

## SNCAMA Property Record Card

Parcel ID: 089-136-13-0-40-01-006.01-0

Quick Ref: R41667

Tax Year: 2025

Run Date: 6/20/2025 2:58:25 AM

## OWNER NAME AND MAILING ADDRESS

SALINE, MELISSA

3620 SE TECUMSEH RD  
TECUMSEH, KS 66542

## PROPERTY SITUS ADDRESS

3620 SE TECUMSEH RD  
Tecumseh, KS 66542

## 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:** 495.0 495.0 - US 40-61ST- SHA  
**Economic Adj. Factor:**  
**Map / Routing:** / 020  
**Tax Unit Group:** 351-351

## TRACT DESCRIPTION

S13 , T12 , R16 , BEG 553.12' N SW COR SE 1/4  
TH N 22 0' E 594' S 220' W 594' TO POB LESS  
ROW



Image Date: 08/14/2023

## PROPERTY FACTORS

**Topography:** Level - 1  
**Utilities:** Public Water - 3, Septic - 6, Gas - 7  
**Access:** Semi Improved Road - 2  
**Fronting:** Secondary Street - 3  
**Location:** Neighborhood or Spot - 6  
**Parking Type:** Off Street - 1  
**Parking Quantity:** Adequate - 2  
**Parking Proximity:** On Site - 3  
**Parking Covered:**  
**Parking Uncovered:**

## INSPECTION HISTORY

| Date       | Time    | Code | Reason | Appraiser | Contact        | Code |
|------------|---------|------|--------|-----------|----------------|------|
| 08/11/2023 | 2:27 PM | VI   | VI     | TKS       |                |      |
| 11/05/2020 | 3:20 PM | 1    | S      | TKS       | MELISSA SALINE | 1    |
| 10/17/2017 | 9:00 AM | VI   | VI     | TKS       |                |      |

## BUILDING PERMITS

| Number      | Amount  | Type              | Issue Date | Status | % Comp |
|-------------|---------|-------------------|------------|--------|--------|
| SWM-21-0033 | 6,000   | Pool-Above Ground | 07/01/2021 | CN     |        |
| C0350       | 110,000 | Dwelling          | 08/11/1993 | C      | 100    |

## 2025 APPRAISED VALUE

## 2024 APPRAISED VALUE

Not Yet Available

| Cls          | Land   | Building | Total   |
|--------------|--------|----------|---------|
| R            | 30.210 | 328.070  | 358.280 |
| <b>Total</b> | 30.210 | 328.070  | 358.280 |

## MISCELLANEOUS IMPROVEMENT VALUES

| Class | Value | Reason Code |
|-------|-------|-------------|
|-------|-------|-------------|

## NEW CONSTRUCTION

| Class | Value | Reason Code |
|-------|-------|-------------|
|-------|-------|-------------|

## 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 |
|--------|--------------------|-------|--------|-------|--------|------|-------|------|-------|------|-----|-----|-------|-----------|-----------|----------|----------|-----------|
| Acre   | 1-Primary Site - 1 | 2.86  |        |       |        |      |       |      |       |      |     |     | 79    | 1.00      | 25,000.00 | 3,000.00 | 3,000.00 | 30,580    |

Total Market Land Value 30,580

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**DWELLING INFORMATION**

**Res Type:** 1-Single-Family Residence  
**Quality:** 3.33-AV+  
**Year Blt:** 1993      **Est:**  
**Eff Year:**  
**MS Style:** 1-One Story  
**LBCSstruct:** 1110-Detached SFR unit  
**No. of Units:**  
**Total Living Area:**  
**Calculated Area:** 2,115  
**Main Floor Living Area:** 2,115  
**Upper Floor Living Area Pct:**  
**CDU:** AV+  
**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:** 4-Full - 4  
**Total Rooms:** 7      **Bedrooms:** 3  
**Family Rooms:** 1  
**Full Baths:** 2      **Half Baths:** 2  
**Garage Cap:** 2  
**Foundation:** Concrete - 2

**IMPROVEMENT COST SUMMARY**

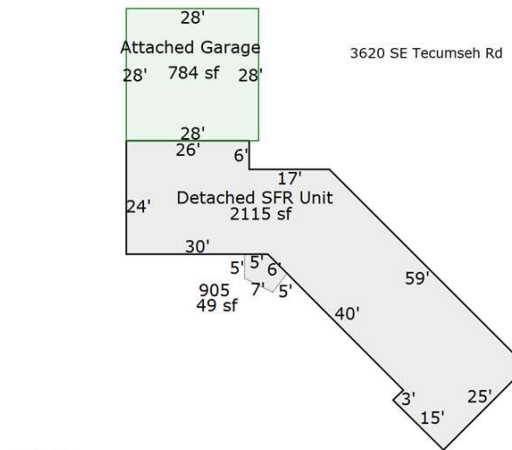
**Dwelling RCN:** 418,270  
**Percent Good:** 83  
**Mkt Adj:** 100      **Eco Adj:** 100  
**Building Value:** 347,170  
**Other Improvement RCN:** 3,590  
**Other Improvement Value:** 2,870

**CALCULATED VALUES**

**Cost Land:** 30,580  
**Cost Building:** 350,040  
**Cost Total:** 380,620  
**Income Value:** 0  
**Market Value:** 371,500  
**MRA Value:** 368,200  
**Weighted Estimate:** 373,500

**FINAL VALUES**

**Value Method:** IDXVAL  
**Land Value:** 30,580  
**Building Value:** 342,030  
**Final Value:** 372,610  
**Prior Value:** 358,280



**OTHER BUILDING IMPROVEMENTS**

| No. | Occupancy                      | MSCIs | Rank | Qty | Yr Blt | Eff Yr | LBCS | Area | Perim | Hgt | Dimensions | Stories | Phys | Func | Econ | OVR% | Rsn | CIs | RCN   | %Gd | Value |
|-----|--------------------------------|-------|------|-----|--------|--------|------|------|-------|-----|------------|---------|------|------|------|------|-----|-----|-------|-----|-------|
| 1   | 133-Prefabricated Storage Shed | D     | 2.00 | 1   | 2020   |        |      | 140  | 48    | 6   | 10 X 14    | 1.00    | 3    | 3    |      |      |     |     | 3,590 | 80  | 2,870 |

**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               | 14    |     |         |      |
| 602-Plumbing Rough-ins              | 1     |     |         |      |
| 622-Raised Subfloor                 | 2,115 |     |         |      |
| 701-Attached Garage                 | 784   |     |         |      |
| 736-Garage Finish, Attached         | 784   |     |         |      |
| 801-Total Basement Area             | 2,115 |     |         |      |
| 803-Partition Finish Area           | 528   |     |         |      |

**DWELLING COMPONENTS**

| Code                            | Units | Pct | Quality | Year |
|---------------------------------|-------|-----|---------|------|
| 901-Open Slab Porch             | 192   |     | 3.00    | 1994 |
| 905-Raised Slab Porch with Roof | 49    |     |         |      |