



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

Date Mailed:
 March 1, 2024
 Appeal Deadline:
 April 1, 2024

Visit our website: www.snco.us/ap

2024 ANNUAL NOTICE OF VALUE - THIS IS NOT A TAX BILL

Property Owner

ADE, DAVID & HARSIN, STEPHANIE
 6050 SW 34TH TER
 TOPEKA KS 66614

Quick Reference ID

R56716

JRS

Property ID

089-144-17-0-40-01-036.00-0

Property Description

SHADYWOOD WEST SUB # 3 , BLOCK A , Lot 34 ,
 BLOCK A LOT 34 SHADYWOOD WEST SUB # 3
 SECTION 17 TOWNSHIP 12 R

Property Address

6050 SW 34TH TER

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

2023 Valuation			2024 Valuation		
Classification	Appraised Value	Assessed Value	Classification	Appraised Value	Assessed Value
R	413,100	47,507	R	429,620	49,406
Total	413,100	47,507	Total	429,620	49,406

****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".

You can find more detailed information about your comparables by selecting the corresponding Property ID link below.

Address	Property ID	Sale Date	Sale Price
6050 SW 34TH TER	089-144-17-0-40-01-036.00-0	04/2022	387,000
3460 SW ALAMEDA DR	089-144-17-0-40-03-006.00-0	06/2023	390,000
3300 SW ALAMEDA DR	089-144-17-0-40-01-025.00-0	06/2023	445,900
6028 SW STONYBROOK CT	089-144-17-0-40-01-019.00-0	06/2022	415,000
6142 SW 38TH TER	089-144-20-0-10-02-019.00-0	07/2022	465,000

Classification - Description	Assess. Rt.	
R - Residential use including apartments and condominiums	11.5%	"A guide to the Property Tax Appeals Process in Kansas" 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		

