

## SNCAMA Property Record Card

Parcel ID: 089-134-19-0-10-04-002.00-0

Quick Ref: R38788

Tax Year: 2026

Run Date: 6/24/2025 1:21:13 AM

## OWNER NAME AND MAILING ADDRESS

BELTRAN, SERGIO &amp; MAGDALENA

3511 SE POWELL ST  
TOPEKA, KS 66605-2447

## PROPERTY SITUS ADDRESS

113 SE 37TH ST  
Topeka, KS 66605

## 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:** R1  
**Neighborhood:** 135.0 135.0 - SOUTHERN HILLS  
**Economic Adj. Factor:**  
**Map / Routing:** / 020  
**Tax Unit Group:** 001-001

## TRACT DESCRIPTION

SOUTHERN HILLS SUB A, S19, T12, R16,  
BLOCK B, Lot 35, SE 37TH ST BLK B LOT 35  
SOUTHERN HILLS SUB A SECTION 19  
TOWNSHIP 12 RANGE 16



Image Date: 07/26/2024

## PROPERTY FACTORS

**Topography:** Level - 1  
**Utilities:** All Public - 1  
**Access:** Paved Road - 1, Sidewalk - 6  
**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
07/20/2024	8:30 AM	VI	VI	EMA		
07/20/2024	8:30 AM	8	QC	RBR		
05/25/2023	9:50 AM	5	S	JGW		

## BUILDING PERMITS

Number	Amount	Type	Issue Date	Status	% Comp
--------	--------	------	------------	--------	--------

## 2026 APPRAISED VALUE

## 2025 APPRAISED VALUE

Cls	Land	Building	Total
R	5.520	84.210	89.730
<b>Total</b>	<b>5.520</b>	<b>84.210</b>	<b>89.730</b>

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
Fron	1-Regular Lot - 1		70	120	0.96								54	80.00	75.00	25.00	25.00	5.520

Total Market Land Value 5,520

# SNCAMA Property Record Card

Parcel ID: 089-134-19-0-10-04-002.00-0

Quick Ref: R38788

Tax Year: 2026

Run Date: 6/24/2025 1:21:13 AM

## DWELLING INFORMATION

**Res Type:** 1-Single-Family Residence  
**Quality:** 2.33-FR+  
**Year Blt:** 1965 **Est:** Yes  
**Eff Year:**  
**MS Style:** 1-One Story  
**LBCSstruct:** 1110-Detached SFR unit  
**No. of Units:**  
**Total Living Area:**  
**Calculated Area:** 900  
**Main Floor Living Area:** 900  
**Upper Floor Living Area Pct:**  
**CDU:** FR  
**CDU Reason:**  
**Phys/Func/Econ:** AV / /  
**Ovr Pct Gd/Rsn:**  
**Remodel:**  
**Percent Complete:**  
**Assessment Class:**  
**MU CIs/Pct:**

## COMP SALES INFORMATION

**Arch Style:** 02-Ranch  
**Bsmt Type:** 4-Full - 4  
**Total Rooms:** 5 **Bedrooms:** 3  
**Family Rooms:**  
**Full Baths:** 1 **Half Baths:**  
**Garage Cap:** 1  
**Foundation:** Concrete - 2

## IMPROVEMENT COST SUMMARY

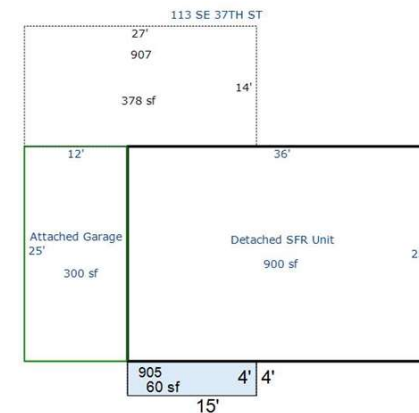
**Dwelling RCN:** 169,720  
**Percent Good:** 58  
**Mkt Adj:** 100 **Eco Adj:** 100  
**Building Value:** 98,440  
**Other Improvement RCN:** 0  
**Other Improvement Value:** 0

## CALCULATED VALUES

**Cost Land:** 5,520  
**Cost Building:** 98,440  
**Cost Total:** 103,960  
**Income Value:** 0  
**Market Value:** 114,100  
**MRA Value:** 118,100  
**Weighted Estimate:** 110,600

## FINAL VALUES

**Value Method:** IDXVAL  
**Land Value:** 5,520  
**Building Value:** 87,800  
**Final Value:** 93,320  
**Prior Value:** 89,730



## DWELLING COMPONENTS

Code	Units	Pct	Quality	Year
107-Frame, Siding, Vinyl		100		
208-Composition Shingle		100		
351-Warmed & Cooled Air		100		
402-Automatic Floor Cover Allowance				
601-Plumbing Fixtures	5			
602-Plumbing Rough-ins	1			
622-Raised Subfloor	900			
701-Attached Garage	300			
801-Total Basement Area	900			
802-Minimal Finish Area	540			
905-Raised Slab Porch with Roof	60			
907-Enclosed Porch, Screened Walls	378		1.00	