

SNCAMA Property Record Card

Parcel ID: 089-219-31-0-00-03-003.16-0

Quick Ref: R73918

Tax Year: 2026

Run Date: 6/9/2026 7:53:24 PM

OWNER NAME AND MAILING ADDRESS

WHITEHEAD. JOHN E & HAMMER. MICHE

5340 SE 109TH ST
OVERBROOK, KS 66524

PROPERTY SITUS ADDRESS

5340 SE 109TH ST
Overbrook, KS 66524



Image Date: 07/22/2024

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: RA1
Neighborhood: 395.0 395.0 - S US 75-DOUG. C
Economic Adj. Factor:
Map / Routing: / 020NC
Tax Unit Group: 401-401

PROPERTY FACTORS

Topography: Rolling - 4
Utilities: Public Water - 3, Septic - 6, Gas - 7
Access: Dirt Road - 3
Fronting: Residential Lane - 5
Location: Neighborhood or Spot - 6
Parking Type: Off Street - 1
Parking Quantity: Adequate - 2
Parking Proximity: On Site - 3
Parking Covered:
Parking Uncovered:

TRACT DESCRIPTION

S31, T13, R17, ACRES 3.88, BEG 660' E OF SW
COR SW 1/4 TH N 660' E 264.08' S 660' W
264.08' TO POB LESS ROW

INSPECTION HISTORY

Date	Time	Code	Reason	Appraiser	Contact	Code
07/18/2024	1:50 PM	1	S	TKS	MICHELLE HAMMER	1
06/28/2023	9:57 AM	VI	VI	TKS		
10/07/2020	2:55 PM	1	S	TKS	HEATHER RAKESTRAW	1

BUILDING PERMITS

Number	Amount	Type	Issue Date	Status	% Comp
C0126	11,000	Ag Bldg	03/15/2007	C	100
C0717	149,000	Dwelling	01/20/2006	C	100

2026 APPRAISED VALUE

Cls	Land	Building	Total
R	36.060	318.890	354.950
Total	36.060	318.890	354.950

2025 APPRAISED VALUE

Cls	Land	Building	Total
R	33.780	307.520	341.300
Total	33.780	307.520	341.300

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
Acre	1-Primary Site - 1		3.88											43	1.00	28,000.00	2,800.00	2,800.00	36,060

Total Market Land Value 36,060

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DWELLING INFORMATION

Res Type: 1-Single-Family Residence
 Quality: 3.33-AV+
 Year Blt: 2006 Est:
 Eff Year: Link:
 MS Style: 1-One Story
 LBCSstruct: 1110-Detached SFR unit
 No. of Units:
 Total Living Area:
 Calculated Area: 1,129
 Main Floor Living Area: 1,129
 Upper Floor Living Area Pct:
 CDU: GD
 CDU Reason:
 Phys/Func/Econ: AV+ / /
 Ovr Pct Gd/Rsn:
 Remodel:
 Percent Complete:
 Assessment Class:
 MU Cls/Pct:

COMP SALES INFORMATION

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

IMPROVEMENT COST SUMMARY

Dwelling RCN: 285,170
 Percent Good: 90
 Mkt Adj: 100 Eco Adj: 100
 Building Value: 256,660
 Other Improvement RCN: 18,270
 Other Improvement Value: 7,670

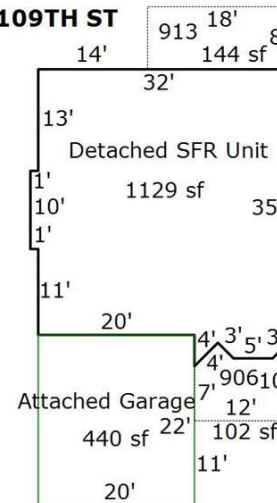
CALCULATED VALUES

Cost Land: 36,060
 Cost Building: 264,330
 Cost Total: 300,390
 Income Value: 0
 Market Value: 342,200
 MRA Value: 335,400
 Weighted Estimate: 356,100

FINAL VALUES

Value Method: IDXVAL
 Land Value: 36,060
 Building Value: 318,890
 Final Value: 354,950
 Prior Value: 341,300

5340 SE 109TH ST



OTHER BUILDING IMPROVEMENTS

No.	Link	Occupancy	MSCIs	Rank	Qty	Yr Blt	Eff Yr	LBCS	Area	Perim	Hgt	Dimensions	Stories	Phys	Func	Econ	OVR%	Rsn	Clis	RCN	%Gd	Value
1		477-Farm Utility Building	D	2.00	1	2007			576	96	10	24 X 24	1.00	3	3					12,040	49	5,900
2		124-Lean-to, Farm Utility	D	2.00	1	2007			192	64	8	24 X 8	1.00	3	3					3,210	10	320
3		133-Prefabricated Storage Shc	S	2.00	1	2006			162		8		1.00	3	3					3,020	48	1,450

DWELLING COMPONENTS

Code	Units	Pct	Quality	Year
101-Frame, Hardboard Sheets		100		
208-Composition Shingle		100		
351-Warmed & Cooled Air		100		
402-Automatic Floor Cover Allowance				
601-Plumbing Fixtures	12			
602-Plumbing Rough-ins	1			
622-Raised Subfloor	1,129			
648-Direct-Vented, Gas	1			
701-Attached Garage	440			

DWELLING COMPONENTS

Code	Units	Pct	Quality	Year
736-Garage Finish, Attached	440			
801-Total Basement Area	1,118			
803-Partition Finish Area	700			
906-Wood Deck with Roof	102			
913-Enclosed Wood Deck, Screened Walls	144			

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OTHER BUILDING IMPROVEMENT COMPONENTS

No.	Code	Units	Pct	Size	Other	Rank	Year
1	918-Single -Metal on Wood Frame		100				
2	918-Single -Metal on Wood Frame		100				

