

SNCAMA Property Record Card

Parcel ID: 089-091-02-0-30-03-001.00-0

Quick Ref: R7186

Tax Year: 2026

Run Date: 8/29/2025 1:18:05 PM

OWNER NAME AND MAILING ADDRESS

THORNTON, TANYA

4032 NW FIELDING TER
TOPEKA, KS 66618

PROPERTY SITUS ADDRESS

4032 NW FIELDING TER
Topeka, KS 66618

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: 180.2 180.2 - SEAMAN USD345
Economic Adj. Factor:
Map / Routing: / 020
Tax Unit Group: 301-301

TRACT DESCRIPTION

CHERRY CREEK NORTH , BLOCK D , Lot 12 ,
BLK D LOT 12 CHERRY CREEK NORTH
SECTION 02 TOWNSHIP 11 RANGE 15



Image Date: 08/07/2024

PROPERTY FACTORS

Topography: Level - 1
Utilities: All Public - 1
Access: Paved Road - 1
Fronting: Cul-De-Sac - 6
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
07/28/2024	10:36 AM	VI	VI	KMM		
11/04/2021	9:33 AM	LG	S	KMM		
07/23/2019	2:36 PM	VI	VI	KMM		

BUILDING PERMITS

Number	Amount	Type	Issue Date	Status	% Comp
C1028	135,000	Dwelling	12/30/2003	C	100

2026 APPRAISED VALUE

2025 APPRAISED VALUE

Not Yet Available

Cls	Land	Building	Total
R	20,470	261,040	281,510
Total	20,470	261,040	281,510

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	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	3-Irregular Lot - 3			98	124	0.92								15	90.00	245.00	25.00	25.00	20,470

Total Market Land Value 20,470

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DWELLING INFORMATION

Res Type: 1-Single-Family Residence
Quality: 3.00-AV
Year Blt: 2004 **Est:**
Eff Year: **Link:**
MS Style: 1-One Story
LBCSstruct: 1110-Detached SFR unit
No. of Units:
Total Living Area:
Calculated Area: 1,173
Main Floor Living Area: 1,173
Upper Floor Living Area Pct:
CDU: AV
CDU Reason:
Phys/Func/Econ: AV+ / /
Ovr Pct Gd/Rsn:
Remodel:
Percent Complete:
Assessment Class:
MU CIs/Pct:

COMP SALES INFORMATION

Arch Style: 15-Walkout Ranch
Bsmt Type: 5-Walkout - 5
Total Rooms: 7 **Bedrooms:** 4
Family Rooms: 1
Full Baths: 3 **Half Baths:**
Garage Cap: 2
Foundation: Concrete - 2

IMPROVEMENT COST SUMMARY

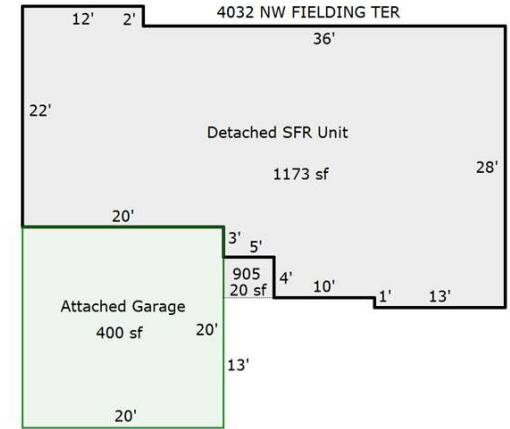
Dwelling RCN: 262,320
Percent Good: 85
Mkt Adj: 100 **Eco Adj:** 100
Building Value: 222,970
Other Improvement RCN: 0
Other Improvement Value: 0

CALCULATED VALUES

Cost Land: 20,470
Cost Building: 222,970
Cost Total: 243,440
Income Value: 0
Market Value: 275,000
MRA Value: 266,000
Weighted Estimate: 274,900

FINAL VALUES

Value Method: IDXVAL
Land Value: 20,470
Building Value: 269,490
Final Value: 289,960
Prior Value: 281,510



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	11			
602-Plumbing Rough-ins	1			
622-Raised Subfloor	1,173			
701-Attached Garage	400			
736-Garage Finish, Attached	400			
801-Total Basement Area	1,149			
803-Partition Finish Area	978			
901-Open Slab Porch	224		3.00	2004

DWELLING COMPONENTS

Code	Units	Pct	Quality	Year
903-Wood Deck	154		3.00	2004
905-Raised Slab Porch with Roof	20			