

General Information

<b>Owner</b> WILSONS VENTURES LLC		<b>Legal Description</b> LT 76A SEC 1 PROP CLAR DEV CORP 3785 SQ FT	
<b>Mailing Address</b> 869 N BURLINGTON ST ARLINGTON VA 22203			
<b>Year Built</b> 2024	<b>Units</b> N/A	<b>EU#</b> N/A	
<b>Property Class Code</b> 511-Single Family Detached	<b>Zoning</b> R-6	<b>Lot Size</b> 3785	
<b>Neighborhood#</b> 510085	<b>Map Book/Page</b> 093-01	<b>Polygon</b> 28026018	
<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
1/1/2026	01- Annual	\$380,000	\$586,800	\$966,800
3/1/2025	09- New Construction	\$360,000	\$586,800	\$946,800
1/1/2025	01- Annual	\$360,000	\$357,400	\$717,400

Improvements

<b>House Type</b> 91 - Side X Side		<b>Year Built</b> 2024	<b>Stories</b> 2.0		<b>Heating</b> Forced hot air-gas		
<b>Central Air</b> Central air		<b>Storage Area</b>	<b>Finished Storage Area</b>				
<b>Interior</b>							
Floor	Base Area	Fin Area	Bedrooms	2 Fix Bath	3 Fix Bath	4 Fix Bath	5 Fix Bath
1.0	880	880	0	1	0	0	0
2.0	880	880	3	0	1	1	0
B	880	0	1	0	1	0	0
<b>Basement Fin Rec Rm Area</b> 525			<b>Converted Extra Living Units</b> 0			<b>Rec Room Description</b> Flr,ceil,wall fin,ptn,blt-ins	
<b>Designed Extra Living Units</b> 0			<b>Extra Fixtures</b> 0			<b>Fireplaces</b> 0	
<b>Exterior</b>							
Floor	Ext Cover 1	Ext Cover 1%		Ext Cover 2		Ext Cover 2%	
1.0	Cement fiber siding	100					
B	Masonry	100					
2.0	Cement fiber siding	100					
<b>Porches, Patios and Decks</b>							
Description							Size
Open Frame Porch							60
Wood Deck							42

Property Sales History

Grantee	Sales Date	Sales Price	Sales Code	Deed Book / Page #	Deed Doc ID#
WILSON VENTURES LLC	1/4/2024	\$0	D-Resub/Declaration	/	2024010000144

Neighborhood 510085 Sales between 7/1/2022 and 12/31/2026

RPC	Address	Sales Date	Sales Price	Sales Code	Deed Book / Page #	Deed Doc ID#
28-026-019	5043 25TH ST S	3/10/2026	\$1,200,000		/	20260100003138
28-020-008	5016 22nd ST S	2/12/2026	\$0	5-Not Market Sale	/	20260100002035
28-020-004	5036 22nd ST S	2/5/2026	\$0	W-Will / R.O.S/L O H	/	19760100003465
28-026-017	5013 24th ST S	1/15/2026	\$0	5-Not Market Sale	/	20260100001373
28-002-122	2325 S BUCHANAN ST	12/3/2025	\$1,275,000		/	20250100015929
28-020-019	5017 23rd ST S	8/6/2025	\$899,000		/	20250100010203
28-019-027	5029 22nd ST S	8/1/2025	\$1,160,000		/	20250100009877
28-021-020	2208 S CULPEPER ST	7/25/2025	\$0	W-Will / R.O.S/L O H	/	20170100012896
28-026-015	5021 24th ST S	7/21/2025	\$580,000	E-Estate Sale	/	20250100009235
28-002-119	4808 23rd RD S	7/3/2025	\$0	5-Not Market Sale	/	20250100008401
28-025-039	2448 S CULPEPER ST	6/25/2025	\$0	5-Not Market Sale	/	20250100007944
28-002-085	4912 25th ST S	5/21/2025	\$0	W-Will / R.O.S/L O H	/	20250400046449
28-002-126	2309 S BUCHANAN ST	5/14/2025	\$810,000		/	20250100005991
28-002-119	4808 23rd RD S	5/12/2025	\$0	X- Transfer On Death Deed	/	20220100006246
28-025-003	4915 25th ST S	4/24/2025	\$825,000		/	20250100004946
28-002-112	2306 S COLUMBUS ST	3/18/2025	\$0	7-Partial Interest	/	20250100003463
28-026-015	5021 24th ST S	3/8/2025	\$0	W-Will / R.O.S/L O H	/	20250400046239
28-020-017	5009 23rd ST S	2/18/2025	\$0	W-Will / R.O.S/L O H	/	20250400047204
28-019-019	2108 S DINWIDDIE ST	1/16/2025	\$0	2-Sale or Gift to Relative	/	20250100000609
28-027-001	5027 25th ST S	1/16/2025	\$905,000		/	20250100000573
28-002-112	2306 S COLUMBUS ST	12/18/2024	\$0	2-Sale or Gift to Relative	/	20250100001713
28-019-019	2108 S DINWIDDIE ST	12/13/2024	\$625,000	E-Estate Sale	/	20240100014605
28-019-007	5041 22nd ST S	11/6/2024	\$0	2-Sale or Gift to Relative	/	20240100013040
28-025-020	2311 S DINWIDDIE ST	10/4/2024	\$460,000	N-DREA Not a market Sale	/	20240100011506
28-023-010	2109 S COLUMBUS ST	9/12/2024	\$850,000		/	20240100010866
28-002-112	2306 S COLUMBUS ST	7/31/2024	\$0	W-Will / R.O.S/L O H	/	20240400040167
28-019-009	5042 CHESTERFIELD RD	7/10/2024	\$710,000		/	20240100008217
28-019-016	5010 CHESTERFIELD RD	7/10/2024	\$904,500		/	20240100008036
28-002-138	2117 S BUCHANAN ST	7/1/2024	\$760,000		/	20240100007922
28-020-011	2206 S DINWIDDIE ST	6/20/2024	\$845,000		/	20240100007139
28-022-002	2209 S CULPEPER ST	6/13/2024	\$785,000	E-Estate Sale	/	20240100006898
28-033-007	5024 25th ST S	4/26/2024	\$850,000		/	20240100004648
28-025-039	2448 S CULPEPER ST	3/26/2024	\$846,000		/	20240100003792
28-019-017	5006 CHESTERFIELD RD	1/5/2024	\$1,420,000		/	20240100000325
28-026-018	5041 25th ST S	1/4/2024	\$0	D-Resub/Declaration	/	20240100000144
28-026-019	5043 25TH ST S	1/4/2024	\$0	D-Resub/Declaration	/	20240100000144
28-021-019	2204 S CULPEPER ST	12/1/2023	\$0	2-Sale or Gift to Relative	/	20230100013917
28-002-138	2117 S BUCHANAN ST	11/14/2023	\$0	W-Will / R.O.S/L O H	/	20240400035788
28-002-106	2401 S CULPEPER ST	11/6/2023	\$1,293,100		/	20230100013551
28-026-013	5041 25th ST S	11/2/2023	\$0	A-Correction Deed	/	20230100013276
28-021-015	2116 S CULPEPER ST	9/11/2023	\$650,000	N-DREA Not a market Sale	/	20230100010644
28-020-012	2212 S DINWIDDIE ST	9/6/2023	\$0	2-Sale or Gift to Relative	/	20230100010869

**28-026-018 5041 25th ST S ARLINGTON VA 22206**

28-022-005	2125 S CULPEPER ST	9/6/2023	\$0	2-Sale or Gift to Relative	/	20230100010868
28-022-022	2212 S COLUMBUS ST	9/3/2023	\$0	5-Not Market Sale	/	20230100010478
28-002-093	2463 S CULPEPER ST	7/26/2023	\$725,000		/	20230100008817
28-002-132	2209 S BUCHANAN ST	7/14/2023	\$0	2-Sale or Gift to Relative	/	20230100008228
28-019-030	5018 CHESTERFIELD RD	7/14/2023	\$850,000		/	20230100008203
28-021-003	2213 S DINWIDDIE ST	6/8/2023	\$775,000		/	20230100006622
28-026-013	5041 25th ST S	6/2/2023	\$560,000	L-Land Sale	/	20230100006236
28-002-074	4956 25th ST S	5/10/2023	\$0	2-Sale or Gift to Relative	/	20230100005187
28-020-013	2216 S DINWIDDIE ST	5/8/2023	\$935,000		/	20230100005053
28-025-010	4943 25th ST S	2/8/2023	\$0	5-Not Market Sale	/	20230100001222
28-019-017	5006 CHESTERFIELD RD	11/17/2022	\$575,000	1-Foreclosure, Auction, Bankru	/	20220100019468
28-022-022	2212 S COLUMBUS ST	11/7/2022	\$0	W-Will / R.O.S/L O H	/	20220400027566
28-025-002	4911 25th ST S	10/18/2022	\$650,000		/	20220100017997
28-002-090	2471 S CULPEPER ST	8/12/2022	\$0	5-Not Market Sale	/	20220100015046
28-002-090	2471 S CULPEPER ST	8/12/2022	\$0	5-Not Market Sale	/	20220100015042
28-022-005	2125 S CULPEPER ST	8/8/2022	\$1,000,000		/	20220100014640

**Permits**

Permit #	Project Completion Date	Permit Type	*Cost Estimate
RNEW23-03490	10/21/2025	NEW	\$400,000

**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.

Property Balances

Year	Assessment	Blended Tax Rate	Tax Levied	Stormwater ERU	Stormwater Rate	Stormwater Utility Fee	Total Payment Due	1st Install		2nd Install		New Construction																																								
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2025	\$946,800	1.033	\$9,384.80	0.60	258.00	\$154.80	\$0.00	\$0.00	Paid	\$0.00	Paid	\$0.00 Paid																																								
<table border="1"> <thead> <tr> <th>1st Install</th> <th>Tax</th> <th>Stormwater Fee</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>\$3,705.37</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$3,705.37</td> <td>6/15/2025</td> </tr> <tr> <td>Payment</td> <td>-\$3,705.37</td> <td>-\$77.40</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$0.00</td> <td>-\$3,782.77</td> <td></td> </tr> <tr> <td>SW Fee</td> <td>\$0.00</td> <td>\$77.40</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$77.40</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>\$0.00</td> <td></td> </tr> </tbody> </table>													1st Install	Tax	Stormwater Fee	Penalty	Interest	Fees	Total	Due date	Levy	\$3,705.37	\$0.00	\$0.00	\$0.00	\$0.00	\$3,705.37	6/15/2025	Payment	-\$3,705.37	-\$77.40	\$0.00	\$0.00	\$0.00	-\$3,782.77		SW Fee	\$0.00	\$77.40	\$0.00	\$0.00	\$0.00	\$77.40		Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	
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