

SNCAMA Property Record Card

Parcel ID: 089-144-20-0-20-07-019.00-0

Quick Ref: R58120

Tax Year: 2026

Run Date: 6/12/2025 8:40:23 AM

OWNER NAME AND MAILING ADDRESS

HINKLE. ANDREW B

3855 SW GAMWELL RD
TOPEKA, KS 66610

PROPERTY SITUS ADDRESS

3855 SW GAMWELL RD
Topeka, KS 66610

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: 190.9 190.9 - SHERWOOD EST.
Economic Adj. Factor:
Map / Routing: / 010RL
Tax Unit Group: 619-619

TRACT DESCRIPTION

SHERWOOD ESTATES SUB # 7, S20, T12, R15,
BLOCK C, Lot 17, GAMWELL RD BLK C LOT 17
SHERWOOD ESTATES SUB #7 SECTION 20
TOWNSHIP 12 RANGE 15



Image Date: 09/12/2024

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: On Site - 3
Parking Covered:
Parking Uncovered:

INSPECTION HISTORY

Date	Time	Code	Reason	Appraiser	Contact	Code
09/01/2024	2:41 PM	VI	VI	JRS		
12/07/2020	2:00 PM	1	S	JRS	ANDREW HINKLE	1
09/25/2018	9:00 AM	VI	VI	JRS		

BUILDING PERMITS

Number	Amount	Type	Issue Date	Status	% Comp
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2026 APPRAISED VALUE

2025 APPRAISED VALUE

Not Yet Available

Cls	Land	Building	Total
R	22.320	264.700	287.020
Total	22.320	264.700	287.020

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	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		90	127	0.93								43	100.00	250.00	100.00	100.00	22.320

Total Market Land Value 22,320

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DWELLING INFORMATION

Res Type: 1-Single-Family Residence
 Quality: 3.00-AV
 Year Blt: 1981 Est: Yes
 Eff Year:
 MS Style: 5-1 1/2 Story Finished
 LBCSstruct: 1110-Detached SFR unit
 No. of Units:
 Total Living Area:
 Calculated Area: 2,046
 Main Floor Living Area: 1,236
 Upper Floor Living Area Pct: 65.53
 CDU: GD
 CDU Reason:
 Phys/Func/Econ: GD / /
 Ovr Pct Gd/Rsn:
 Remodel:
 Percent Complete:
 Assessment Class:
 MU Cls/Pct:

COMP SALES INFORMATION

Arch Style: 04-Conventional
 Bsmt Type: 5-Walkout - 5
 Total Rooms: 6 Bedrooms: 3
 Family Rooms: 1
 Full Baths: 2 Half Baths: 1
 Garage Cap: 2
 Foundation: Concrete - 2

IMPROVEMENT COST SUMMARY

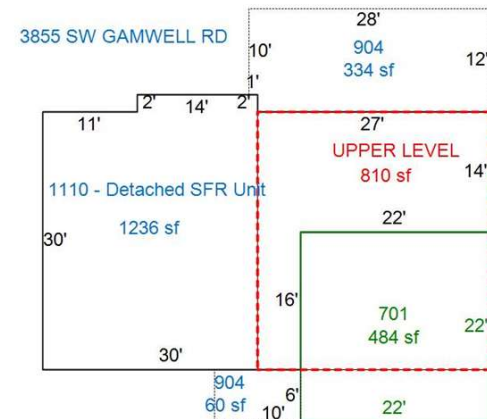
Dwelling RCN: 332,690
 Percent Good: 82
 Mkt Adj: 100 Eco Adj: 100
 Building Value: 272,810
 Other Improvement RCN: 3,190
 Other Improvement Value: 1,820

CALCULATED VALUES

Cost Land: 22,320
 Cost Building: 274,630
 Cost Total: 296,950
 Income Value: 0
 Market Value: 316,700
 MRA Value: 312,400
 Weighted Estimate: 317,000

FINAL VALUES

Value Method: IDXVAL
 Land Value: 22,320
 Building Value: 264,700
 Final Value: 287,020
 Prior Value: 287,020



OTHER BUILDING IMPROVEMENTS

No.	Occupancy	MSCIs	Rank	Qty	Yr Blt	Eff Yr	LBCS	Area	Perim	Hgt	Dimensions	Stories	Phys	Func	Econ	OVR%	Rsn	Cls	RCN	%Gd	Value
1	133-Prefabricated Storage Shc	D	2.00	1	2010			120	44	6	12 X 10	1.00	3	3					3,190	57	1,820

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	10			
602-Plumbing Rough-ins	1			
622-Raised Subfloor	2,046			
642-Single 2-Story Fireplace	1			
701-Attached Garage	484			
736-Garage Finish, Attached	484			
801-Total Basement Area	1,208			

DWELLING COMPONENTS

Code	Units	Pct	Quality	Year
803-Partition Finish Area	570			
904-Slab Porch with Roof	334	1.00		
904-Slab Porch with Roof	60			