

## SNCAMA Property Record Card

Parcel ID: 089-134-19-0-20-05-001.00-0

Quick Ref: R39094

Tax Year: 2026

Run Date: 8/2/2025 4:33:17 AM

## OWNER NAME AND MAILING ADDRESS

ARIZPE, MAYRA E

3931 SE HUMBOLDT ST  
TOPEKA, KS 66609

## PROPERTY SITUS ADDRESS

3931 SE HUMBOLDT ST  
Topeka, KS 66609

## 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 B , BLOCK K , Lot 43 ,  
HUMBOLDT ST BLK K LOT 43 SOUTHERN  
HILLS SUB B 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:** Residential Street - 4  
**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
07/19/2024	11:31 AM	VI	VI	EMA		
07/19/2024	11:31 AM	8	QC	RBR		
06/22/2022	9:55 AM	1	S	JGW	MAYRA ARIZPE	1

## BUILDING PERMITS

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

## 2026 APPRAISED VALUE

## 2025 APPRAISED VALUE

Cls	Land	Building	Total
R	6.810	130.770	137.580
<b>Total</b>	6.810	130.770	137.580

Not Yet Available

## MISCELLANEOUS IMPROVEMENT VALUES

Class	Value	Reason Code
-------	-------	-------------

## NEW CONSTRUCTION

Class	Value	Reason Code
-------	-------	-------------

## 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			69	278	1.19								54	80.00	75.00	25.00	25.00	6.810

Total Market Land Value 6,810

# SNCAMA Property Record Card

Parcel ID: 089-134-19-0-20-05-001.00-0

Quick Ref: R39094

Tax Year: 2026

Run Date: 8/2/2025 4:33:17 AM

## DWELLING INFORMATION

**Res Type:** 1-Single-Family Residence  
**Quality:** 2.33-FR+  
**Year Blt:** **Est:** Yes  
**Eff Year:** **Link:**  
**MS Style:** 1-One Story  
**LBCSstruct:** 1110-Detached SFR unit  
**No. of Units:**  
**Total Living Area:**  
**Calculated Area:**  
**Main Floor Living Area:**  
**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:** 02-Ranch  
**Bsmt Type:** 4-Full - 4  
**Total Rooms:** **Bedrooms:**  
**Family Rooms:**  
**Full Baths:** **Half Baths:**  
**Garage Cap:**  
**Foundation:** Concrete - 2

## IMPROVEMENT COST SUMMARY

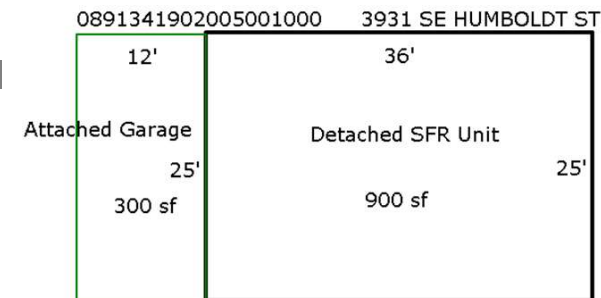
**Dwelling RCN:** 160,550  
**Percent Good:** 72  
**Mkt Adj:** 100 **Eco Adj:** 100  
**Building Value:** 115,600  
**Other Improvement RCN:** 2,860  
**Other Improvement Value:** 1,000

## CALCULATED VALUES

**Cost Land:** 6,810  
**Cost Building:** 116,600  
**Cost Total:** 123,410  
**Income Value:** 0  
**Market Value:** 135,600  
**MRA Value:** 130,700  
**Weighted Estimate:** 134,500

## FINAL VALUES

**Value Method:** IDXVAL  
**Land Value:** 6,810  
**Building Value:** 136,270  
**Final Value:** 143,080  
**Prior Value:** 137,580



Sketch by Apex Medina™

## OTHER BUILDING IMPROVEMENTS

No.	Link	Occupancy	MSCIs	Rank	Qty	Yr Blt	Eff Yr	LBCS	Area	Perim	Hgt	Dimensions	Stories	Phys	Func	Econ	OVR%	Rsn	CIs	RCN	%Gd	Value
1		133-Prefabricated Storage Shed	D	2.00	1	1975			90		8		1	3						2,860	35	1,000

## DWELLING COMPONENTS

Code	Units	Pct	Quality	Year
102-Frame, Metal or Vinyl Siding		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			
736-Garage Finish, Attached	300			
801-Total Basement Area	900			
802-Minimal Finish Area	800			