

THE STANLEY FAMILY TRUST
3705 6TH ST SOUTH
ARLINGTON VA 22204

B34199P335

Previous Owner
ROSSINI, THOMAS J
ROSSINI, PATRICE J
C/O STANLEY FAMILY TRUST
ARLINGTON VA 22204
Sale Date: 7/31/2017

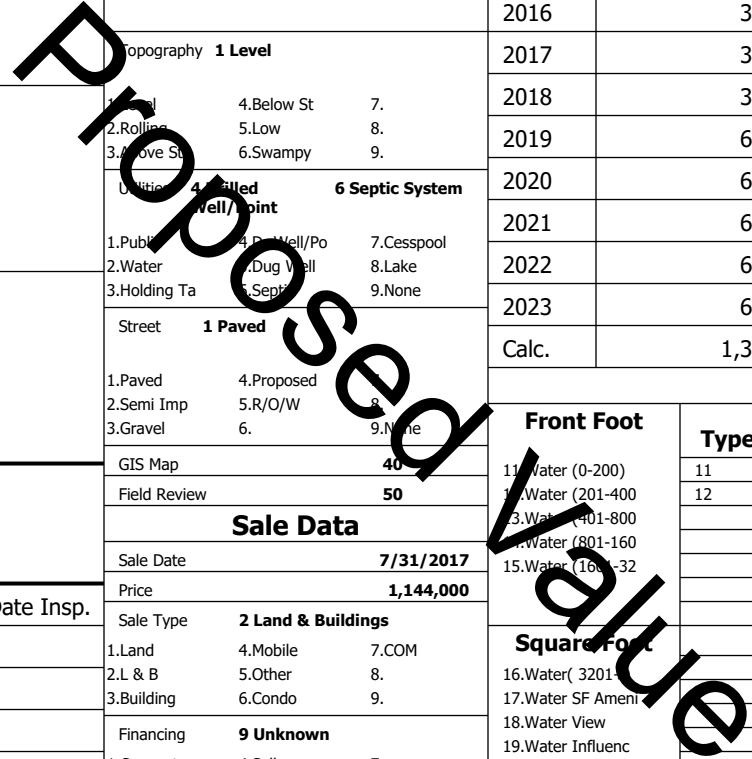
Inspection Witnessed By:

X	Date	Date Insp.
No./Date	Description	Date Insp.

Notes:

Gray

Property Data			Assessment Record						
Neighborhood 5 Little Sebago			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2011	376,038	168,238	0	544,276		
REVIEW 0			2012	376,038	173,697	0	549,735		
Building Permit 0			2013	376,038	173,697	0	549,735		
Zone/Land Use 12 Limited Residential			2014	376,038	173,697	0	549,735		
Secondary Zone			2015	376,000	173,700	0	549,700		
Topography 1 Level			2016	376,000	173,700	0	549,700		
1. Hill 4. Below St 7.			2017	376,000	173,700	0	549,700		
2. Rolling 5. Low 8.			2018	376,000	173,700	0	549,700		
3. Above St 6. Swampy 9.			2019	604,100	288,600	0	892,700		
Utilities 4 Filled Well/Point 6 Septic System			2020	604,100	288,600	0	892,700		
1. Public 4. Dug Well/Po 7. Cesspool			2021	604,100	288,600	0	892,700		
2. Water 8. Lake			2022	604,100	288,600	0	892,700		
3. Holding Ta 9. None			2023	604,100	315,000	0	919,100		
Street 1 Paved			Calc.	1,333,100	480,300	0	1,813,400		
1. Paved 4. Proposed			Land Data						
2. Semi Imp 5. R/O/W			Front Foot	Type	Effective		Influence		Influence Codes
3. Gravel 6. None			11. Water (0-200)	11	Frontage	Depth	Factor	Code	
GIS Map 40			12. Water (201-400)	12					1. Unimproved
Field Review 50			13. Water (401-800)						2. Excess Frtg
Sale Data			14. Water (801-160)						3. Topography
Sale Date 7/31/2017			15. Water (161-32)						4. Size/Shape
Price 1,144,000			16. Water (321-640)						5. Access
Sale Type 2 Land & Buildings			17. Water SF Amen						6. Restriction
1. Land 4. Mobile 7. COM			18. Water View						7. Open Space
2. L & B 5. Other 8.			19. Water Influen						8. Environmental
3. Building 6. Condo 9.			20. ShoreFront A						9. Condo
Financing 9 Unknown			Square Foot	Square Feet					Acres
1. Convent 4. Seller 7.			21. Base Lot	20		0.76	150	%	30. Blueberry(1-20
2. FHA/VA 5. Private 8.			22. Base Lot Vacan						31. Blueberry(21 -
3. Assumed 6. Cash 9. Unknown			23. Base Lot Unpav						32. Crop Land
Validity 1 Arms Length Sale			Acres						33. Pasture
1. Valid 4. Split 7. Multiple			24. Acres to 10						34. Shorefront B
2. Related 5. Partial 8. Other			25. Acres 11-30						35. Shorefront C
3. Distress 6. Exempt 9. Estate			26. Acres 31-50						36. ANTENNA SITE
Verified 5 Public Record			27. Acres 51& over						37. Softwood TG
1. Buyer 4. Agent 7. Family			28. Acres 71 & Ove						38. Mixed Wood TG
2. Seller 5. Pub Rec 8. Other			29. Woods (41+)						39. Hardwood TG
3. Lender 6. MLS 9.			Total Acreage		0.76				40. Wasteland
									41. Woodland
									42. Mobile Home Si
									43. Camp Site
									44. Lot Improvemen
									45. BA SF - Oce
									46. SP Meadow Cond



Gray

Map Lot 040-315-052-000

Account 4114

Location 182 LYONS POINT RD

Card 1

Of 1

8/05/2024

Building Style 2 Ranch	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Garrison 9.NE farm	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Colonia	Secondary Heat 2	2.Inadeq 5. 8.
3.R Ranch/ 7.Contemp 11.Cottage	Heat Type 100% 7 Electric	3. 6. 9.
4.Cape 8.Log 12.Gambrel	1.HWBB 5.FWA 9.None	Attic 9 None
Dwelling Units 1	2.HWCI 6.Monitor 10.UNH2F	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.HWRF 7.Electric 11.Geother	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.Heat/Co	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 100% 4 Warm & Cool Air	Insulation 1 Full
2.2 5.1.75 8.	1.Central 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5. 8.
Exterior Walls 1 Clapboard	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clapboar 5.Stucco 9.B & B	Kitchen Style 1 Modern	Unfinished % 0%
2.Vin/Al 6.Brick 10.Cemplan	1.Modern 4.Obsolete	Grade & Factor 5 Very Good 100%
3.Compos./ 7.Stone 11.Concret	2.Typical 5. 8.	1.E Grade 4.B Grade 7.SC Grade
4.Asbestos 8.Wood Shi 12.Wood Bo	3.Old Type 6. 9.None	2.C Grade 5.A Grade 8.
Roof Surface 1 Asphalt Shingles	Bath(s) Style 1 Modern Bath(s)	3.O Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.Other	1.Modern 4.Obsolete 7.	SQFT (Footprint) 1512
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition 5 Good
3.Metal 6.Roll Roo 9.	3.Old Type 6. 9.None	1.Poor Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair Avg 8.Exc
SOLAR VOLTAIC 0	# Bedrooms 3	3.Avg- Good 9.Same
OPEN-4- 0	# Full Baths 2	Phys. % Good 0%
Year Built 1975	# Half Baths 1	Funct. % Good 100%
Year Remodeled 2003	# Addn Fixtures 1	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 1	1.Incomp 4.Delap 5.Layoff
1.Concrete 4.Wood 7.		2.O-Built 5.Bsmt 8.Long term
2.C Block 5.Slab 8.		3.Damage 6.Style None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 5 Crawl Space		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.No Power 6.Obsolete
2.1/2 Bmt 5.Crw 8.		1.Location 4.Generate 9.None
3.3/4 Bmt 6. 9.None		2.Encroach 5.Flood Pl 9.
Bsmt Gar # Cars 0		Entrance Code 5 Estimated
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 8/19/2015

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
21 Open Frame	0	378	0 0	0	0	100 %	
1 One Story Frame	2006	340	0 0	0	0	100 %	
68 Wood Deck	2006	180	0 0	0	0	100 %	
23 Frame Garage	0	816	0 0	0	0	100 %	
24 Frame Shed	2014	96	4 100	5	0	100 %	
24 Frame Shed	2006	55	3 100	5	0	100 %	
68 Wood Deck	2006	160	0 0	0	0	100 %	
90 Generator	2006	1	0 0	0	0	100 %	
						%	
						%	

