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The Parcel Number for this Property is 063-146-14-0-00-001.00-0
Quick Ref ID: 11433

Owner Information

Owner Name	POWELL, NOAH JR & MABLE J REV LIV TRST 7/28/08, CO-TRSTES
Address	2373 CR 3650 INDEPENDENCE, KS 67301

Property Situs Address

Address	2373 CR 3650, Independence, KS 67301
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Land Based Classification System

Function	Farming / ranch operation (with improvements)
Activity	Farming, plowing, tilling, harvesting, or related activities
Ownership	Private-fee simple
Site	Dev Site - crops, grazing etc - with structures

General Property Information

Prop Class	Farm Homesite - F
Living Units	1
Zoning	
Neighborhood	400.R
Tax Unit Group	083

Property Factors

Topography	Level - 1 Rolling - 4
Utilities	Public Water - 3 Septic - 6
Access	Semi Improved Road - 2
Fronting	Secondary Street - 3
Location	Neighborhood or Spot - 6
Parking Type	Off Street - 1
Parking Quantity	Adequate - 2
Parking Proximity	On Site - 3
Parking Covered	
Parking Uncovered	

2022 Appraised Value

Class	Land	Building	Total
Agricultural Use - A	8,340	1,040	9,380
Farm Homesite - F	14,000	34,890	48,890
Residential - R		13,520	13,520
Total	22,340	49,450	71,790

Tract Description

RUTLAND TOWNSHIP, S14, T33, R14, ACRES 79.84, NE4 NE4 & SE4 NE4; E 119' SW4 NE4; LESS R/W SECTION 14 TOWNSHIP 33 RANGE 14 Deed Book/Page 578/366 546 /748 363 /521

Deed Information

Book1	Page1	Book2	Page2	Book3	Page3	Book4	Page4
578	366						

Market Land Information

Method	Type	AC/SF	Eff FF	Depth	D-Fact	Inf1	Fact1	Inf2	Fact2	Ovrd	Class	Value Est
Acres	Primary Site - 1	1										14,000

Dwelling Information

Dwelling Information		Comp Sales Information	
Res Type	Single-family Residence	Arch Style	Bungalow
Quality	FR-	Bsmt Type	Crawl - 2
Year Built	1930	Total Rooms	4
Eff Year		Bedrooms	2
MS Style	One Story	Family Rooms	
LBCSStruct	Detached SFR unit	Full Baths	1
No. of Units		Half Baths	
Total Living Area		Garage Cap	
Calculated Area	1,064	Foundation	Stone - 4
Main Floor Living Area	1,064		
Upper Floor Living Area Pct.			
CDU	AV-		
Phys/Func/Econ	AV/ /		
Ovr Pct Gd/RCN	/101,610		
Remodel			
Percent Complete			
Assessment Class			
MU Cls/Pct			

Dwelling Components

Code	Units	Pct	Quality	Year
Enclosed Wood Deck (SF), Solid Wall	120			
Frame, Plywood or Hardboard		100		
Metal, Formed Seams		100		
Raised Subfloor (% or SF)		100		
Warmed & Cooled Air		100		
Plumbing Fixtures (#)	5			
Plumbing Rough-ins (#)	1			
Automatic Floor Cover Allowance				
Wood Deck (SF)	270			1984

Building Improvements

Id	Occupancy	MSCls	Rank	Qty	Yr Bit	Eff Yr	LBCS	Area	Perim	Hgt	Dimensions	Stories	Phys	Func	Econ	OVR%	Rsn	Cls	RCN	%Gd	Value
61	Tool Shed	D	0.60	1	1950			216	60	8	18 X 12	1	1	2					1,900	4	80
09	Prefabricated Storage Shed	D	1.00	1	1950		8000	180	56	8	18 X 10	1	2	2					2,700	6	160
88	Prefabricated Storage Shed	D	1.00	1	1950			44	44	8	12 X 10	1	2	2					1,190	6	70

Building Improvement Components

Id	Code	Units	Pct	Size	Other	Rank	Year
61	Single -Wall-Boards on Wood		100				
55	Single -Metal on Wood Frame		100				

Other Improvements

No	Occupancy	MSCls	Rank	Qty	Yr Bit	Eff Yr	LBCS	Area	Perim	Hgt	Dimensions	Stories	Phys	Func	Econ	OVR%	Rsn	Cls	RCN	%Gd	Value
55	Farm Utility Building	P	1.00	1	1950			1,440	152	14	40 X 36	1	2	2				A	10,350	10	1,040

41	Residential Garage - Detached	D	2.00	1	2000		864	120	12	36 X 24	1	3	3			R	25,510	53	13,520
13	Prefabricated Storage Shed	D	1.00	1	2015	8000	180	56	8	18 X 10	1	2	2				2,700	39	1,050

Other Improvement Components

No	Code	Units	Pct	Size	Other	Rank	Year
55	Single -Metal on Wood Frame		100				

Agricultural Land

Ag Type	Ag Acres	Soil Unit	Irr Type	Well Depth	Acre Feet	Acre Ft/Ac	Adj Code	Govt Prog	Base Rate	Adj Rate	Ag Value
Tame Grass	35.09	8774				0			91	91	3,190
Native Grass	0.06	6981				0			64	64	10
Native Grass	3.16	8300				0			182	182	580
Native Grass	0.18	8623				0			109	109	20
Native Grass	0.02	8625				0			109	109	10
Native Grass	0.06	8627				0			109	109	10
Native Grass	3.18	8679				0			109	109	350
Native Grass	0.92	8774				0			91	91	80
Tame Grass	1.47	6981				0			64	64	90
Tame Grass	3.02	8300				0			182	182	550
Tame Grass	14.14	8623				0			109	109	1,540
Tame Grass	0.09	8625				0			109	109	10
Tame Grass	0.8	8627				0			109	109	90
Tame Grass	16.65	8679				0			109	109	1,810

Ag Land Summary

Dry Land Acres	0
Irrigated Acres	0
Native Grass Acres	7.58
Tame Grass Acres	71.26
Total Ag Acres	78.84
Total Ag Use Value	8,340
Total Ag Market Value	144,990

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