

## General Information

<b>Owner</b> RAYHO JOHN FRANCIS IV TR MEYER KASSONDRA MARIE TR		<b>Legal Description</b> LOT 9 PIKE 3400 SUBD 972 SQ FT
<b>Mailing Address</b> 1145 S LINCOLN ST ARLINGTON VA 22204		
<b>Year Built</b> 2015	<b>Units</b> N/A	<b>EU#</b> N/A
<b>Property Class Code</b> 512-Townhouse (fee simple own)	<b>Zoning</b> R-5/C-2	<b>Lot Size</b> 972
<b>Neighborhood#</b> 510849	<b>Map Book/Page</b> 073-12	<b>Polygon</b> 26001122
<b>Site Plan</b> N/A	<b>Rezoning</b> N/A	<b>Tax Exempt</b> No

## Assessment History

Effective Date	Change Reason	Land Value	Improvement Value	Total Value
1/1/2024	01- Annual	\$425,000	\$564,300	\$989,300
1/1/2023	01- Annual	\$425,000	\$541,400	\$966,400
1/1/2022	01- Annual	\$400,000	\$521,800	\$921,800
1/1/2021	01- Annual	\$360,000	\$511,400	\$871,400
1/1/2020	01- Annual	\$340,000	\$527,000	\$867,000
1/1/2019	01- Annual	\$305,000	\$532,200	\$837,200
1/1/2018	01- Annual	\$275,000	\$456,700	\$731,700
1/1/2017	01- Annual	\$265,000	\$452,100	\$717,100
1/1/2016	01- Annual	\$257,000	\$466,100	\$723,100
6/1/2015	09- New Construction	\$257,000	\$466,100	\$723,100
1/1/2015	01- Annual	\$257,000	\$0	\$257,000

## Improvements

House Type			Year Built		Stories		Heating	
71 - Townhouse End Unit			2015		4.0		Central Warm Air	
Central Air			Storage Area		Finished Storage Area			
Central air								
Interior								
Floor	Base Area	Fin Area	Bedrooms	2 Fix Bath	3 Fix Bath	4 Fix Bath	5 Fix Bath	
4.0	468	468	1	0	1	0	0	
1.0	692	368	1	0	0	0	0	
3.0	684	684	2	0	1	1	0	
2.0	692	692	0	1	0	0	0	
Basement Fin Rec Rm Area			Converted Extra Living Units			Rec Room Description		
			0			None		
Designed Extra Living Units			Extra Fixtures			Fireplaces		
0			0			0		
Exterior								

**26-001-122 1145 S LINCOLN ST ARLINGTON VA 22204**

Floor	Ext Cover 1	Ext Cover 1%	Ext Cover 2	Ext Cover 2%
2.0	Cement fiber siding	45	Brick veneer	55
1.0	Cement fiber siding	15	Brick veneer	85
4.0	Cement fiber siding	100		
3.0	Brick veneer	70	Cement fiber siding	30
<b>Porches, Patios and Decks</b>				
Description				Size
Balcony				216
Balcony				59
Canopy				35
Masonry Stoop				35

## Property Sales History

Grantee	Sales Date	Sales Price	Sales Code	Deed Book / Page #	Deed Doc ID#
RAYHO JOHN FRANCIS IV TR	7/21/2023	\$0	5-Not Market Sale	/	20230100008613
RAYHO JOHN F IV &	9/25/2020	\$900,000		/	20200100026478
FISHER JEFFREY T &	3/1/2015	\$762,929	G-New Construction	/	20150100006351
NVR INC	8/4/2014	\$15,840,000	M-Multiple RPCs Land Sale	4785/2643	
PENROSE COLUMBIA PIKE	3/19/2014	\$0	D-Resub/Declaration	4758/2629	

## Neighborhood 510849 Sales between 7/1/2020 and 12/31/2024

RPC	Address	Sales Date	Sales Price	Sales Code	Deed Book / Page #	Deed Doc ID#
26-001-131	3408 11th ST S	4/5/2024	\$999,999		/	20240100003708
26-001-135	3424 11th ST S	3/20/2024	\$975,000		/	20240100002933
26-001-122	1145 S LINCOLN ST	7/21/2023	\$0	5-Not Market Sale	/	20230100008613
26-001-125	1133 S LINCOLN ST	6/22/2023	\$978,000		/	20230100007224
26-001-147	1124 S LINCOLN ST	4/12/2023	\$995,000		/	20230100003893
26-001-120	1124 S GLEBE RD	4/7/2023	\$955,000		/	20230100003617
26-001-126	1129 S LINCOLN ST	3/30/2023	\$975,000		/	20230100003327
26-001-127	1125 S LINCOLN ST	1/31/2022	\$967,000	N-DREA Not a market Sale	/	20220100002177
26-001-151	1129 S MONROE ST	9/21/2021	\$0	2-Sale or Gift to Relative	/	20210100032256
26-001-146	1128 S LINCOLN ST	8/30/2021	\$1,001,100		/	20210100029726
26-001-153	1137 S MONROE ST	5/12/2021	\$0	2-Sale or Gift to Relative	/	20210100018464
26-001-142	1144 S LINCOLN ST	5/6/2021	\$990,000		/	20210100017102
26-001-156	1149 S MONROE ST	3/8/2021	\$0	5-Not Market Sale	/	20210100009848
26-001-138	3504 11th ST S	11/5/2020	\$975,000		/	20200100031990
26-001-122	1145 S LINCOLN ST	9/25/2020	\$900,000		/	20200100026478
26-001-143	1140 S LINCOLN ST	8/15/2020	\$995,000		/	20200100026574

## Permits

Permit #	Project Completion Date	Permit Type	*Cost Estimate
B1400740	5/18/2015	CNEW	\$125,000

**Note:** Permits are issued and tracked by the [Community Planning, Housing & Development Department](#). The permits reflected above are considered in the property's assessment. \*Cost Estimates are provided by the permit applicants.

## Resubdivision

## Resubdivision Project Information

## Project Name

Parcel 2 PIKE 3400 SUBDIVISION

## Project Year

2014

## Project ID#

1026

## Project Type

RESUB &amp; DED

## Appraiser

Patrick

## Deed Book/Page #

4758/2629

## Date Complete

3/19/2014

## Deed Document ID#

N/A

**26-001-122 1145 S LINCOLN ST ARLINGTON VA 22204**

**Deleted/Inactive RPC(s)**

26-001-113

**Added RPC(s)**

26-001-114, 26-001-115, 26-001-116, 26-001-117, 26-001-118, 26-001-119, 26-001-120, 26-001-121, 26-001-122, 26-001-123, 26-001-124, 26-001-125, 26-001-126, 26-001-127, 26-001-128, 26-001-129, 26-001-130, 26-001-131, 26-001-132, 26-001-133, 26-001-134, 26-001-135, 26-001-136, 26-001-137, 26-001-138, 26-001-139, 26-001-140, 26-001-141, 26-001-142, 26-001-143, 26-001-144, 26-001-145, 26-001-146, 26-001-147, 26-001-148, 26-001-149, 26-001-150, 26-001-151, 26-001-152, 26-001-153, 26-001-154, 26-001-155, 26-001-156, 26-001-157

## Tax Balance Information

Year	Assessment	Blended Tax Rate	Tax Levied	Total Payment Due			1st Install		2nd Install		New Construction	
							Due	Status	Due	Status	Due	Status
2024	\$989,300	\$1.0330	\$5,109.73	\$5,187.13	\$5,187.13	Due	N/A		N/A	N/A		
	1st Install	Tax	Penalty	Interest	Fees	Total	Due date 6/15/2024					
	Levy	\$5,109.73	\$0.00	\$0.00	\$0.00	\$5,109.73						
	SW Fee	\$0.00	\$0.00	\$0.00	\$0.00	\$77.40						
	Due	\$5,109.73	\$0.00	\$0.00	\$0.00	\$5,187.13						
2023	\$966,400	\$1.0300	\$9,953.90	\$0.00	\$0.00	Paid	\$0.00	Paid	N/A	N/A		
	1st Install	Tax	Penalty	Interest	Fees	Total	Due date 6/15/2023					
	Levy	\$4,976.95	\$0.00	\$0.00	\$0.00	\$4,976.95						
	Payment	-\$4,976.95	\$0.00	\$0.00	\$0.00	-\$4,976.95						
	Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00						
	2nd Install	Tax	Penalty	Interest	Fees	Total	Due date 10/5/2023					
	Levy	\$4,976.95	\$0.00	\$0.00	\$0.00	\$4,976.95						
	Payment	-\$4,976.95	\$0.00	\$0.00	\$0.00	-\$4,976.95						
	Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00						
2022	\$921,800	\$1.0300	\$9,494.52	\$0.00	\$0.00	Paid	\$0.00	Paid	N/A	N/A		
	1st Install	Tax	Penalty	Interest	Fees	Total	Due date 6/15/2022					
	Levy	\$4,747.26	\$0.00	\$0.00	\$0.00	\$4,747.26						
	Payment	-\$4,747.26	\$0.00	\$0.00	\$0.00	-\$4,747.26						
	Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00						
	2nd Install	Tax	Penalty	Interest	Fees	Total	Due date 10/5/2022					
	Levy	\$4,747.26	\$0.00	\$0.00	\$0.00	\$4,747.26						
	Payment	-\$4,747.26	\$0.00	\$0.00	\$0.00	-\$4,747.26						
	Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00						

2021	\$871,400	\$1.0300	\$8,975.40	\$0.00	\$0.00	Paid	\$0.00	Paid	N/A	N/A
1st Install	Tax	Penalty	Interest	Fees	Total	Due date 6/15/2021				
Levy	\$4,487.70	\$0.00	\$0.00	\$0.00	\$4,487.70					
Payment	-\$4,487.70	\$0.00	\$0.00	\$0.00	-\$4,487.70					
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00					
2nd Install	Tax	Penalty	Interest	Fees	Total	Due date 10/5/2021				
Levy	\$4,487.70	\$0.00	\$0.00	\$0.00	\$4,487.70					
Payment	-\$4,487.70	\$0.00	\$0.00	\$0.00	-\$4,487.70					
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00					

2020	\$867,000	\$1.0260	\$8,895.40	\$0.00	\$0.00	Paid	\$0.00	Paid	N/A	N/A
1st Install	Tax	Penalty	Interest	Fees	Total	Due date 6/15/2020				
Levy	\$4,447.70	\$0.00	\$0.00	\$0.00	\$4,447.70					
Payment	-\$4,447.70	\$0.00	\$0.00	\$0.00	-\$4,447.70					
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00					
2nd Install	Tax	Penalty	Interest	Fees	Total	Due date 10/5/2020				
Levy	\$4,447.70	\$0.00	\$0.00	\$0.00	\$4,447.70					
Payment	-\$4,447.70	\$0.00	\$0.00	\$0.00	-\$4,447.70					
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00					

2019	\$837,200	\$1.0260	\$8,589.64	\$0.00	\$0.00	Paid	\$0.00	Paid	N/A	N/A
1st Install	Tax	Penalty	Interest	Fees	Total	Due date 6/15/2019				
Levy	\$4,294.82	\$0.00	\$0.00	\$0.00	\$4,294.82					
Payment	-\$4,294.82	\$0.00	\$0.00	\$0.00	-\$4,294.82					
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00					
2nd Install	Tax	Penalty	Interest	Fees	Total	Due date 10/5/2019				
Levy	\$4,294.82	\$0.00	\$0.00	\$0.00	\$4,294.82					
Payment	-\$4,294.82	\$0.00	\$0.00	\$0.00	-\$4,294.82					
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00					

2018	\$731,700	\$1.0060	\$7,360.90	\$0.00	\$0.00	Paid	\$0.00	Paid	N/A	N/A
1st Install	Tax	Penalty	Interest	Fees	Total	Due date 6/15/2018				
Levy	\$3,680.45	\$0.00	\$0.00	\$0.00	\$3,680.45					
Payment	-\$3,680.45	\$0.00	\$0.00	\$0.00	-\$3,680.45					
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00					
2nd Install	Tax	Penalty	Interest	Fees	Total	Due date 10/5/2018				
Levy	\$3,680.45	\$0.00	\$0.00	\$0.00	\$3,680.45					
Payment	-\$3,680.45	\$0.00	\$0.00	\$0.00	-\$3,680.45					
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00					

2017	\$717,100	\$1.0060	\$7,214.02	\$0.00	\$0.00	Paid	\$0.00	Paid	N/A	N/A
1st Install	Tax	Penalty	Interest	Fees	Total	Due date 6/15/2017				
Levy	\$3,607.01	\$0.00	\$0.00	\$0.00	\$3,607.01					
Payment	-\$3,607.01	\$0.00	\$0.00	\$0.00	-\$3,607.01					
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00					
2nd Install	Tax	Penalty	Interest	Fees	Total	Due date 10/5/2017				
Levy	\$3,607.01	\$0.00	\$0.00	\$0.00	\$3,607.01					
Payment	-\$3,607.01	\$0.00	\$0.00	\$0.00	-\$3,607.01					
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00					

2016	\$723,100	\$0.9910	\$7,165.90	\$0.00	\$0.00	Paid	\$0.00	Paid	N/A	N/A
1st Install	Tax	Penalty	Interest	Fees	Total	Due date 6/15/2016				
Levy	\$3,582.95	\$0.00	\$0.00	\$0.00	\$3,582.95					
Payment	-\$3,582.95	\$0.00	\$0.00	\$0.00	-\$3,582.95					
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00					
2nd Install	Tax	Penalty	Interest	Fees	Total	Due date 10/5/2016				
Levy	\$3,582.95	\$0.00	\$0.00	\$0.00	\$3,582.95					
Payment	-\$3,582.95	\$0.00	\$0.00	\$0.00	-\$3,582.95					
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00					

2015	\$723,100	\$0.9960	\$5,266.80	\$0.00	\$0.00	Paid	\$0.00	Paid	\$0.00	Paid
1st Install	Tax	Penalty	Interest	Fees	Total	Due date 6/15/2015				
Levy	\$1,279.85	\$0.00	\$0.00	\$0.00	\$1,279.85					
Payment	-\$1,279.85	\$0.00	\$0.00	\$0.00	-\$1,279.85					
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00					
2nd Install	Tax	Penalty	Interest	Fees	Total	Due date 10/5/2015				
Levy	\$1,279.85	\$0.00	\$0.00	\$0.00	\$1,279.85					
Payment	-\$1,279.85	\$0.00	\$0.00	\$0.00	-\$1,279.85					
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00					
New Construction	Tax	Penalty	Interest	Fees	Total	Due date 2/15/2016				
Levy	\$2,707.10	\$135.36	\$27.26	\$0.00	\$2,869.72					
Payment	-\$2,707.10	-\$135.36	-\$27.26	\$0.00	-\$2,869.72					
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00					