

| | | | | | | | | | | | | | | | |
|--|--|--|--|---------------------------|--|--|--|----------|--|--------------|--|----------|--|-------------------|--|
| Situs : 9920 OAKDELL DR KANSAS CITY MO 64114 | | | | Map ID: 48820021800000000 | | | | Class: R | | Card: 1 of 1 | | JUR: 048 | | Printed: 09/12/23 | |
|--|--|--|--|---------------------------|--|--|--|----------|--|--------------|--|----------|--|-------------------|--|

| | | | | | | | | | | | |
|--|--|--|--|---|--|--|--|--|--|--|--|
| Ownership & Parcel Description: KINSELLA DEBORAH A 9920 OAKDELL DR KANSAS CITY MO 64114 Nbhd 2500 TCA 007 Acres .23 LUC 1110 | | | | General Information Legal OAK DELL LOT 18 BLK 2 | | | | | | | |
|--|--|--|--|---|--|--|--|--|--|--|--|

| | | | | | | | | | | | |
|--|--|--|--|--|--|--|--|--|--|--|--|
| TIFs TIF Name First Yr Last Yr | | | | Exemptions Code Description Start Date End Year | | | | | | | |
|--|--|--|--|--|--|--|--|--|--|--|--|

| Land Information <table border="1"> <thead> <tr> <th>Class</th> <th>Code</th> <th>Type</th> <th>Size</th> <th>Infl. Factors</th> <th>Influence %</th> <th>Value</th> </tr> </thead> <tbody> <tr> <td>R</td> <td>Primary Site</td> <td>SF</td> <td>10,019</td> <td></td> <td></td> <td></td> </tr> <tr> <td colspan="5"></td> <td>Total</td> <td></td> </tr> </tbody> </table> | | | | | | | Class | Code | Type | Size | Infl. Factors | Influence % | Value | R | Primary Site | SF | 10,019 | | | | | | | | | Total | | Assessment Information <table border="1"> <thead> <tr> <th colspan="2"></th> <th>Residential</th> <th>Commercial</th> <th>Agricultural</th> <th>Total</th> </tr> </thead> <tbody> <tr> <td rowspan="3"><u>Market</u></td> <td>Land</td> <td>20,140</td> <td>0</td> <td>0</td> <td>20,140</td> </tr> <tr> <td>Building</td> <td>164,920</td> <td>0</td> <td>0</td> <td>164,920</td> </tr> <tr> <td>Total</td> <td>185,060</td> <td>0</td> <td>0</td> <td>185,060</td> </tr> <tr> <td rowspan="3"><u>Assessed</u></td> <td>Land</td> <td>3,827</td> <td>0</td> <td>0</td> <td>3,827</td> </tr> <tr> <td>Building</td> <td>31,335</td> <td>0</td> <td>0</td> <td>31,335</td> </tr> <tr> <td>Total</td> <td>35,162</td> <td>0</td> <td>0</td> <td>35,162</td> </tr> <tr> <td colspan="2">New Con. Val</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td> </tr> <tr> <td colspan="6"> Date Last Value Change Notice Sent: Last Reason for Change: Reappraisal </td> </tr> </tbody> </table> | | | | | | | Residential | Commercial | Agricultural | Total | <u>Market</u> | Land | 20,140 | 0 | 0 | 20,140 | Building | 164,920 | 0 | 0 | 164,920 | Total | 185,060 | 0 | 0 | 185,060 | <u>Assessed</u> | Land | 3,827 | 0 | 0 | 3,827 | Building | 31,335 | 0 | 0 | 31,335 | Total | 35,162 | 0 | 0 | 35,162 | New Con. Val | | 0 | 0 | 0 | 0 | Date Last Value Change Notice Sent: Last Reason for Change: Reappraisal | | | | | |
|---|--------------|-------------|------------|---------------|-------------|-------|-------|------|------|------|---------------|-------------|-------|---|--------------|----|--------|--|--|--|--|--|--|--|--|-------|--|---|--|--|--|--|--|--|-------------|------------|--------------|-------|---------------|------|--------|---|---|--------|----------|---------|---|---|---------|-------|---------|---|---|---------|-----------------|------|-------|---|---|-------|----------|--------|---|---|--------|-------|--------|---|---|--------|--------------|--|---|---|---|---|--|--|--|--|--|--|
| Class | Code | Type | Size | Infl. Factors | Influence % | Value | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| R | Primary Site | SF | 10,019 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | Total | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | Residential | Commercial | Agricultural | Total | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| <u>Market</u> | Land | 20,140 | 0 | 0 | 20,140 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | Building | 164,920 | 0 | 0 | 164,920 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | Total | 185,060 | 0 | 0 | 185,060 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| <u>Assessed</u> | Land | 3,827 | 0 | 0 | 3,827 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | Building | 31,335 | 0 | 0 | 31,335 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | Total | 35,162 | 0 | 0 | 35,162 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| New Con. Val | | 0 | 0 | 0 | 0 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Date Last Value Change Notice Sent: Last Reason for Change: Reappraisal | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |

| 3 Year Value History <table border="1"> <thead> <tr> <th>Year</th> <th>Market Total</th> <th>Assessed Total</th> </tr> </thead> <tbody> <tr> <td>2023</td> <td>185,060</td> <td>35,162</td> </tr> <tr> <td>2022</td> <td>122,000</td> <td>23,180</td> </tr> <tr> <td>2021</td> <td>122,000</td> <td>23,180</td> </tr> </tbody> </table> | | | | Year | Market Total | Assessed Total | 2023 | 185,060 | 35,162 | 2022 | 122,000 | 23,180 | 2021 | 122,000 | 23,180 | Comparable Sales Summary <table border="1"> <thead> <tr> <th>Parcel ID</th> <th>Sale Date</th> <th>Sale Price</th> <th>TLA</th> <th>Style</th> <th>Yr Built</th> <th>Grade</th> </tr> </thead> <tbody> <tr> <td>48820061000000000</td> <td>15-AUG-22</td> <td>250,000</td> <td>1,323</td> <td>02</td> <td>1973</td> <td>C</td> </tr> <tr> <td>48820034800000000</td> <td>06-OCT-22</td> <td>180,000</td> <td>1,050</td> <td>03</td> <td>1960</td> <td>C</td> </tr> <tr> <td>48820010500000000</td> <td>02-JUN-22</td> <td>240,000</td> <td>1,475</td> <td>02</td> <td>1965</td> <td>C</td> </tr> <tr> <td>48820034100000000</td> <td>23-JUN-22</td> <td>220,000</td> <td>1,008</td> <td>03</td> <td>1963</td> <td>C</td> </tr> <tr> <td>48530120100000000</td> <td>07-MAY-21</td> <td>235,000</td> <td>1,416</td> <td>02</td> <td>1965</td> <td>C</td> </tr> </tbody> </table> | | | | Parcel ID | Sale Date | Sale Price | TLA | Style | Yr Built | Grade | 48820061000000000 | 15-AUG-22 | 250,000 | 1,323 | 02 | 1973 | C | 48820034800000000 | 06-OCT-22 | 180,000 | 1,050 | 03 | 1960 | C | 48820010500000000 | 02-JUN-22 | 240,000 | 1,475 | 02 | 1965 | C | 48820034100000000 | 23-JUN-22 | 220,000 | 1,008 | 03 | 1963 | C | 48530120100000000 | 07-MAY-21 | 235,000 | 1,416 | 02 | 1965 | C |
|---|--------------|----------------|-------|-------|--------------|----------------|------|---------|--------|------|---------|--------|------|---------|--------|--|--|--|--|-----------|-----------|------------|-----|-------|----------|-------|-------------------|-----------|---------|-------|----|------|---|-------------------|-----------|---------|-------|----|------|---|-------------------|-----------|---------|-------|----|------|---|-------------------|-----------|---------|-------|----|------|---|-------------------|-----------|---------|-------|----|------|---|
| Year | Market Total | Assessed Total | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2023 | 185,060 | 35,162 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2022 | 122,000 | 23,180 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2021 | 122,000 | 23,180 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Parcel ID | Sale Date | Sale Price | TLA | Style | Yr Built | Grade | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 48820061000000000 | 15-AUG-22 | 250,000 | 1,323 | 02 | 1973 | C | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 48820034800000000 | 06-OCT-22 | 180,000 | 1,050 | 03 | 1960 | C | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 48820010500000000 | 02-JUN-22 | 240,000 | 1,475 | 02 | 1965 | C | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 48820034100000000 | 23-JUN-22 | 220,000 | 1,008 | 03 | 1963 | C | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 48530120100000000 | 07-MAY-21 | 235,000 | 1,416 | 02 | 1965 | C | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |

| Sales/Ownership History <table border="1"> <thead> <tr> <th>Transfer Date</th> <th>Price Type</th> <th>Instrument No.</th> <th>Deed Type</th> <th>Grantor</th> <th>Grantee</th> </tr> </thead> <tbody> <tr> <td>04/15/02</td> <td>Land & Building</td> <td>2002K0021972</td> <td>Quit Claim Deed</td> <td>WAGNER ANGELINA T</td> <td>KINSELLA DEBORAH A</td> </tr> </tbody> </table> | | | | | | Transfer Date | Price Type | Instrument No. | Deed Type | Grantor | Grantee | 04/15/02 | Land & Building | 2002K0021972 | Quit Claim Deed | WAGNER ANGELINA T | KINSELLA DEBORAH A |
|--|-----------------|----------------|-----------------|-------------------|--------------------|---------------|------------|----------------|-----------|---------|---------|----------|-----------------|--------------|-----------------|-------------------|--------------------|
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| | | | | | |
|--|---------------------------|----------|--------------|----------|-------------------|
| Situs : 9920 OAKDELL DR KANSAS CITY MO 64114 | Map ID: 48820021800000000 | Class: R | Card: 1 of 1 | JUR: 048 | Printed: 09/12/23 |
|--|---------------------------|----------|--------------|----------|-------------------|

| Dwelling Information | | | |
|-----------------------|-------------|-----------------|------|
| Style | Split Level | Year Built | 1961 |
| Story height | 1 | Eff Year Built | |
| Attic | None | Year Remodeled | |
| Exterior Walls | Asbestos | | |
| Masonry Trim | | | |
| Basement | | | |
| Basement | Full | # Car Bsmt Gar | |
| FBLA Size | | FBLA Type | |
| Rec Room Size | 286 | Rec Rm Type | |
| Heating & Cooling | | Fireplaces | |
| Heat Type | Heat & Ac | Stacks | 1 |
| Fuel Type | Gas | Openings | 1 |
| System Type | Forced Air | Pre-Fab | 0 |
| Room Detail | | | |
| Bedrooms | 3 | Full Baths | 2 |
| Family Rooms | | Half Baths | 1 |
| Kitchens | | Extra Fixtures | 0 |
| Total Rooms | | | |
| Kitchen Remod | | Bath Remod | |
| Adjustments | | | |
| Cathedral Ceiling | | Unfinished Area | |
| | | Unheated Area | |
| Grade & Depreciation | | | |
| Grade | C | Market Adj | |
| Grade Desc | Average | Functional | |
| CDU | Average | Economic | |
| Cost & Design | | % Good Ovr | |
| % Complete | 100 | | |
| Dwelling Computations | | | |
| Base Price | | % Good | |
| Plumbing | | % Good Override | |
| Basement | | Functional | |
| Heating | | Economic | |
| Attic | | Disaster% | |
| Other Features | | C&D Factor | |
| | | Adj Factor | |
| Subtotal | | Additions | |
| Ground Floor Area | 528 | | |
| Total Living Area | 1,108 | Dwelling Value | |

| Dwelling Additions | | | | | | | | | | | | | |
|--------------------|---------|--------|--------|----------|------|----------|-------|------|-----|-------|-------|-------|-----------|
| Line | L | F | S | T | Area | Yr Built | Grade | Desc | Cdu | Value | NewCM | PCT | |
| A | 0 | | | | 528 | | | | | | | | |
| B | 2 | | 33 | | 24 | | | | | | | | |
| C | 3 | | 33 | | 240 | | | | | | | | |
| D | 5 | 56 | 10 | | 242 | | | | | | | | |
| E | 7 | | 16 | | 52 | | | | | | | | |
| F | 8 | 55 | 10 | | 286 | | | | | | | | |
| Outbuilding Data | | | | | | | | | | | | | |
| L | Cd | WxH | Area | Yr Blt | Gd | CDU | Md1 | Md2 | Md3 | Class | Rate | Value | NewCM PCT |
| 1 | RS1 | 10x10 | | 100 1961 | C | A | | | | | 19.9 | | |
| Permit Information | | | | | | | | | | | | | |
| Tracking Date | Purpose | Status | Number | Notes | | | | | | | | | |

