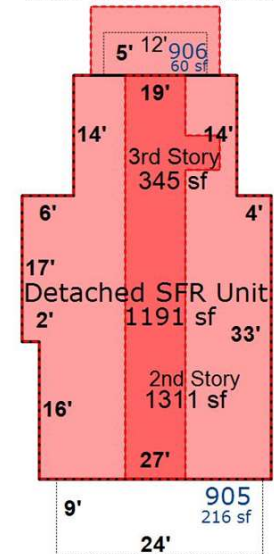
CALCULATED VALUES

Cost Land: 3,210
 Cost Building: 135,290
 Cost Total: 138,500
 Income Value: 0
 Market Value: 142,400
 MRA Value: 141,800
 Weighted Estimate: 142,000

FINAL VALUES

Value Method: IDXVAL
 Land Value: 3,210
 Building Value: 134,170
 Final Value: 137,380
 Prior Value: 137,380

235 SW TYLER ST



DWELLING COMPONENTS

Code	Units	Pct	Quality	Year
131-Veneer, Brick			100	
208-Composition Shingle			100	
309-Forced Air Furnace			100	
402-Automatic Floor Cover Allowance				
601-Plumbing Fixtures	21			
602-Plumbing Rough-ins	1			
622-Raised Subfloor	2,847			
801-Total Basement Area	759			
905-Raised Slab Porch with Roof	216			
906-Wood Deck with Roof	60			