

Property Information		Request Information		Update Information	
File#:	24-2206590	Requested Date:	08/26/2024	Update Requested:	
Owner:	WGH KANSAS LLC	Branch:		Requested By:	
Address 1:	21416 West 52nd Street	Date Completed:		Update Completed:	
Address 2:		# of Jurisdiction(s):			
City, State Zip:	Shawnee, KS 66218	# of Parcel(s):	1		

Notes

CODE VIOLATIONS	<p>Per City of Shawnee Department of Zoning there are no Code Violation cases on this property.</p> <p>Collector : City of Shawnee Payable Address :11110 Johnson Drive Shawnee, Kansas 66203 Phone : (913) 631-2500</p> <p>UNABLE TO PROVIDE DOCUMENTATION TO THIRD PARTIES. VERBAL INFO ACQUIRED.</p>
PERMITS	<p>Per City of Shawnee Building Department there are no Open/Pending/ Expired Permit on this property.</p> <p>Collector : City of Shawnee Payable Address :11110 Johnson Drive Shawnee, Kansas 66203 Phone : (913) 631-2500 UNABLE TO PROVIDE DOCUMENTATION TO THIRD PARTIES. VERBAL INFO ACQUIRED.</p>
SPECIAL ASSESSMENTS	<p>Per City of Shawnee Department of Finance there are no Special Assessments/liens on the property.</p> <p>Collector : City of Shawnee Payable Address :11110 Johnson Drive Shawnee, Kansas 66203 Phone : (913) 631-2500</p> <p>UNABLE TO PROVIDE DOCUMENTATION TO THIRD PARTIES. VERBAL INFO ACQUIRED.</p>
DEMOLITION	NO

UTILITIES

Water
Account #:N/A
Amount : N/A
Payment status: N/A
Good Thru: N/A
Account Active: N/A
Status:Pvt & Non-Lienable
Collector: WaterOne
Payable Address : 10747 Renner Blvd, Lenexa, KS 66219
Phone : (913) 895-1800

UNABLE TO PROVIDE INFORMATION TO THIRD PARTIES. HOMEOWNERS NEEDS TO CONTACT THE UTILITY DEPARTMENT FOR ACCOUNT DETAILS.

Sewer
Account #: N/A
Amount : N/A
Payment status: N/A
Good Thru: N/A
Account Active: N/A
Status: Pvt & lienable
Collector: Johnson County Wastewater
Payable Address :111 S. Cherry St., Olathe, KS 66061
Phone : (913) 715-8590

UNABLE TO PROVIDE INFORMATION TO THIRD PARTIES. HOMEOWNERS NEEDS TO CONTACT THE UTILITY DEPARTMENT FOR ACCOUNT DETAILS.

Garbage:
GARBAGE PRIVATE HAULER WITH LIEN STATUS AND BALANCE UNKNOWN.



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General Information		[Collapse All] ⤴
Property ID:	QP07740004 0049	
Site Address:	21416 W 52ND ST SHAWNEE, KS 66218	
Legal Description:	BRITTANY VALLEY THIRD PLAT LT 49 BLK 4 SHC 128 4 49	
Block/Lot:	0004 /0049	
Subdivision:	BRITTANY VALLEY	
Plat:	BRITTANY VALLEY THIRD PLAT	
Plat Book/Page:	100/47	
Plat Recorded:	07/24/1997	
KS Uniform Parcel Num.:	0460410203010027000	
Quick Ref:	R152305	

Owner Information		⤴
Owner 1:	WGH KANSAS LLC 103 FOULK RD APT 900 WILMINGTON, DE 19803	

Special Assessment Information		⤴
SHC STORMDRG (307):	\$72.00	

Property & Location Information		⤴
Zoning:	R-1 (Single Family Residential)	
Property Type:	Platted Property Polygon	
Taxing Unit:	0632UW	
General Landuse:	Single Family Residential	
Year Built:	1998	
Property Area:	0.24 acres	

Addresses: 1
 Township-Range-Section: 12-23-02
 City/Township: Shawnee
 Quarter Section: SW
 X, Y: 2211351, 270824
 Latitude, Longitude: 39.03376165, -94.83447839

Appraisal Information

- PRC
- Cost Report
- Sketch
- NOAV
- Tax Bill
- Est. Tax Notice
- Map
- Nearby Addresses

Values

Year	Appraised Value	Assessed Value	Change:
2024	\$344,400	\$39,606	9.40%
2023	\$314,800	\$36,202	

Main Dwelling Information

Style: Split Level	Basement Type: Full
Total Rooms: 6	# Full Baths: 3
# Bedrooms: 3	# Half Baths:
# Family Rooms: 1	Finish Bsmt: 432
Foundation: Concrete - 2	Rec Room: 0
Main Flr Area: 862	
Other Liv Area: 390	
Total SFLA: 1,252	

Components

[Glossary of Terms](#)

Description	Units	Percent
Frame, Plywood or Hardboard		100
Composition Shingle		100
Warmed & Cooled Air		100
Automatic Floor Cover Allowance		
Plumbing Fixtures (#)	11	
Plumbing Rough-ins (#)	1	
Raised Subfloor (% or SF)	1,252	
Single 1-Story Fireplace (#)	1	
Attached Garage (SF)	400	
Garage Finish, Attached (SF)	400	
Partition Finish Area (SF)	432	
Total Basement Area (SF)	872	
Open Slab Porch (SF)	252	
Raised Slab Porch (SF) with Roof	16	
Wood Deck (SF)	116	

Comparables

Subdivision Sales History

Landuse (Land Based Classification Standards - [LBCS](#))