

SNCAMA Property Record Card

Parcel ID: 089-013-08-0-00-02-026.00-0

Quick Ref: R286

Tax Year: 2026

Run Date: 6/18/2025 2:49:32 AM

OWNER NAME AND MAILING ADDRESS

MURRA. FAWSI JOSE & PAULA ELIZABET

39860 WHEATLEY DR
MURRIETTA, CA 92563

PROPERTY SITUS ADDRESS

7940 NW TOPEKA BLVD
Topeka, KS 66617

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: 385.0 385.0 - SEAMAN USD345
Economic Adj. Factor:
Map / Routing: / 020
Tax Unit Group: 301-301

TRACT DESCRIPTION

LIERZ ADDITION , Lot 3 , ACRES 2.65 , BEG
SW COR LOT 3, N 212, E 525.2, S 212, W 525.2
TO POB SECTION 08 TOWNSHIP 10 RANGE 16



Image Date: 08/30/2023

PROPERTY FACTORS

Topography: Level - 1
Utilities: Public Water - 3, Septic - 6
Access: Paved Road - 1
Fronting: Secondary Artery - 2
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
08/29/2023	11:34 AM	5	S	KMM		
09/09/2019	10:54 AM	VI	VI	KMM		
09/04/2013	9:00 AM	NP	VI	KMM		

BUILDING PERMITS

Number	Amount	Type	Issue Date	Status	% Comp
C0490	8,000	Garage	08/23/1996	C	100

2026 APPRAISED VALUE

2025 APPRAISED VALUE

Cls	Land	Building	Total
R	34.800	243.700	278.500
Total	34.800	243.700	278.500

Not Yet Available

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	2.65											12	1.00	31,000.00	2,300.00	2,300.00	34.800

Total Market Land Value 34,800

SNCAMA Property Record Card

Parcel ID: 089-013-08-0-00-02-026.00-0

Quick Ref: R286

Tax Year: 2026

Run Date: 6/18/2025 2:49:32 AM

DWELLING INFORMATION

Res Type: 1-Single-Family Residence

Quality: 3.00-AV

Year Blt: 1976 Est:

Eff Year:

MS Style: 12-Bi-level

LBCSstruct: 1110-Detached SFR unit

No. of Units:

Total Living Area:

Calculated Area: 1,190

Main Floor Living Area: 1,190

Upper Floor Living Area Pct:

CDU: AV

CDU Reason:

Phys/Func/Econ: GD / /

Ovr Pct Gd/Rsn:

Remodel:

Percent Complete:

Assessment Class:

MU CIs/Pct:

COMP SALES INFORMATION

Arch Style: 01-Bi-Level

Bsmt Type: 4-Full - 4

Total Rooms: 7 Bedrooms: 3

Family Rooms:

Full Baths: 2 Half Baths: 1

Garage Cap: 2

Foundation: Concrete - 2

IMPROVEMENT COST SUMMARY

Dwelling RCN: 248,420

Percent Good: 76

Mkt Adj: 100 Eco Adj: 100

Building Value: 188,800

Other Improvement RCN: 33,450

Other Improvement Value: 13,770

CALCULATED VALUES

Cost Land: 34,800

Cost Building: 202,570

Cost Total: 237,370

Income Value: 0

Market Value: 278,500

MRA Value: 271,500

Weighted Estimate: 284,400

FINAL VALUES

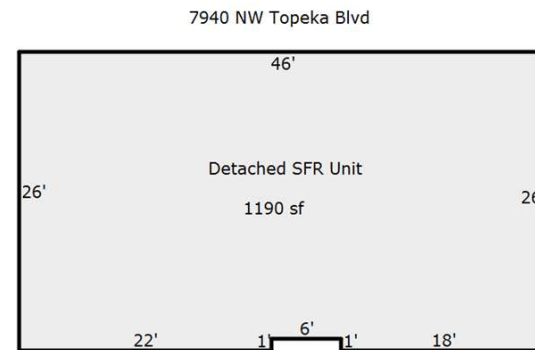
Value Method: MKT

Land Value: 34,800

Building Value: 243,700

Final Value: 278,500

Prior Value: 278,500



OTHER BUILDING IMPROVEMENTS

No.	Occupancy	MSCIs	Rank	Qty	Yr Blt	Eff Yr	LBCS	Area	Perim	Hgt	Dimensions	Stories	Phys	Func	Econ	OVR%	Rsn	Cls	RCN	%Gd	Value
1	152-Residential Garage - Detach	D	1.00	1	1997			1,032	134	8	043 X 24	1	3	3					26,740	49	13,100
2	124-Lean-to, Farm Utility	P	2.00	1	2005			559	112	10	43 X 13	1	3	3					6,710	10	670

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	10			
602-Plumbing Rough-ins	1			
622-Raised Subfloor	1,190			
641-Single 1-Story Fireplace	1			
801-Total Basement Area	1,150			
802-Minimal Finish Area	420			

DWELLING COMPONENTS

Code	Units	Pct	Quality	Year
806-Basement Garage, Double	1			
903-Wood Deck	84		3.00	1974
903-Wood Deck	1,332			

SNCAMA Property Record Card

Parcel ID: 089-013-08-0-00-02-026.00-0

Quick Ref: R286

Tax Year: 2026

Run Date: 6/18/2025 2:49:32 AM

OTHER BUILDING IMPROVEMENT COMPONENTS

No.	Code	Units	Pct	Size	Other	Rank	Year
2	918-Single -Metal on Wood Frame		100				

