

SNCAMA Property Record Card

Parcel ID: 089-143-05-0-30-01-013.00-0

Quick Ref: R53744

Tax Year: 2025

Run Date: 7/1/2024 1:42:13 AM

OWNER NAME AND MAILING ADDRESS

JONES, COREY & JERI

1908 SW BROADVIEW DR  
TOPEKA, KS 66615

PROPERTY SITUS ADDRESS

1908 SW BROADVIEW DR  
Topeka, KS 66615

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: 190.8 190.8 - BROADVIEW ACR  
Economic Adj. Factor:  
Map / Routing: / 020  
Tax Unit Group: 600-600

TRACT DESCRIPTION

BROADVIEW ACRES , Lot 4 , BROADVIEW  
DR LOT 4 BROADVIEW ACRES SECTION 05  
TOWNSHIP 12 RANGE 15



Image Date: 10/06/2022

PROPERTY FACTORS

Topography: Level - 1  
Utilities: Public Water - 3, Septic - 6, Gas - 7  
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 |
|------------|----------|------|--------|-----------|---------|------|
| 10/05/2022 | 10:25 AM | 5    | S      | RBR       |         |      |
| 06/27/2022 | 2:36 PM  | VI   | VI     | TKS       |         |      |
| 12/04/2019 | 11:00 AM | 5    | S      | TKS       |         |      |

BUILDING PERMITS

| Number | Amount | Type             | Issue Date | Status | % Comp |
|--------|--------|------------------|------------|--------|--------|
| CLW04  | 1      | Interior Remodel | 05/01/2003 | C      | 100    |
| C0300  | 12,500 | Garage           | 05/21/2002 | C      | 100    |

2025 APPRAISED VALUE

| Cls          | Land          | Building       | Total          |
|--------------|---------------|----------------|----------------|
| R            | 17,460        | 191,890        | 209,350        |
| <b>Total</b> | <b>17,460</b> | <b>191,890</b> | <b>209,350</b> |

2024 APPRAISED VALUE

| Cls          | Land          | Building       | Total          |
|--------------|---------------|----------------|----------------|
| R            | 17,460        | 191,890        | 209,350        |
| <b>Total</b> | <b>17,460</b> | <b>191,890</b> | <b>209,350</b> |

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 |
|--------|---------------------|-------|--------|-------|--------|------|-------|------|-------|------|-----|-----|-------|-----------|----------|---------|---------|-----------|
| Fron   | 3-Irregular Lot - 3 |       | 166    | 257   | 1.10   |      |       |      |       |      |     |     | 97    | 175.00    | 92.00    | 25.00   | 25.00   | 17,460    |

Total Market Land Value 17,460

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**DWELLING INFORMATION**

Res Type: 1-Single-Family Residence  
 Quality: 3.00-AV  
 Year Blt: 1954 Est: Yes  
 Eff Year:  
 MS Style: 1-One Story  
 LBCSstruct: 1110-Detached SFR unit  
 No. of Units:  
 Total Living Area:  
 Calculated Area: 1,575  
 Main Floor Living Area: 1,575  
 Upper Floor Living Area Pct:  
 CDU: AV  
 CDU Reason:  
 Phys/Func/Econ: GD / /  
 Ovr Pct Gd/Rsn:  
 Remodel:  
 Percent Complete:  
 Assessment Class:  
 MU Cls/Pct:

**COMP SALES INFORMATION**

Arch Style: 02-Ranch  
 Bsmt Type: 2-Crawl - 2  
 Total Rooms: 6 Bedrooms: 4  
 Family Rooms:  
 Full Baths: 2 Half Baths:  
 Garage Cap:  
 Foundation: Concrete - 2

**IMPROVEMENT COST SUMMARY**

Dwelling RCN: 217,670  
 Percent Good: 65  
 Mkt Adj: 100 Eco Adj: 100  
 Building Value: 141,480  
 Other Improvement RCN: 34,920  
 Other Improvement Value: 19,020

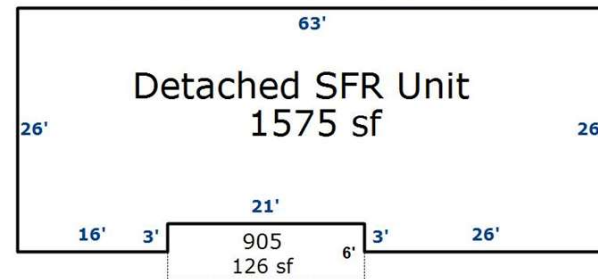
**CALCULATED VALUES**

Cost Land: 17,460  
 Cost Building: 160,500  
 Cost Total: 177,960  
 Income Value: 0  
 Market Value: 216,100  
 MRA Value: 214,100  
 Weighted Estimate: 220,100

**FINAL VALUES**

Value Method: IDXVAL  
 Land Value: 17,460  
 Building Value: 191,890  
 Final Value: 209,350  
 Prior Value: 209,350

1908 SW BROADVIEW DR



**OTHER BUILDING IMPROVEMENTS**

| No. | Occupancy                       | MSCIs | Rank | Qty | Yr Blt | Eff Yr | LBCS | Area | Perim | Hgt | Dimensions | Stories | Phys | Func | Econ | OVR% | Rsn | Clis | RCN    | %Gd | Value  |
|-----|---------------------------------|-------|------|-----|--------|--------|------|------|-------|-----|------------|---------|------|------|------|------|-----|------|--------|-----|--------|
| 1   | 152-Residential Garage - Detach | D     | 2.00 | 1   | 2002   |        |      | 816  | 116   | 8   | 34 X 24    | 1.00    | 3    | 3    |      |      |     |      | 30,350 | 58  | 17,600 |
| 2   | 133-Prefabricated Storage Shed  | D     | 2.00 | 1   | 1954   |        |      | 168  |       | 8   |            | 1.00    | 2    | 3    |      |      |     |      | 4,580  | 31  | 1,420  |

**DWELLING COMPONENTS**

| Code                                | Units | Pct | Quality | Year |
|-------------------------------------|-------|-----|---------|------|
| 106-Frame, Siding, Metal            |       | 100 |         |      |
| 208-Composition Shingle             |       | 100 |         |      |
| 351-Warmed & Cooled Air             |       | 100 |         |      |
| 402-Automatic Floor Cover Allowance |       |     |         |      |
| 601-Plumbing Fixtures               | 8     |     |         |      |
| 602-Plumbing Rough-ins              | 1     |     |         |      |
| 622-Raised Subfloor                 | 1,575 |     |         |      |
| 901-Open Slab Porch                 | 162   |     | 3.00    | 1954 |
| 903-Wood Deck                       | 616   |     | 3.00    | 2004 |
| 905-Raised Slab Porch with Roof     | 126   |     |         |      |