

SNCAMA Property Record Card

Parcel ID: 089-146-14-0-10-05-050.11-2

Quick Ref: R63957

Tax Year: 2025

Run Date: 9/19/2024 12:33:08 PM

OWNER NAME AND MAILING ADDRESS

RENTALS GLOBAL LLC

627 SE 34TH TER  
CAPE CORAL, FL 33904

PROPERTY SITUS ADDRESS

3101 SW MACVICAR AVE 204A  
Topeka, KS 66611

LAND BASED CLASSIFICATION SYSTEM

Function: 1150 Apartment unit ( Sfx: 0  
Activity: 1100 Household activities  
Ownership: 1140 Private-fee simple, condominium  
Site: 6000 Developed site - with building

GENERAL PROPERTY INFORMATION

Prop Class: R Residential - R  
Living Units: 1  
Zoning: M3  
Neighborhood: 506.0 506.0 - BRIARWOOD COM  
Economic Adj. Factor:  
Map / Routing: 204 / 050  
Tax Unit Group: 001-001

TRACT DESCRIPTION

BRIARWOOD GARDENS, S14, T12, R15, Lot 1,  
MACVICAR ST PT LOT 1 BRIARWOOD  
GARDENS SUB BRIARWOOD  
CONDOMINIUM BLDG A APT #204 FLOOR B  
SECTION 14 TOWNSHIP 12 RANGE 15



Image Date: 08/15/2022

PROPERTY FACTORS

Topography: Level - 1  
Utilities: All Public - 1  
Access: Paved Road - 1  
Fronting: Residential Street - 4  
Location: Apt./Condominium Complex - 9  
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
08/12/2022	1:24 PM	5	S	JGW		
09/02/2021	8:39 AM	VI	VI	JGW		
06/15/2021	1:47 PM	5	S	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	2,470	41,620	44,090
<b>Total</b>	2,470	41,620	44,090

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
Site	1-Primary Site - 1									2,470.00	Site			0.00	0.00	0.00	0.00	2,470

Total Market Land Value 2,470

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**DWELLING INFORMATION**

Res Type: 3-Town House  
 Quality: 2.67-AV-  
 Year Blt: 1969 Est:  
 Eff Year:  
 MS Style: 20-One Story Inside Unit  
 LBCSstruct: 1160-Condominium / apartment  
 No. of Units:  
 Total Living Area:  
 Calculated Area: 744  
 Main Floor Living Area: 744  
 Upper Floor Living Area Pct:  
 CDU: FR-  
 CDU Reason:  
 Phys/Func/Econ: AV+ / /  
 Ovr Pct Gd/Rsn:  
 Remodel:  
 Percent Complete:  
 Assessment Class:  
 MU Cls/Pct:

**COMP SALES INFORMATION**

Arch Style: 13-Condo  
 Bsmt Type: 0-None - 0  
 Total Rooms: 3 Bedrooms: 1  
 Family Rooms:  
 Full Baths: 1 Half Baths:  
 Garage Cap:  
 Foundation: None - 1

**CONDOMINIUM INFORMATION**

Condo Level: 2  
 Unit Type: 1-Interior - 1  
 Condo Amenities:  
 Fee Info: 211

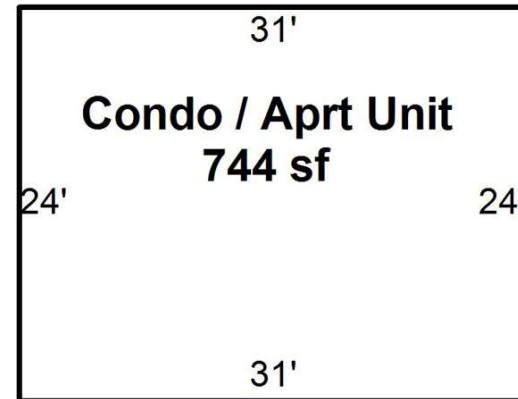
**IMPROVEMENT COST SUMMARY**

Dwelling RCN: 85,510  
 Percent Good: 39  
 Mkt Adj: 100 Eco Adj: 100  
 Building Value: 33,350  
 Other Improvement RCN: 0  
 Other Improvement Value: 0  
 Cost Land: 2,470  
 Cost Building: 33,350  
 Cost Total: 35,820  
 Income Value: 0  
 Market Value: 51,100  
 MRA Value: 53,900  
 Weighted Estimate: 44,600

**FINAL VALUES**

Value Method: IDXVAL  
 Land Value: 2,470  
 Building Value: 42,500  
 Final Value: 44,970  
 Prior Value: 44,090

3101 SW MACVICAR AVE #204A



**DWELLING COMPONENTS**

Code	Units	Pct	Quality	Year
101-Frame, Hardboard Sheets		50		
133-Veneer, Masonry		50		
202-Built-up Rock		100		
351-Warmed & Cooled Air		100		
402-Automatic Floor Cover Allowance				
601-Plumbing Fixtures	5			
622-Raised Subfloor	744			