

SNCAMA Property Record Card

Parcel ID: 089-142-10-0-40-12-014.00-0

Quick Ref: R53513

Tax Year: 2026

Run Date: 8/3/2025 1:29:57 AM

OWNER NAME AND MAILING ADDRESS

READY, STACEY L

4204 SW 28TH ST
TOPEKA, KS 66614

PROPERTY SITUS ADDRESS

4204 SW 28TH ST
Topeka, KS 66614

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: 117.0 117.0 - PARKLAND
Economic Adj. Factor:
Map / Routing: J04 / 020
Tax Unit Group: 001-001

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:



Image Date: 07/05/2024

INSPECTION HISTORY

Date	Time	Code	Reason	Appraiser	Contact	Code
07/03/2024	9:40 AM	3	S	SJN	STACEY	1
06/09/2023	9:40 AM	3	S	SJN	COOVRTNEY	1
09/19/2022	8:30 AM	VI	VI	SJN		

BUILDING PERMITS

Number	Amount	Type	Issue Date	Status	% Comp
MAM19	1	Interior Remodel	11/13/2017	C	100

2026 APPRAISED VALUE

2025 APPRAISED VALUE

Not Yet Available

Cls	Land	Building	Total
R	12.650	212.420	225.070
Total	12.650	212.420	225.070

TRACT DESCRIPTION

WESTVIEW HEIGHTS ESTATES, S10, T12, R15,
BLOCK A, Lot 8 +, SW 28TH ST BLK A LOT 8
EXC W 2 FT & ALSO W 5 FT LOT 9 WESTVIEW
HGTS ESTATES SECTION 10 TOWNSHIP 12
RANGE 15

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			78	121	1.00								146	70.00	175.00	50.00	50.00	12.650

Total Market Land Value 12,650

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DWELLING INFORMATION

Res Type: 1-Single-Family Residence
Quality: 3.00-AV
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: VG+ / /
Ovr Pct Gd/Rsn:
Remodel:
Percent Complete:
Assessment Class:
MU CIs/Pct:

COMP SALES INFORMATION

Arch Style: 02-Ranch
Bsmt Type: 1-Slab - 1
Total Rooms: **Bedrooms:**
Family Rooms:
Full Baths: **Half Baths:**
Garage Cap:
Foundation: None - 1

IMPROVEMENT COST SUMMARY

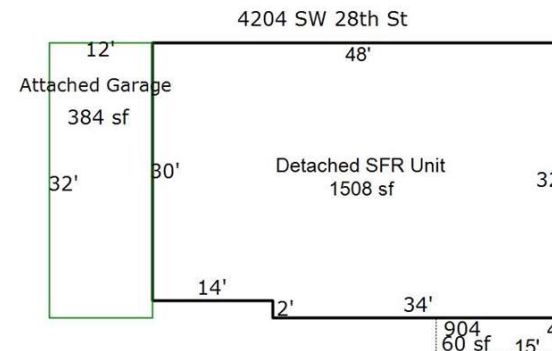
Dwelling RCN: 222,390
Percent Good: 72
Mkt Adj: 100 **Eco Adj:** 100
Building Value: 160,120
Other Improvement RCN: 0
Other Improvement Value: 0

CALCULATED VALUES

Cost Land: 12,650
Cost Building: 160,120
Cost Total: 172,770
Income Value: 0
Market Value: 223,100
MRA Value: 225,700
Weighted Estimate: 219,700

FINAL VALUES

Value Method: IDXVAL
Land Value: 12,650
Building Value: 230,430
Final Value: 243,080
Prior Value: 225,070



DWELLING COMPONENTS

Code	Units	Pct	Quality	Year
108-Frame, Siding, Wood		100		
208-Composition Shingle		100		
352-Heat Pump		100		
402-Automatic Floor Cover Allowance				
601-Plumbing Fixtures	9			
602-Plumbing Rough-ins	1			
621-Slab on Grade	1,508			
701-Attached Garage	384			
736-Garage Finish, Attached	384			
903-Wood Deck	210			
904-Slab Porch with Roof	60			