

PARCEL ID: 031-111-11-0-20-08-002.00-0				QUICK REF ID: R6507				TAX YEAR: 2025				AS OF: 2/18/2025 8:55:56 AM							
OWNER NAME AND MAILING ADDRESS DARABANT, CARMEN L 1234 MILLER DR JUNCTION CITY, KS 66441				LAND BASED CLASSIFICATION SYSTEM FUNCTION: Single family residence (detached) ACTIVITY: Household activities OWNERSHIP: Private-fee simple SITE: Developed site - with buildings SFX: 0				INSPECTION HISTORY											
								DATE	TIME	CODE	REASON	APPRAISER	CONTACT	CODE					
PROPERTY SITUS ADDRESS 1234 MILLER DR, Junction City, KS 66441				TRACT DESCRIPTION REDBUD RIDGE RP#1 , BLOCK 2 , Lot 2 , SECTION 11 TOWNSHIP 12 RANGE 05				BUILDING PERMITS											
								NUMBER	AMOUNT	TYPE	ISSUE DATE	STATUS	% COMP						
GENERAL PROPERTY INFORMATION PROP CLASS: Residential - R LIVING UNITS: 1 ZONING: RS NEIGHBORHOOD: 112.U ECONOMIC ADJ FACTOR: MAP / ROUTING: 111 / TAX UNIT GROUP: 001 SECTION: 11 TOWNSHIP: 12 RANGE: 05 ACRES: 0.00 MARKET ACRES: 0.63				PROPERTY FACTORS TOPOGRAPHY: Above Street - 2, Rolling - 4 UTILITIES: All Public - 1 ACCESS: Paved Road - 1 FRONTING: Residential Street - 4 LOCATION: Neighborhood or Spot - 6 PARKING TYPE: On and Off Street - 3 PARKING QUANTITY: Adequate - 2 PARKING PROXIMITY: On Site - 3 PARKING COVERED: PARKING UNCOVERED:				RECENT APPEAL HISTORY											
								TAX YEAR	HEARING DATE	APPEAL LEVEL	CASE NUM	STATUS	FINAL ACTION	RESULTS CODE	HEARING VALUE				
								2025 APPRAISED VALUE											
								CLS	LAND	BUILDING	TOTAL								
								2025 SALES DATA											
								DATE	VALIDITY	SALE TYPE	BOOK	PAGE	COV	BUYER NAME	BUYER ADDRESS	TOTAL			
								PARCEL COMMENTS											
								GENCOM:	BK 104 PG 1549 BK 101 PG 857 BK C#04 PG D537 BK 91 PG 289										
								PROP-NC:											
								PROP-COM:											
								OTHCOMP:											
MARKET LAND INFORMATION																			
MTHD	TYPE	ACRE	SQFT	EFF	DPHT	D-FACT	INF1	FACT1	INF2	FACT2	OVRD	RSN	CLS	MODL	BASE SZ	BASE VAL	INC VAL	DEC VAL	VALUE EST
Acre	1-Primary Site - 1	0.20	8500.00											1	1.00	\$31,000.00	\$9,000.00	\$9,000.00	\$23,800.00
Acre	3-Residual - 3	0.43	18780.00											1	1.00	\$7,750.00	\$2,250.00	\$2,250.00	\$6,470.00

TOTAL MARKET LAND VALUE

\$30,270

[illegible]

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