



SHAWNEE COUNTY APPRAISER'S OFFICE
 1515 NW Saline Street, Suite 100
 Topeka, KS 66618-2838
 (785) 232-4461

Date Mailed:
 Feb 27, 2023
 Appeal Deadline:
 March 30, 2023

Visit our website: www.snco.gov/ap

2023 ANNUAL NOTICE OF VALUE - THIS IS NOT A TAX BILL

Property Owner

GEIS, CAMERON C & KELSI J
 TOPEKA KS 66614

Quick Reference ID

R56432

RBR

Property ID

089-144-17-0-20-08-020.00-0

Property Description

SHERWOOD ESTATES, S17, T12, R15, BLOCK 10, Lot 12, SCATHELOCK RD BLK 10 LOT 12 SHERWOOD ESTATES SECTION 17 T

Property Address

6610 SW SCATHELOCK RD

Prior and Current Values assigned by the County Appraiser to the above property:

2022 Valuation			2023 Valuation		
Classification	Appraised Value	Assessed Value	Classification	Appraised Value	Assessed Value
R	256,270	29,471	R	325,700	37,456
Total	256,270	29,471	Total	325,700	37,456

****Assessed Value is calculated based on classification and is not Tax Amount Due**

Note: According to Kansas law, real property must be valued at its "fair market value" as it exists on January 1 of each year, except for land devoted to agricultural use which is appraised at its "use value", not "market value".

Listed below are the sales we considered in the valuation of your property. More detail to these properties may be found on our website: www.snco.gov/ap

Address	Property ID	Sale Date	Sale Price
6610 SW SCATHELOCK RD	089-144-17-0-20-08-020.00-0	08/2022	\$325,000
6422 SW WENTLEY LN	089-144-17-0-20-12-018.00-0	08/2022	\$299,500
6422 SW WENTLEY LN	089-144-17-0-20-12-018.00-0	06/2021	\$264,750
3146 SW TUTBURY TOWN RD	089-144-17-0-20-02-037.00-0	08/2021	\$262,500
6716 SW FINSBURY AVE	089-144-17-0-20-09-021.00-0	06/2021	\$272,500

Classification - Description	Assess. Rt.	"A guide to the Property Tax Appeals Process in Kansas"
R - Residential use including apartments and condominiums	11.5%	published by the Kansas Division of Property Valuation is available without charge at the Appraiser's Office, or the PVD website .
F - Residences on farm homesites	11.5%	
A - Land devoted to agricultural use	30.0%	
A - Improvements on land devoted to agricultural use	25.0%	
V - Vacant lots	12.0%	
N - Real property owned and operated by non-profit organizations	12.0%	
C - Real property used for commercial or industrial purposes	25.0%	
O - All other rural and urban real property	30.0%	
U - Public utility real property	33.0%	
E - Exempt property		

