

SNCAMA Property Record Card

Parcel ID: 089-145-16-0-30-23-022.00-0

Quick Ref: R61067

Tax Year: 2025

Run Date: 9/20/2025 1:42:15 PM

OWNER NAME AND MAILING ADDRESS

MCSWEENEY, MONICA L & WILLIAM L III

3420 SW GLENDALE DR
TOPEKA, KS 66614

PROPERTY SITUS ADDRESS

3420 SW GLENDALE DR
Topeka, KS 66614

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: R2
Neighborhood: 107.2 107.2 - PRAIRIE TRACE S
Economic Adj. Factor:
Map / Routing: / 010
Tax Unit Group: 014-014

TRACT DESCRIPTION

PRAIRIE TRACE SUB NO 7 , BLOCK I , Lot 6 ,
BLK I LOT 6 SECTION 16 TOWNSHIP 12 RANGE
15

Image Date: 08/18/2021

PROPERTY FACTORS

Topography: Level - 1
Utilities: All Public - 1
Access: Paved Road - 1
Fronting: Dead End - 7
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
08/04/2021	10:12 AM	VI	VI	RBR		
05/19/2020	11:00 AM	1	S	RBR	WILLIAM MCSWEENEY II	1
09/07/2016	9:00 AM	VI	VI	KMM		

BUILDING PERMITS

Number	Amount	Type	Issue Date	Status	% Comp
T0251	12,000		03/03/1998	C	100

2025 APPRAISED VALUE

2024 APPRAISED VALUE

Cls	Land	Building	Total
R	24.070	319.090	343.160
Total	24.070	319.090	343.160

Not Yet Available

MISCELLANEOUS IMPROVEMENT VALUES

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

NEW CONSTRUCTION

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

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			70	115	0.98	5	125						112	65.00	300.00	30.00	30.00	24.070

Total Market Land Value 24,070

SNCAMA Property Record Card

Parcel ID: 089-145-16-0-30-23-022.00-0

Quick Ref: R61067

Tax Year: 2025

Run Date: 9/20/2025 1:42:15 PM

DWELLING INFORMATION

Res Type: 1-Single-Family Residence
Quality: 3.33-AV+
Year Blt: 1995 **Est:**
Eff Year: **Link:**
MS Style: 2-Two Story
LBCSstruct: 1110-Detached SFR unit
No. of Units:
Total Living Area:
Calculated Area: 2,215
Main Floor Living Area: 1,114
Upper Floor Living Area Pct: 98.83
CDU: GD
CDU Reason:
Phys/Func/Econ: GD / /
Ovr Pct Gd/Rsn:
Remodel:
Percent Complete:
Assessment Class:
MU CIs/Pct:

COMP SALES INFORMATION

Arch Style: 04-Conventional
Bsmt Type: 4-Full - 4
Total Rooms: 7 **Bedrooms:** 4
Family Rooms: 1
Full Baths: 3 **Half Baths:** 1
Garage Cap: 2
Foundation: Concrete - 2

IMPROVEMENT COST SUMMARY

Dwelling RCN: 396,270
Percent Good: 86
Mkt Adj: 100 **Eco Adj:** 100
Building Value: 340,800
Other Improvement RCN: 0
Other Improvement Value: 0

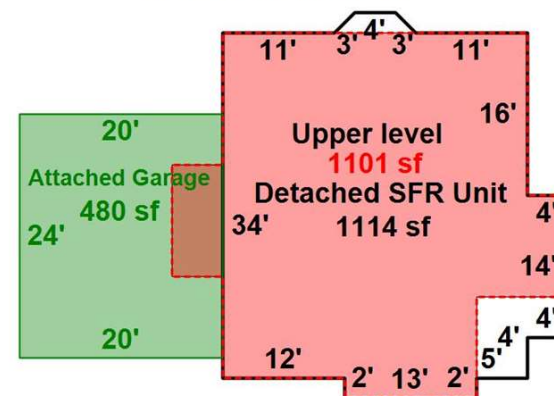
CALCULATED VALUES

Cost Land: 24,070
Cost Building: 340,800
Cost Total: 364,870
Income Value: 0
Market Value: 361,000
MRA Value: 361,200
Weighted Estimate: 358,900

FINAL VALUES

Value Method: IDXVAL
Land Value: 24,070
Building Value: 325,950
Final Value: 350,020
Prior Value: 343,160

3420 SW Glendale Dr



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	2,215			
641-Single 1-Story Fireplace	1			
701-Attached Garage	480			
736-Garage Finish, Attached	480			
801-Total Basement Area	1,102			
803-Partition Finish Area	860			

DWELLING COMPONENTS

Code	Units	Pct	Quality	Year
901-Open Slab Porch	200		3.00	1995
901-Open Slab Porch	80		3.00	2002