



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](http://www.snco.us/ap)

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

**Property Owner**

LB LOTS LLC  
 3024 SW WANAMAKER RD STE 300  
 TOPEKA KS 66614-4424

**Quick Reference ID**

**R309705**

**JRS**

**Property ID**

089-149-29-0-20-01-022.00-0

**Property Description**

LAUREN'S BAY ESTATES, BLOCK I, Lot 13, ACRES 0.46

**Property Address**

4649 SW MARLBORO RD

**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
V	13,300	1,596	V	13,300	1,596
<b>Total</b>	<b>13,300</b>	<b>1,596</b>	<b>Total</b>	<b>13,300</b>	<b>1,596</b>

**\*\*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".

Classification - Description	Assess. Rt.	
R - Residential use including apartments and condominiums	11.5%	<a href="#">"A guide to the Property Tax Appeals Process in Kansas"</a> published by the Kansas Division of Property Valuation is available without charge at the Appraiser's Office, or the <a href="#">PVD website</a> .
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		

