

SNCAMA Property Record Card

Parcel ID: 089-145-15-0-30-07-028.00-0

Quick Ref: R59152

Tax Year: 2026

Run Date: 7/5/2025 10:56:03 PM

OWNER NAME AND MAILING ADDRESS

SKYLINE PROPERTY VENTURES LLC

3745 SW TIMBER RIDGE CT
TOPEKA, KS 66610

PROPERTY SITUS ADDRESS

4816 SW 36TH TER
Topeka, KS 66614

LAND BASED CLASSIFICATION SYSTEM

Function: 1104 Fourplex **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: M3
Neighborhood: 704.0 704.0 - SKYLINE HEIGHTS
Economic Adj. Factor:
Map / Routing: L04 / 025
Tax Unit Group: 001-001

TRACT DESCRIPTION

SKYLINE HEIGHTS SUB , BLOCK B , Lot 3 ,
SW 36TH TERR BLK B PT LOT 3 SKYLINE
HEIGHTS SUB DESC AS BEG SE COR LO T 3
TH NW 27.77 FT TO PT BEG TH NW 16.74 FT TH
NE 124.50 FT TH SE 16 SECTION 15
TOWNSHIP 12 RANGE 15

MISCELLANEOUS IMPROVEMENT VALUES

Class	Value	Reason Code
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INSPECTION HISTORY

Date	Time	Code	Reason	Appraiser	Contact	Code
08/12/2020	9:22 AM	VI	VI	JGW		
01/03/2019	12:30 PM	6	S	JGW		
08/12/2016	9:00 AM	VI	VI	MJV		



Image Date: 08/25/2020

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:

BUILDING PERMITS

Number	Amount	Type	Issue Date	Status	% Comp
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2026 APPRAISED VALUE

2025 APPRAISED VALUE

Cls	Land	Building	Total
R	8.110	117.530	125.640
Total	8.110	117.530	125.640

Not Yet Available

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	6-Duplex Half Lot - 6		28	125	0.98								53	80.00	110.00	10.00	10.00	8.110

Total Market Land Value 8,110

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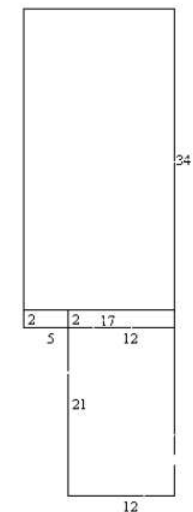
DWELLING INFORMATION			
Res Type:	3-Town House		
Quality:	3.00-AV		
Year Blt:	1981	Est:	Yes
Eff Year:			
MS Style:	22-Two Story Inside Unit		
LBCSstruct:	1124-Single unit in fourplex		
No. of Units:			
Total Living Area:			
Calculated Area:			1,190
Main Floor Living Area:			578
Upper Floor Living Area Pct:			105.88
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:	04-Conventional		
Bsmt Type:	5-Walkout - 5		
Total Rooms:	4	Bedrooms:	2
Family Rooms:			
Full Baths:	1	Half Baths:	1
Garage Cap:	1		
Foundation:	Concrete - 2		

IMPROVEMENT COST SUMMARY			
Dwelling RCN:	170,590		
Percent Good:	69		
Mkt Adj:	100	Eco Adj:	100
Building Value:	117,700		
Other Improvement RCN:	0		
Other Improvement Value:	0		

CALCULATED VALUES	
Cost Land:	8,110
Cost Building:	117,700
Cost Total:	125,810
Income Value:	0
Market Value:	141,700
MRA Value:	150,400
Weighted Estimate:	137,300

FINAL VALUES	
Value Method:	IDXVAL
Land Value:	8,110
Building Value:	120,040
Final Value:	128,150
Prior Value:	125,640



SKETCH VECTORS

A0CU34X17A1R5CR12X2A2R5CR12X21A3CR5X2H

DWELLING COMPONENTS				
Code	Units	Pct	Quality	Year
104-Frame, Plywood or Hardboard		100		
208-Composition Shingle		100		
351-Warmed & Cooled Air		100		
402-Automatic Floor Cover Allowance				
601-Plumbing Fixtures	7			
602-Plumbing Rough-ins	1			
622-Raised Subfloor	1,190			
641-Single 1-Story Fireplace	1			
701-Attached Garage	252			
736-Garage Finish, Attached	252			
801-Total Basement Area	578			
901-Open Slab Porch	170		3.00	1981

DWELLING COMPONENTS				
Code	Units	Pct	Quality	Year
903-Wood Deck	170		3.00	1981
905-Raised Slab Porch with Roof	10			