

Ownership Description	Assessment Summary																																																																																				
Name: NARRABEEN PROPERTIES LP 1309 LAWSON MIDLAND TX 79701 Subd.: 01280 36-18-30 COUNTY COURT PLAT S-T-R: 36-18-30 Acres: T.D.: 501 SPRINGDALE SCH, SPG Location: 709 E MEADOW AVE Legal: PT LOT 59 SE SE 92.75 X 210 FURTHER DESCRIBED FROM 2015-79 AS: Part of the Southeast Quarter (SE-1/4) of the Southeast Quarter (SE-1/4) of Section 36, Township 18 North, Range 30 West, of the Fifth Principal Meridian, Washington County, Arkansas, being	<table border="1" style="width:100%; border-collapse: collapse;"> <tr> <td>Type: RI Res.Impr</td> <td>Year 2023 20%</td> <td>2022 20%</td> </tr> <tr> <td>Taxable: N No Adj</td> <td>Land 59,500 11,900</td> <td>35,000 7,000</td> </tr> <tr> <td>Neigh: SDROL2</td> <td>Bldgs 95,050 19,010</td> <td>67,250 13,450</td> </tr> <tr> <td>Owner: 660869</td> <td>Total 154,550 30,910</td> <td>102,250 20,450</td> </tr> <tr> <td>Status: Tax Status:</td> <td colspan="2"></td> </tr> <tr> <td>Block: Lot:</td> <td colspan="2"></td> </tr> </table>	Type: RI Res.Impr	Year 2023 20%	2022 20%	Taxable: N No Adj	Land 59,500 11,900	35,000 7,000	Neigh: SDROL2	Bldgs 95,050 19,010	67,250 13,450	Owner: 660869	Total 154,550 30,910	102,250 20,450	Status: Tax Status:			Block: Lot:																																																																				
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Trend	Street	Utilities	Topography	Landscaping
<input type="checkbox"/> Improving	<input type="checkbox"/> Concrete	<input type="checkbox"/> No Water	<input type="checkbox"/> High	<input type="checkbox"/> Excellent
<input checked="" type="checkbox"/> Static	<input checked="" type="checkbox"/> Asphalt	<input type="checkbox"/> No Sewer	<input type="checkbox"/> Low	<input type="checkbox"/> Good
<input type="checkbox"/> Declining	<input type="checkbox"/> ChatSeal	<input type="checkbox"/> No Gas	<input type="checkbox"/> Rough	<input checked="" type="checkbox"/> Average
<input type="checkbox"/> New	<input type="checkbox"/> Gravel	<input type="checkbox"/> No Electric	<input checked="" type="checkbox"/> Flat	<input type="checkbox"/> Poor
<input type="checkbox"/> Old	<input type="checkbox"/> Dirt	<input type="checkbox"/> No Telephone	<input type="checkbox"/> Sloping	<input type="checkbox"/> None

Building Permit Record			
Date	Amount	Purpose	Note
6/1/2006		RM Remod	FOR 2006: FIRE DAMAGE REPAIR IS COMPLETE.
3/10/2005		RM Remod	FOR 2005: RECHECK 2006 FOR ANY CHANGES, PERMIT
12/10/2004	500	RM Remod	REPAIR FIRE DAMAGE.

Ownership Record						
Date	Book	Page/Inst#	Amount	Type	Grantee	Remarks
4/20/2022	2022-14917			RD	NARRABEEN PROPERTIES LP	RNL 5-5-22
1/7/2015	2015-1241			SW	NARRABEEN PROPERTIES LP	RED 1-27-15 NO REV MAPPED BY RNL
12/29/2014	2015-79		50,000	SW	CANNON, JASON	NLB 12-29-14
3/29/2011	2011-9236		1,925,000	WD	HPI SPRINGDALE LLC	SBD 4-6-2011

Land Record											815/815-28479-000				
Sub	PT	Size/Front	Size Pri/Sec	Depth	Adj	Rate	Pri/Sec	O	Adj1	%	Adj2	%	Value	NC	HS
	HL	1.000	1.000		.000	85000.00		S	-20	F	-10		59,500		
			0.000			0.00									

Total: 59,500



Occupancy	Construction	1st Flr	Total Liv	Grade	Age	YC	YR	Cond	Replace	Rem %	Physical	Functional	External	Actual	NC	HS
SingleF	ONE	MasonVen	1,196	1,196	4	70	1953	A	153,790	600	92,274			92,274		
OB/YI Total Contributory Value (RCN x Accrued Depreciation x Market Adjustment + Flatted Items + Other Additives)													2,785			
Total													95,050			

Ext Wall	Roof Type	Sketch Area	Building Computation									
STONE VEN	<input type="checkbox"/> Hip		Base Price			38.49						
<input type="checkbox"/> Low Cost	<input type="checkbox"/> Mansard		+/- Grade	1.000								
<input type="checkbox"/> Standard	<input type="checkbox"/> Gambrel		Story Hgt Factor	1.000								
<input type="checkbox"/> Comb M/F	<input type="checkbox"/> Arched		Grade Adj Factor	.805								
<input checked="" type="checkbox"/> MasonVen	<input checked="" type="checkbox"/> Gable		Composite Factor		.805							
<input type="checkbox"/> Other	<input type="checkbox"/> Flat		Adj Price per SF			30.98						
Foundation	<input type="checkbox"/> Dormer		Total Base SF			1,196						
<input type="checkbox"/> Open Pier	<input type="checkbox"/> HipGable		Base Value			37,052						
<input checked="" type="checkbox"/> Closed Pier	<input type="checkbox"/> Other		Adjustments to Base									
<input type="checkbox"/> Slab	Roof Cover		Item	S.F./Qty	Rate	Total						
<input type="checkbox"/> Other	<input checked="" type="checkbox"/> Asp Shing	Foundation	1,196									
Floor Struct	<input type="checkbox"/> Fib Shing	Floor Structure	1,196									
<input checked="" type="checkbox"/> Wood SubF	<input type="checkbox"/> Wd Shing	Ins Floor										
<input type="checkbox"/> Elev Slab	<input type="checkbox"/> Wd Shakes	Ins Wall										
<input type="checkbox"/> Slab Grade	<input type="checkbox"/> Clay/Slate	Ins Ceiling										
<input type="checkbox"/> Other	<input type="checkbox"/> GalvAlum	Heat & Cool	1,196	2.75	3,289							
Insulation	<input type="checkbox"/> Other	Floor Cover	1,196	1.46	1,746							
<input type="checkbox"/> Floor	Plumbing	Roof Cover	1,196									
<input checked="" type="checkbox"/> Wall	Full 1	Plumbing	-2	521.00	-1,042							
<input checked="" type="checkbox"/> Ceiling	Half	Fireplace										
Heat/Cool	Extra	Basement										
<input type="checkbox"/> None	Fireplaces	Base Structure and Additive Items										
<input type="checkbox"/> Hot Air/F	Type	Item	Area	Rate	Factor REL	Total	NC	HS				
<input type="checkbox"/> F/W Furn	Count	A MN	1196	38.49	.805	37,052						
<input checked="" type="checkbox"/> Central		B FUA	480	11.26	.881	4,762						
<input type="checkbox"/> Elec Base		C OP	72	12.26	.881	778						
<input type="checkbox"/> Elec Ceil		D PCB	56	8.18	.917	420						
<input type="checkbox"/> Other		E CS	180	1.91	.917	315						
Floor Cover		Outbuildings and Yard Improvements										
<input type="checkbox"/> None	Item	Type	Qty1	Qty2	UMQR	Age	Rate	Grade	Rem %	Value	NC	HS
<input type="checkbox"/> Softwood	CDW		20	14			1.83	1.000	60	307		
<input type="checkbox"/> HW Sheath	CLF4		145				5.06	1.000	750	550		
<input type="checkbox"/> HW Parq	ADW				1		.00N	1.000				
<input type="checkbox"/> Linoleum												
<input checked="" type="checkbox"/> CarpetTile												
<input type="checkbox"/> Cer Tile												
<input type="checkbox"/> Stone												
<input type="checkbox"/> Other												
Basement												
<input type="checkbox"/> Unfinished												
<input type="checkbox"/> Finished												
<input type="checkbox"/> Fin Part												
Total									857			

Total of Above 47,320
 Market Adjustment 3,250
 Total Structure RCN 153,790
 Inspected: JJC 1/19/2023 Contact: PI
 Revisited: Int.Est?:
 Entered: EEK 2/3/2023 Sk. File:
 Printed: 8/26/2025 Status: