

SNCAMA Property Record Card

Parcel ID: 089-144-20-0-20-06-028.00-0

Quick Ref: R58101

Tax Year: 2025

Run Date: 9/19/2024 12:24:21 PM

OWNER NAME AND MAILING ADDRESS

BEGUELIN. SCOTT & VICTORIA TRUST

3801 SW GAMWELL RD  
TOPEKA, KS 66610

PROPERTY SITUS ADDRESS

3801 SW GAMWELL RD  
Topeka, KS 66610

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:** 190.9 190.9 - SHERWOOD EST.  
**Economic Adj. Factor:**  
**Map / Routing:** / 010  
**Tax Unit Group:** 619-619

TRACT DESCRIPTION

SHERWOOD ESTATES SUB # 7, S20, T12, R15,  
BLOCK B, Lot 2, WORWICK TOWN RD BLK B  
LOT 2 SHERWOOD ESTATES SUB #7 SECTION  
20 TOWNSHIP 12 RANGE 15



Image Date: 09/12/2024

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
10/26/2023	11:50 AM	5	S	JRS		
09/25/2018	9:00 AM	VI	VI	JRS		
08/30/2012	8:00 AM	NP	VI	JGW		

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	29.680	196.820	226.500
<b>Total</b>	29.680	196.820	226.500

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	3-Irregular Lot - 3		130	169	1.06								43	100.00	250.00	100.00	100.00	29.680

Total Market Land Value 29,680

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**DWELLING INFORMATION**

Res Type: 1-Single-Family Residence  
 Quality: 3.00-AV  
 Year Blt: 1977 Est:  
 Eff Year:  
 MS Style: 1-One Story  
 LBCSstruct: 1110-Detached SFR unit  
 No. of Units:  
 Total Living Area:  
 Calculated Area: 1,785  
 Main Floor Living Area: 1,785  
 Upper Floor Living Area Pct:  
 CDU: AV-  
 CDU Reason:  
 Phys/Func/Econ: AV- / /  
 Ovr Pct Gd/Rsn:  
 Remodel:  
 Percent Complete:  
 Assessment Class:  
 MU Cls/Pct:

**COMP SALES INFORMATION**

Arch Style: 02-Ranch  
 Bsmt Type: 3-Partial - 3  
 Total Rooms: 7 Bedrooms: 4  
 Family Rooms: 1  
 Full Baths: 2 Half Baths: 1  
 Garage Cap: 2  
 Foundation: Concrete - 2

**IMPROVEMENT COST SUMMARY**

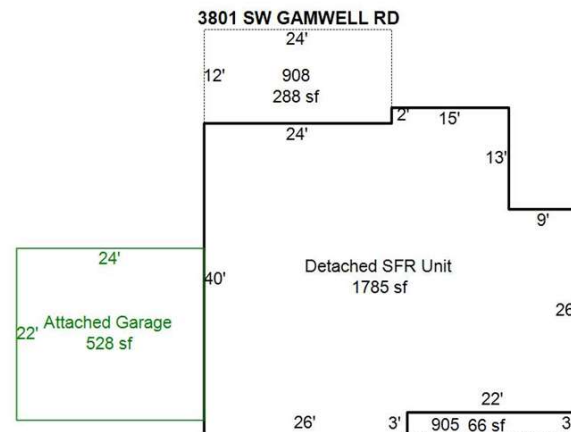
Dwelling RCN: 341,280  
 Percent Good: 62  
 Mkt Adj: 100 Eco Adj: 100  
 Building Value: 211,590  
 Other Improvement RCN: 0  
 Other Improvement Value: 0

**CALCULATED VALUES**

Cost Land: 29,680  
 Cost Building: 211,590  
 Cost Total: 241,270  
 Income Value: 0  
 Market Value: 230,800  
 MRA Value: 238,900  
 Weighted Estimate: 226,700

**FINAL VALUES**

Value Method: MKT  
 Land Value: 29,680  
 Building Value: 201,120  
 Final Value: 230,800  
 Prior Value: 226,500



**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	11			
602-Plumbing Rough-ins	1			
622-Raised Subfloor	1,785			
641-Single 1-Story Fireplace	1			
701-Attached Garage	528			
736-Garage Finish, Attached	528			
801-Total Basement Area	840			
802-Minimal Finish Area	120			

**DWELLING COMPONENTS**

Code	Units	Pct	Quality	Year
803-Partition Finish Area	600			
903-Wood Deck	383			
905-Raised Slab Porch with Roof	66	1.00		
908-Enclosed Porch, Knee Walls w/Glass	288			