

32-005-013 S WALTER REED DR ARLINGTON VA 22204**(Inactive)****General Information**

Owner EVG-CP LLC	Legal Description OUTLOT A CAPSTONE'S ADD ARLINGTON 1548 SQ FT		
Mailing Address 3684 CENTERVIEW DRIVE #120 CHANTILLY VA 20151	Trade Name COLUMBIA PLACE		
Year Built N/A	Units N/A	EU# N/A	
Property Class Code 312-Apartment - Mid-rise	Zoning CP-FBC	Lot Size 1548	
Neighborhood# 880000	Map Book/Page 074-05	Polygon 32005013	
Site Plan FBC 3223	Rezoning N/A	Tax Exempt No	

Assessment History

Effective Date	Change Reason	Land Value	Improvement Value	Total Value
1/1/2015	01- Annual	\$105,600	\$262,200	\$367,800
1/1/2014	01- Annual	\$102,000	\$26,900	\$128,900

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Property Sales History

Grantee	Sales Date	Sales Price	Sales Code	Deed Book / Page #	Deed Doc ID#
EVG-CP LLC	1/9/2013	\$1,948,000	4-Multiple RPCs, Not A Coded S	4643/1628	
COLUMBIA PLACE LLC	5/21/2004	\$0	F-Multiple RPCs Not Market Sal	3710/2133	
COLUMBIA STATION LLC	3/25/2004	\$2,500,000	4-Multiple RPCs, Not A Coded S	3673/1980	
ARLINGTON HEIGHTS PROP ETAL	5/3/2001	\$0	D-Resub/Declaration	3142/0122	
CAPSTONE PROPERTIES LC	4/9/2001	\$250,000	B-Not Previously Assessed	3142/0153	

Neighborhood 880000 Sales between 7/1/2020 and 12/31/2023

RPC	Address	Sales Date	Sales Price	Sales Code	Deed Book / Page #	Deed Doc ID#
29-018-003	4510 31st ST S	5/1/2023	\$85,000,000	4-Multiple RPCs, Not A Coded S	/	20230100005457
29-003-009	4501 31st ST S	5/1/2023	\$85,000,000	4-Multiple RPCs, Not A Coded S	/	20230100005457
31-001-034	17th ST S	3/31/2023	\$260,000	L-Land Sale	/	20230100003379
31-001-034	17th ST S	3/31/2023	\$0	2-Sale or Gift to Relative	/	20230100003331
37-027-006	2868 FORT SCOTT DR	3/17/2023	\$5,500,000		/	20230100002611
38-011-006	2300 25th ST S	12/22/2022	\$20,800,000		/	20220100020932
28-004-212	5500 COLUMBIA PIKE	11/2/2022	\$0	A-Correction Deed	/	20220100018747
35-001-374	1331 S EADS ST	5/17/2022	\$305,200,000	4-Multiple RPCs, Not A Coded S	/	20220100010734
35-001-376	1221 S EADS ST	5/17/2022	\$305,200,000	4-Multiple RPCs, Not A Coded S	/	20220100010734
22-014-402	855 S GREENBRIER ST	4/22/2022	\$0	D-Resub/Declaration	/	20220100007977
22-014-403	835 S GREENBRIER ST	4/22/2022	\$0	D-Resub/Declaration	/	20220100007977
32-001-007	1200 S COURTHOUSE RD	4/19/2022	\$91,500,000		/	20220100007716
36-018-014	1900 S EADS ST	2/17/2022	\$0	D-Resub/Declaration	/	20220100003349
36-018-014	1900 S EADS ST	2/17/2022	\$0	D-Resub/Declaration	/	20220100003349
35-003-006	1311 S FERN ST	1/20/2022	\$200,500,000	4-Multiple RPCs, Not A Coded S	/	20220100001499
35-003-007	1301 S FERN ST	1/20/2022	\$200,500,000	4-Multiple RPCs, Not A Coded S	/	20220100001499
35-003-008	1221 S FERN ST	1/20/2022	\$200,500,000	4-Multiple RPCs, Not A Coded S	/	20220100001499
24-031-015	323 S VEITCH ST	1/14/2022	\$2,200,000		/	20220100001221
27-002-006	4200 13th RD S	12/29/2021	\$425,000,000	4-Multiple RPCs, Not A Coded S	/	20220100000183
27-002-005	4202 12th RD S	12/29/2021	\$425,000,000	4-Multiple RPCs, Not A Coded S	/	20220100000183
27-002-001	1100 S THOMAS ST	12/29/2021	\$425,000,000	4-Multiple RPCs, Not A Coded S	/	20220100000183
27-002-004	4200 COLUMBIA PIKE	12/29/2021	\$425,000,000	4-Multiple RPCs, Not A Coded S	/	20220100000183
27-002-010	4301 16th ST S	12/29/2021	\$425,000,000	4-Multiple RPCs, Not A Coded S	/	20220100000183
27-007-077	4201 S FOUR MILE RUN DR	12/29/2021	\$425,000,000	4-Multiple RPCs, Not A Coded S	/	20220100000183
27-003-001	4501 S FOUR MILE RUN DR	12/29/2021	\$425,000,000	4-Multiple RPCs, Not A Coded S	/	20220100000183

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27-004-003	4419 S FOUR MILE RUN DR	12/29/2021	\$425,000,000	4-Multiple RPCs, Not A Coded S	/	20220100000183
25-021-037	1957 COLUMBIA PIKE	12/25/2021	\$110,975,000	4-Multiple RPCs, Not A Coded S	/	20210100040761
25-021-033	COLUMBIA PIKE	12/15/2021	\$110,975,000	4-Multiple RPCs, Not A Coded S	/	20210100040761
25-021-039	1941 COLUMBIA PIKE	12/15/2021	\$110,975,000	4-Multiple RPCs, Not A Coded S	/	20210100040761
25-021-045	COLUMBIA PIKE	12/15/2021	\$110,975,000	4-Multiple RPCs, Not A Coded S	/	20210100040761
25-021-031	911 S SCOTT ST	12/15/2021	\$110,975,000	4-Multiple RPCs, Not A Coded S	/	20210100040761
25-021-032	S SCOTT ST	12/15/2021	\$110,975,000	4-Multiple RPCs, Not A Coded S	/	20210100040761
25-021-040	914 S TAFT ST	12/15/2021	\$110,975,000	4-Multiple RPCs, Not A Coded S	/	20210100040761
25-021-044	COLUMBIA PIKE	12/15/2021	\$110,975,000	4-Multiple RPCs, Not A Coded S	/	20210100040761
25-021-034	COLUMBIA PIKE	12/15/2021	\$110,975,000	4-Multiple RPCs, Not A Coded S	/	20210100040761
25-021-038	COLUMBIA PIKE	12/15/2021	\$110,975,000	4-Multiple RPCs, Not A Coded S	/	20210100040761
25-021-051	S SCOTT ST	12/15/2021	\$110,975,000	4-Multiple RPCs, Not A Coded S	/	20210100040761
25-021-035	COLUMBIA PIKE	12/15/2021	\$110,975,000	4-Multiple RPCs, Not A Coded S	/	20210100040761
34-020-283	2050 S BELL ST	12/2/2021	\$0	D-Resub/Declaration	/	20210100038593
34-020-284	2051 S BELL ST	12/2/2021	\$0	D-Resub/Declaration	/	20210100038593
34-020-282	2050 S BELL ST	11/8/2021	\$0	5-Not Market Sale	/	20210100036390
34-020-282	2050 S BELL ST	10/8/2021	\$0	D-Resub/Declaration	/	20210100031980
34-020-030	320 23rd ST S	9/30/2021	\$0	5-Not Market Sale	/	20210100033009
35-003-003	550 14th RD S	9/29/2021	\$0	F-Multiple RPCs Not Market Sal	/	20210100033057
34-024-457	305 10th ST S	9/29/2021	\$0	5-Not Market Sale	/	20210100033014
35-003-004	1411 S FERN ST	9/29/2021	\$0	F-Multiple RPCs Not Market Sal	/	20210100033057
35-003-005	1401 S FERN ST	9/29/2021	\$0	F-Multiple RPCs Not Market Sal	/	20210100033057
34-020-253	1515 RICHMOND HWY	9/29/2021	\$0	5-Not Market Sale	/	20210100033020
25-017-098	2301 COLUMBIA PIKE	8/26/2021	\$80,100,000		/	20210100030403
22-004-015	5309 8th RD S	8/13/2021	\$16,500,000		/	20210100028396
33-006-032	1420 S ROLFE ST	7/14/2021	\$2,300,000		/	20210100025193
36-018-019	S EADS ST	5/5/2021	\$6,996,000		/	20210100017424
33-006-032	1420 S ROLFE ST	4/27/2021	\$0	D-Resub/Declaration	/	20210100015463
22-011-159	5551 COLUMBIA PIKE	3/31/2021	\$7,500,000		/	20210100012179
36-018-014	1900 S EADS ST	12/31/2020	\$376,600,000		/	20210100000724
37-027-006	2868 FORT SCOTT DR	12/18/2020	\$5,000,000	5-Not Market Sale	/	20200100037236
23-034-150	948 S GEORGE MASON DR	9/21/2020	\$0	D-Resub/Declaration	/	20200100024993
23-034-149	952 S GEORGE MASON DR	9/21/2020	\$0	D-Resub/Declaration	/	20200100024993
23-034-152	950 S GEORGE MASON DR	9/21/2020	\$0	D-Resub/Declaration	/	20200100024993

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23-034-151	925 S GEORGE MASON DR	9/21/2020	\$0	D-Resub/Declaration	/	20200100024993
32-001-064	1201 S ROSS ST	9/1/2020	\$0	D-Resub/Declaration	/	20200100022478
32-001-065	1201 S ROSS ST	9/1/2020	\$0	D-Resub/Declaration	/	20200100022478
26-001-112	3400 COLUMBIA PIKE	8/11/2020	\$107,800,000		/	20200100020845
35-001-028	400 11th ST S	7/28/2020	\$0	D-Resub/Declaration	/	20200100018065
34-027-572	RICHMOND HWY	7/16/2020	\$0	D-Resub/Declaration	/	20200100016810

Resubdivision

Resubdivision Project Information

Project Name

CAPSTONE'S ADDN

Project Year

2001

Project ID#

121

Project Type

RESUB

Appraiser

CINDY

Deed Book/Page #

3142/0122

Date Complete

6/12/2001

Deed Document ID#

N/A

Deleted/Inactive RPC(s)

32-005-002, 32-005-003, 32-005-012

Added RPC(s)

32-005-013, 32-005-014, 32-005-015, 32-005-016, 32-005-017, 32-005-018

Site Plan and Rezoning

Note: Site Plans and Rezoning are reviewed and approved by the Arlington County Board. The Site Plans and/or Rezoning listed below are considered in the property's annual assessment and may not reflect the latest amendments considered by the Board.

Site Plan #	Name		
FBC 3223	Columbia PL., Use Permit U-3223-09-01		
Amendment	Status	Action Date	Commercial GFA
No	Approved	7/11/2009	0
Office	Retail	Hotel	Stories
0	2960	0	5
Residential GFA	Residential Units	Town houses	Parking
42005	14	8	38

Comments: Columbia Place, 22 total residential units. 8 townhouses at 3.5 stories. 5 story, 14 unit, mid-rise condo/apartment with first floor retail, total GFA 44,965, 30 reserved resid. spaces, 4 shared resid. spaces, 4 shared commercial spaces.

Note: n/a

Associated Parcels

32-005-006, 32-005-007, 32-005-013, 32-005-016, 32-005-018

Rezoning #	Case	Status	Action Date
2496	Z-2496-03-1	Approved	2/25/2003

Comments

Rz from R-5 to CP-FBC. (Columbia Pike Form Based Code Districts)

Notes

Sit area = 36,237sf. 16 live-work Townhouse residential units 15,400 sf ground floor retail. 11,700 sf flex space. 28,000 sf residential of space. 14 garage spaces, 4 reserved spaces, 10 general surface spaces.

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Associated Parcels

32-005-013, 32-005-014, 32-005-006, 32-005-007, 32-005-015, 32-005-016, 32-005-018

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Tax Balance Information

Year	Assessment	Blended Tax Rate	Tax Levied	Total Payment Due	1st Install		2nd Install																													
					Due	Status	Due	Status																												
2015	\$367,800	\$1.1210	\$3,663.26	\$0.00	\$0.00	Paid	\$0.00	Paid																												
<table border="1"> <thead> <tr> <th>1st Install</th> <th>Tax</th> <th>Penalty</th> <th>Interest</th> <th>Fees</th> <th>Total</th> <th>Due date</th> </tr> </thead> <tbody> <tr> <td>Levy</td> <td>\$1,831.63</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$1,831.63</td> <td>6/15/2015</td> </tr> <tr> <td>Payment</td> <td>-\$1,831.63</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$0.00</td> <td>-\$1,831.63</td> <td></td> </tr> <tr> <td>Due</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$0.00</td> <td></td> </tr> </tbody> </table>									1st Install	Tax	Penalty	Interest	Fees	Total	Due date	Levy	\$1,831.63	\$0.00	\$0.00	\$0.00	\$1,831.63	6/15/2015	Payment	-\$1,831.63	\$0.00	\$0.00	\$0.00	-\$1,831.63		Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	
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Payment	-\$1,831.63	\$0.00	\$0.00	\$0.00	-\$1,831.63																															
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00																															
2014	\$128,900	\$1.1210	\$1,283.82	\$0.00	\$0.00	Paid	\$0.00	Paid																												
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Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00																															
2013	\$4,600	\$1.1310	\$46.24	\$0.00	\$0.00	Paid	\$0.00	Paid																												
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Levy	\$23.12	\$0.00	\$0.00	\$0.00	\$23.12	10/5/2013																														
Payment	-\$23.12	\$0.00	\$0.00	\$0.00	-\$23.12																															
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00																															

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2012 \$4,600 \$1,0960 \$44.64 \$0.00 \$0.00 Paid \$0.00 Paid

1st Install	Tax	Penalty	Interest	Fees	Total	Due date 6/15/2012
Levy	\$22.32	\$0.00	\$0.00	\$0.00	\$22.32	
Payment	-\$22.32	\$0.00	\$0.00	\$0.00	-\$22.32	
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	

2nd Install	Tax	Penalty	Interest	Fees	Total	Due date 10/5/2012
Levy	\$22.32	\$0.00	\$0.00	\$0.00	\$22.32	
Payment	-\$22.32	\$0.00	\$0.00	\$0.00	-\$22.32	
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	

2011 \$4,600 \$1,0830 \$44.04 \$0.00 \$0.00 Paid \$0.00 Paid

1st Install	Tax	Penalty	Interest	Fees	Total	Due date 6/15/2011
Levy	\$22.02	\$10.00	\$0.00	\$0.00	\$32.02	
Payment	-\$14.52	-\$10.00	\$0.00	\$0.00	-\$24.52	
Adjustment	-\$7.50	\$0.00	\$0.00	\$0.00	-\$7.50	
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	

2nd Install	Tax	Penalty	Interest	Fees	Total	Due date 10/5/2011
Levy	\$22.02	\$10.00	\$0.00	\$0.00	\$32.02	
Payment	-\$12.02	-\$10.00	\$0.00	\$0.00	-\$22.02	
Adjustment	-\$10.00	\$0.00	\$0.00	\$0.00	-\$10.00	
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	

2010 \$4,600 \$1,0830 \$44.04 \$0.00 \$0.00 Paid \$0.00 Paid

1st Install	Tax	Penalty	Interest	Fees	Total	Due date 6/15/2010
Levy	\$22.02	\$0.00	\$0.00	\$0.00	\$22.02	
Payment	-\$22.02	\$0.00	\$0.00	\$0.00	-\$22.02	
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	

2nd Install	Tax	Penalty	Interest	Fees	Total	Due date 10/5/2010
Levy	\$22.02	\$10.00	\$0.00	\$0.00	\$32.02	
Payment	-\$14.22	-\$10.00	\$0.00	\$0.00	-\$24.22	
Adjustment	-\$7.80	\$0.00	\$0.00	\$0.00	-\$7.80	
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	

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2009	\$4,600	\$1.0000	\$40.24	\$0.00	\$0.00	Paid	\$0.00	Paid
1st Install	Tax	Penalty	Interest	Fees	Total	Due date 6/15/2009		
Levy	\$20.12	\$0.00	\$0.00	\$0.00	\$20.12			
Payment	-\$20.12	\$0.00	\$0.00	\$0.00	-\$20.12			
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00			
2nd Install	Tax	Penalty	Interest	Fees	Total	Due date 10/5/2009		
Levy	\$20.12	\$0.00	\$0.00	\$0.00	\$20.12			
Payment	-\$20.12	\$0.00	\$0.00	\$0.00	-\$20.12			
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00			

2008	\$5,400	\$0.9730	\$45.78	\$0.00	\$0.00	Paid	\$0.00	Paid
1st Install	Tax	Penalty	Interest	Fees	Total	Due date 6/16/2008		
Levy	\$22.89	\$0.00	\$0.00	\$0.00	\$22.89			
Payment	-\$22.89	\$0.00	\$0.00	\$0.00	-\$22.89			
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00			
2nd Install	Tax	Penalty	Interest	Fees	Total	Due date 10/6/2008		
Levy	\$22.89	\$0.00	\$0.00	\$0.00	\$22.89			
Payment	-\$22.89	\$0.00	\$0.00	\$0.00	-\$22.89			
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00			

2007	\$5,400	\$0.8180	\$44.16	\$0.00	\$0.00	Paid	\$0.00	Paid
1st Install	Tax	Penalty	Interest	Fees	Total	Due date 6/15/2007		
Levy	\$22.08	\$0.00	\$0.00	\$0.00	\$22.08			
Payment	-\$22.08	\$0.00	\$0.00	\$0.00	-\$22.08			
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00			
2nd Install	Tax	Penalty	Interest	Fees	Total	Due date 10/5/2007		
Levy	\$22.08	\$0.00	\$0.00	\$0.00	\$22.08			
Payment	-\$22.08	\$0.00	\$0.00	\$0.00	-\$22.08			
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00			

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2006	\$5,400	\$0.8180	\$44.16	\$0.00	\$0.00	Paid	\$0.00	Paid
1st Install	Tax	Penalty	Interest	Fees	Total	Due date 6/15/2006		
Levy	\$22.08	\$0.00	\$0.00	\$0.00	\$22.08			
Payment	-\$22.08	\$0.00	\$0.00	\$0.00	-\$22.08			
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00			
2nd Install	Tax	Penalty	Interest	Fees	Total	Due date 10/5/2006		
Levy	\$22.08	\$0.00	\$0.00	\$0.00	\$22.08			
Payment	-\$22.08	\$0.00	\$0.00	\$0.00	-\$22.08			
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00			

2005	\$4,600	\$0.8780	\$40.38	\$0.00	\$0.00	Paid	\$0.00	Paid
1st Install	Tax	Penalty	Interest	Fees	Total	Due date 6/15/2005		
Levy	\$20.19	\$0.00	\$0.00	\$0.00	\$20.19			
Payment	-\$20.19	\$0.00	\$0.00	\$0.00	-\$20.19			
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00			
2nd Install	Tax	Penalty	Interest	Fees	Total	Due date 10/5/2005		
Levy	\$20.19	\$0.00	\$0.00	\$0.00	\$20.19			
Payment	-\$20.19	\$0.00	\$0.00	\$0.00	-\$20.19			
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00			

2004	\$3,900	\$0.9580	\$37.36	\$0.00	\$0.00	Paid	\$0.00	Paid
1st Install	Tax	Penalty	Interest	Fees	Total	Due date 6/15/2004		
Levy	\$18.68	\$0.00	\$0.00	\$0.00	\$18.68			
Payment	-\$18.68	\$0.00	\$0.00	\$0.00	-\$18.68			
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00			
2nd Install	Tax	Penalty	Interest	Fees	Total	Due date 10/5/2004		
Levy	\$18.68	\$0.00	\$0.00	\$0.00	\$18.68			
Payment	-\$18.68	\$0.00	\$0.00	\$0.00	-\$18.68			
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00			

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2003	\$148,700	\$1,9560	\$1,454.28	\$0.00	\$0.00	Paid	\$0.00	Paid
1st Install	Tax	Penalty	Interest	Fees	Total	Due date		
						6/16/2003		
Levy	\$727.14	\$0.00	\$0.00	\$0.00	\$727.14			
Payment	-\$727.14	\$0.00	\$0.00	\$0.00	-\$727.14			
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00			
2nd Install	Tax	Penalty	Interest	Fees	Total	Due date		
						10/6/2003		
Levy	\$727.14	\$72.71	\$2.88	\$0.00	\$802.73			
Payment	-\$727.14	-\$72.71	-\$2.88	\$0.00	-\$802.73			
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00			
2002	\$98,500	\$1,9860	\$978.10	\$0.00	\$0.00	Paid	\$0.00	Paid
1st Install	Tax	Penalty	Interest	Fees	Total	Due date		
						6/17/2002		
Levy	\$489.05	\$48.91	\$2.91	\$0.00	\$540.87			
Payment	-\$489.05	-\$48.91	-\$2.91	\$0.00	-\$540.87			
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00			
2nd Install	Tax	Penalty	Interest	Fees	Total	Due date		
						10/7/2002		
Levy	\$489.05	\$48.91	\$1.10	\$0.00	\$539.06			
Payment	-\$489.05	-\$48.91	-\$1.10	\$0.00	-\$539.06			
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00			