

SNCAMA Property Record Card

Parcel ID: 089-098-34-0-40-14-003.00-0

Quick Ref: R16129

Tax Year: 2026

Run Date: 5/26/2026 12:09:35 PM

OWNER NAME AND MAILING ADDRESS

DICKSON, STEPHEN L JR & JAIME L

1212 SW STEEPLECHASE LN  
TOPEKA, KS 66604

PROPERTY SITUS ADDRESS

1212 SW STEEPLECHASE LN  
Topeka, KS 66604

LAND BASED CLASSIFICATION SYSTEM

Function: 1101 Single family re: Sfx: 0  
Activity: 1100 Household activities  
Ownership: 1100 Private-fee simple  
Site: 1000 Site in natural state

GENERAL PROPERTY INFORMATION

Prop Class: R Residential - R  
Living Units: 1  
Zoning: R1  
Neighborhood: 159.0 159.0 - MCFARLAND FAR  
Economic Adj. Factor:  
Map / Routing: /  
Tax Unit Group: 001-001



Image Date: 10/21/2024

PROPERTY FACTORS

Topography: Level - 1  
Utilities: All Underground - 2  
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: Near - 1  
Parking Covered:  
Parking Uncovered:

INSPECTION HISTORY

Date	Time	Code	Reason	Appraiser	Contact	Code
10/09/2024	11:18 AM	VI	VI	JRS		
07/24/2024	11:30 AM	5	S	JRS		
10/21/2021	10:30 AM	1	S	JRS	RONALD LUTZ	1

BUILDING PERMITS

Number	Amount	Type	Issue Date	Status	% Comp
19-1294	1,300,000	Dwelling	04/18/2019	C	100
19-1305		Basement Finish	04/18/2019	C	100

2026 APPRAISED VALUE

Cls	Land	Building	Total
R	98.340	1,302.770	1,401.110
<b>Total</b>	<b>98.340</b>	<b>1,302.770</b>	<b>1,401.110</b>

2025 APPRAISED VALUE

Cls	Land	Building	Total
R	98.340	1,261.960	1,360.300
<b>Total</b>	<b>98.340</b>	<b>1,261.960</b>	<b>1,360.300</b>

TRACT DESCRIPTION

MCFARLAND FARM NO 2, S34, T11, R15,  
BLOCK B, Lot 1, ACRES 0.82, BLK B LOT 1  
MCFARLAND FARM SUB #2 & TRACT DAF BEG  
SW COR LOT 1 BLK B TH SE 179.11 NE 31.11 S  
23.75 W 206.18 N 27.45 TO POB

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			176	203	1.11	5	145						136	75.00	680.00	100.00	100.00	98.340

Total Market Land Value 98,340

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**DWELLING INFORMATION**

Res Type: 1-Single-Family Residence  
 Quality: 5.67-EX-  
 Year Blt: 2019 Est:   
 Eff Year: Link:   
 MS Style: 1-One Story  
 LBCSstruct: 1110-Detached SFR unit  
 No. of Units:  
 Total Living Area:  
 Calculated Area: 4,286  
 Main Floor Living Area: 4,286  
 Upper Floor Living Area Pct:  
 CDU: VG  
 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: 6-Daylight - 6  
 Total Rooms: 9 Bedrooms: 6  
 Family Rooms: 1  
 Full Baths: 4 Half Baths:  
 Garage Cap: 4  
 Foundation:

**IMPROVEMENT COST SUMMARY**

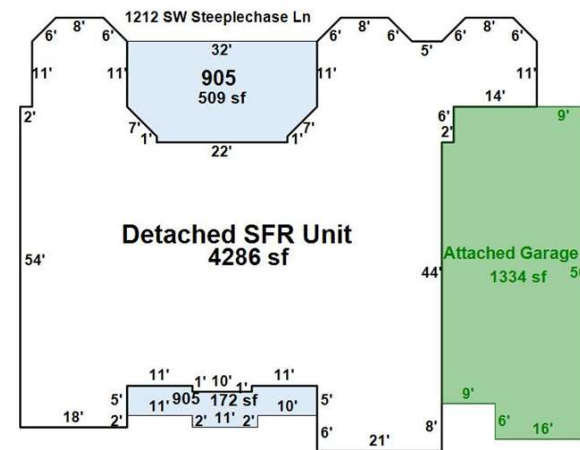
Dwelling RCN: 1,548,320  
 Percent Good: 96  
 Mkt Adj: 100 Eco Adj: 100  
 Building Value: 1,486,390  
 Other Improvement RCN: 0  
 Other Improvement Value: 0

**CALCULATED VALUES**

Cost Land: 98,340  
 Cost Building: 1,486,390  
 Cost Total: 1,584,730  
 Income Value: 0  
 Market Value: 1,453,400  
 MRA Value: 1,383,300  
 Weighted Estimate: 1,520,600

**FINAL VALUES**

Value Method: IDXVAL  
 Land Value: 98,340  
 Building Value: 1,302,770  
 Final Value: 1,401,110  
 Prior Value: 1,360,300



**DWELLING COMPONENTS**

Code	Units	Pct	Quality	Year
109-Frame, Stucco		100		
208-Composition Shingle		100		
351-Warmed & Cooled Air		100		
402-Automatic Floor Cover Allowance				
601-Plumbing Fixtures	21			
602-Plumbing Rough-ins	1			
622-Raised Subfloor	4,286			
641-Single 1-Story Fireplace	2			
648-Direct-Vented, Gas	2			
701-Attached Garage	1,334			
736-Garage Finish, Attached	1,334			
801-Total Basement Area	4,967			

**DWELLING COMPONENTS**

Code	Units	Pct	Quality	Year
803-Partition Finish Area	3,818			
905-Raised Slab Porch with Roof	172			
905-Raised Slab Porch with Roof	509			