

SNCAMA Property Record Card

Parcel ID: 089-134-19-0-20-03-007.00-0

Quick Ref: R39066

Tax Year: 2027

Run Date: 10/10/2026 9:16:14 AM

OWNER NAME AND MAILING ADDRESS

AP MANAGEMENT LLC

3732 SW TOPEKA BLVD
TOPEKA, KS 66609

PROPERTY SITUS ADDRESS

3732 SW TOPEKA BLVD
Topeka, KS 66609

COUNTRY CLUB MOTEL

LAND BASED CLASSIFICATION SYSTEM

Function: 1330 Hotel / motel **Sfx:** 0
Activity: 1200 Transient living
Ownership: 1100 Private-fee simple
Site: 6000 Developed site - with building

GENERAL PROPERTY INFORMATION

Prop Class: C Commercial & Industrial - C
Living Units: 12
Zoning: C4
Neighborhood: 310.0 310.0 - WEST CENTER AL
Economic Adj. Factor:
Map / Routing: S08 / SO-DPLUS
Tax Unit Group: 001-001

TRACT DESCRIPTION

S19 , T12 , R16 , BEG 633.34 S & 73.2 E NW
COR SEC, E 400, N 172.93, W 400, S 172.93 TO
POB



Image Date: 01/30/2026

PROPERTY FACTORS

Topography: Level - 1
Utilities: All Public - 1
Access: Paved Road - 1
Fronting: Major Strip or CBD - 1
Location: Major Strip - 4
Parking Type: Off Street - 1
Parking Quantity: Adequate - 2
Parking Proximity: On Site - 3
Parking Covered: 0
Parking Uncovered: 57

INSPECTION HISTORY

Date	Time	Code	Reason	Appraiser	Contact	Code
12/16/2025	12:40 PM	VI	P	SRB	Mitul Patel	6
12/19/2024	1:20 PM	VI	P	SLL	Mitul Patel	6
12/12/2023	11:30 AM	VI	R	SLL		

BUILDING PERMITS

Number	Amount	Type	Issue Date	Status	% Comp
22-7070	1	Demo Commercial Building	11/16/2022	V	100
SLL22		Fire Damage	08/20/2021	C	100
SLL17		Demo Commercial Building	08/30/2016	C	100

2027 APPRAISED VALUE

2026 APPRAISED VALUE

Not Yet Available

Cls	Land	Building	Total
C	135,610	51,230	186,840
R	33,900	3,830	37,730
Total	169,510	55,060	224,570

MISCELLANEOUS IMPROVEMENT VALUES

Class	Value	Reason Code
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NEW CONSTRUCTION

Class	Value	Reason Code
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MARKET LAND INFORMATION

Method	Type	Link	AC/SF	Eff FF	Depth	D-Fact	Inf1	Fact1	Inf2	Fact2	OVRD	Rsn	Cls	Model	Base Size	Base Val	Inc Val	Dec Val	Value Est
Soft	1-Primary Site - 1		54,243				0	125					C	5	20,000.00	2.00	2.00	2.00	135,610
Soft	1-Primary Site - 1		13,561				0	125					R	5	20,000.00	2.00	2.00	2.00	33,900

Total Market Land Value 169,510

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GENERAL BUILDING INFORMATION

LBCS Structure Code: 1333-Motel

Bldg No. & Name: 1 COUNTRY CLUB MOTEL OFFICE

Identical Units: 1 No. of Units:

Unit Type:

MS Mult: MS Zip:

APARTMENT DATA

1 2 3 4 5 6 7 8

Units: 1

BR Type: 3

Baths: 1.5

IMPROVEMENT COST SUMMARY

Building RCN: 186,270

Mkt Adj: 100 Eco Adj:

Building Value: 37,260

Other Improvement RCN: 137,660

Other Improvement Value: 18,050

CALCULATED VALUES

Cost Land: 169,510

Cost Building: 156,220

Cost Total: 325,730

Income Value: 220,340

Market Value:

MRA Value:

FINAL VALUES

Value Method: INCOME

Land Value: 169,510

Building Value: 55,230

Final Value: 224,740

Prior Value:



COMMERCIAL BUILDING SECTIONS & BASEMENTS

Sec	Occupancy	MSCIs	Rank	Yr Blt	Eff Yr	Levels	Stories	Area	Perim	Hgt	Phys	Func	Econ	OVR %	Rsn	Inc Use	Net Area	Cls	RCN	% Gd	Value
1	343-Motel	C	1.00	1962		01 / 01		1,485	150	8	2	2				081		R	168,430	20	33,690
2	343-Motel	C	1.00	1962		01 / 01		135	24	8	2	2				086		C	17,850	20	3,570

OTHER BUILDING IMPROVEMENTS

No.	Link	Occupancy	MSCIs	Rank	Qty	Yr Blt	Eff Yr	LBCS	Area	Perim	Hgt	Dimensions	Stories	Phys	Func	Econ	OVR%	Rsn	Cls	RCN	%Gd	Value
1		163-Site Improvements	P	2.00	1	1997			10		8		1.00	2	2					94,850	13	12,330
2		163-Site Improvements	P	2.00	1	1997			10		8		1.00	2	2					14,460	13	1,880
3		163-Site Improvements	M	2.00	1	1964			10		8		1.00	2	2					11,050	13	1,440
4		163-Site Improvements	S	2.00	1	1994			10		8		1.00	2	2					1,160	26	300
5		163-Site Improvements	M	2.00	1	1964			10		8		1.00	2	2					16,150	13	2,100

COMMERCIAL BUILDING SECTION COMPONENTS

Sec	Code	Units	Pct	Size	Other	Rank	Year
1	612-Warmed and Cooled Air		100				
1	812-Concrete Block		100				
1	8065-Canopy, Retail Wood Frame	42					
2	612-Warmed and Cooled Air		100				
2	812-Concrete Block		100				

OTHER BUILDING IMPROVEMENT COMPONENTS

No.	Code	Units	Pct	Size	Other	Rank	Year
1	8350-Paving, Asphalt with Base	18,275		10			
2	8355-Paving, Concrete with Base	1,880		10			
3	6605024-Treat Wood Fence, 6' Solid B	300					
4	6604001-Chain Link Fence, Galvanize	71			4		
5	6604050-Common Brick Wall	535			8		

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GENERAL BUILDING INFORMATION

LBCS Structure Code: 1333-Motel

Bldg No. & Name: 2 COUNTRY CLUB MOTEL

Identical Units: 1 No. of Units: 6

Unit Type:

MS Mult: MS Zip:

APARTMENT DATA

1 2 3 4 5 6 7 8

Units:

BR Type:

Baths:

08913419020030070008
3732 SW TOPEKA BLVD
BUILDING #2R39066
07/14/2015 SLI8065 - Canopy Retail, Wood
508 sf

IMPROVEMENT COST SUMMARY

Building RCN: 300,340
Mkt Adj: 100 Eco Adj:
Building Value: 60,070
Other Improvement RCN: 0
Other Improvement Value: 0

CALCULATED VALUES

Cost Land: 169,510
Cost Building: 156,220
Cost Total: 325,730
Income Value: 220,340
Market Value:
MRA Value:

FINAL VALUES

Value Method: INCOME
Land Value: 169,510
Building Value: 55,230
Final Value: 224,740
Prior Value:

COMMERCIAL BUILDING SECTIONS & BASEMENTS

Sec	Occupancy	MSCls	Rank	Yr Blt	Eff Yr	Levels	Stories	Area	Perim	Hgt	Phys	Func	Econ	OVR %	Rsn	Inc Use	Net Area	Cls	RCN	% Gd	Value
1	343-Motel	C	0.84	1960		01 / 01		2,735	334	8	2	2				021			300,340	20	60,070

COMMERCIAL BUILDING SECTION COMPONENTS

Sec	Code	Units	Pct	Size	Other	Rank	Year
1	616-Ind Thu-Wall Heat Pump		100				
1	812-Concrete Block		100				
1	8065-Canopy, Retail Wood Frame	508					

OTHER BUILDING IMPROVEMENT COMPONENTS

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GENERAL BUILDING INFORMATION

LBCS Structure Code: 1333-Motel

Bldg No. & Name: 3 COUNTRY CLUB MOTEL

Identical Units: 1 No. of Units: 6

Unit Type:

MS Mult: MS Zip:

APARTMENT DATA

1 2 3 4 5 6 7 8

Units:

BR Type:

Baths:

IMPROVEMENT COST SUMMARY

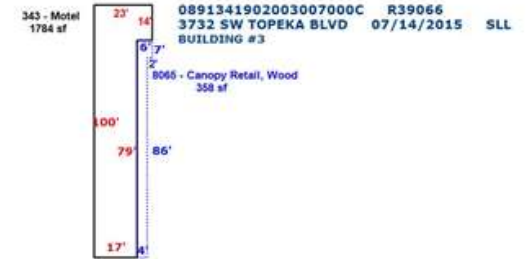
Building RCN: 204,180
Mkt Adj: 100 Eco Adj:
Building Value: 40,840
Other Improvement RCN: 0
Other Improvement Value: 0

CALCULATED VALUES

Cost Land: 169,510
Cost Building: 156,220
Cost Total: 325,730
Income Value: 220,340
Market Value:
MRA Value:

FINAL VALUES

Value Method: INCOME
Land Value: 169,510
Building Value: 55,230
Final Value: 224,740
Prior Value:



COMMERCIAL BUILDING SECTIONS & BASEMENTS

Sec	Occupancy	MSCIs	Rank	Yr Blt	Eff Yr	Levels	Stories	Area	Perim	Hgt	Phys	Func	Econ	OVR %	Rsn	Inc Use	Net Area	Cls	RCN	% Gd	Value
1	343-Motel	C	0.84	1960		01 / 01		1,784	246	8	2	2				021			204,180	20	40,840

COMMERCIAL BUILDING SECTION COMPONENTS

Sec	Code	Units	Pct	Size	Other	Rank	Year
1	616-Ind Thu-Wall Heat Pump		100				
1	812-Concrete Block		100				
1	8065-Canopy, Retail Wood Frame	358					

OTHER BUILDING IMPROVEMENT COMPONENTS

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COMMENTS

IMPROVEMENT COST SUMMARY

Other Improvement RCN: 18,320

Eco Adj: 100

Other Improvement Value: 4,400

AG LAND SUMMARY

Dry Land Acres: 0.00

Irrigated Acres: 0.00

Native Grass Acres: 0.00

Tame Grass Acres: 0.00

Total Ag Acres: 0.00

Total Ag Use Value: 0

Total Ag Mkt Value: 0

OTHER BUILDING IMPROVEMENTS

No.	Link	Occupancy	MSCIs	Rank	Qty	Yr Blt	Eff Yr	LBCS	Area	Perim	Hgt	Dimensions	Stories	Phys	Func	Econ	OVr%	Rsn	Cls	RCN	%Gd	Value
1		153-Residential Garage - Attach	C	1.00	1	1962			576		8	32 X 18	1.00	2	2				R	18,320	24	4,400

