

Acct ID: 541059 MTL: 092E18AD02200 Date: 4-24-24 Appr: GENES Prop Class: 451 RMV Prop Class: 451
 Situs: 22755 JENNIE RD SE LYONS OR 97358 MaSaNh: 01 06 000 Unit: 87674 Year: 2024
 Last Date Appraised: 04/03/2023 Appraiser: CLINT LUKE Retag: Y N Tag info: _____
 Owner: PATTYN, HENRY Roll Type: R
 Cycle Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 279160
 RMV Land: 304430 RMV Imp: 361120 RMV Total: 665550 MAV: 279160 MSAV: 0 SAV: 0
 Comment: 23-24 L4 4/3/23 CLUKE

*input 4/24/24
 CLUKE*

Notations
 No notation data available.

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	MKTF	OSD - FARM <i>AVS</i>	35000	29544	0

1/0

Land

Site: 1	Code Area: 29544	Size: 1.90 Acres	Use Code: 005	Zone: REST	SAV Use:	Exception: 0
Class: 2BDS S	Value Source: Rural Restrictive	Description: TWO BENCH DRY SOUTH SPECIAL	RMV: 193510	Exception: Y N		
Adjustment(s): GSOIL	Fire Patrol: SA004	Description: FIRE PATROL				
Comments: 23-24 CORRECTED LUC 16-17: PER #36 ADD OSD FOR NEW RES// 2013-14: RES GONE- REMOVE OSD// 09-10 CYCLE WORK CHANGED HC EYB #36 DB// 2003-04 REAPPRAISAL.						

Site: 2	Code Area: 29544	Size: 0.82 Acres	Use Code: 005	Zone: REST	SAV Use:	Exception: 0
Class: 4HD	Value Source: Rural Restrictive	Description: FOUR HILL DRY	RMV: 75920	Exception: Y N		
Adjustment(s): GSOIL	Fire Patrol: SA004	Description: FIRE PATROL				
Comments: 23-24 CORRECTED LUC 16-17: PER #36 ADD OSD FOR NEW RES// 2013-14: RES GONE- REMOVE OSD// 09-10 CYCLE WORK CHANGED HC EYB #36 DB// 2003-04 REAPPRAISAL.						

Improvements - Residence / Manufactured Structures

Bldg: 1	Code Area: 29544	Stat Class: 141	Year Blt: 2015	Eff Year Blt: 2015	Sq.Ft: 1887	% Complete: 100
Desc: One Story Only	Dimensions:	RMV: 323070				
Func Obsc: 100	Econ %: 100	Other %: 100	Exception: 0	Adjust:	Adjust RMV: 0	

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception
First Floor	4	Finished	1887	3	FB-2/ HB-1	2015	2015	ROOF, FP - 1, HVAC, KIT, BTH - 1, BATH - 2	Y <u>N</u>
Garage Attached	4	Finished	420	0	0	2015	2015	ROOF	Y N

AN AVS

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
YARD IMPROVEMENTS GOOD	4	1	2015	35712	1	Y N

Improvements - Accessory Buildings

Bldg: 2	Code Area: 29544	Stat Class: 353	Year Blt: 2015	Eff Year Blt: 2015	Sq.Ft: 3024	% Complete: 100
Desc: Machine Shed (MS)	Dimensions: 36x60, 36x24	RMV: 35960				
Func Obsc: 100	Econ %: 100	Other %: 100	Exception: 0	Adjust:	Adjust RMV: 0	

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception
Machine Shed	5	Finished	2160	0	0	2015	2015	FATR	Y <u>N</u>
Unfinished Office	5	Finished	864	0	0	2015	2015		Y N

OVERALL EXCELLENT

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
No accessory data available						

Bldg: 3	Code Area: 29544	Stat Class: 355	Year Blt: 2016	Eff Year Blt: 2016	Sq.Ft: 360	% Complete: 100
Desc: Lean-to Heavy (LTH)	Dimensions: 36x10	RMV: 2090				
Func Obsc: 100	Econ %: 100	Other %: 100	Exception: 0	Adjust:	Adjust RMV: 0	

Floors

AVS

NC

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory
Lean-to Heavy Duty	4	Finished	360	0	0	2016	2016	Exception: Y N
Accessories								
Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity			
No accessory data available								



4/24/24



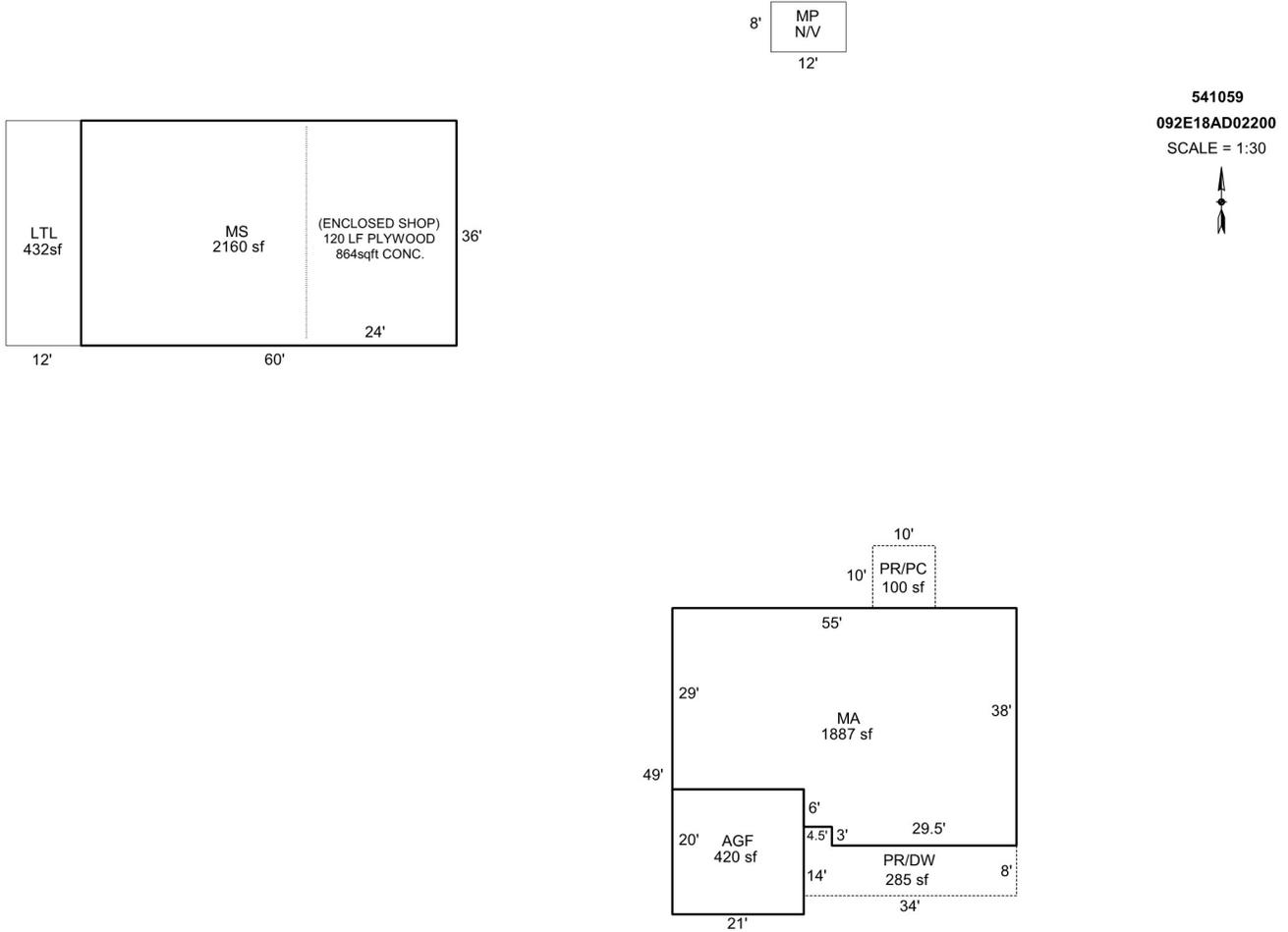
4/24/24

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 541059 Parcel No.: 092E18AD02200
 Property Address: 22755 JENNIE RD SE
 City: LYONS County: State: OR ZipCode: 97358
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



Sketch by Apex Sketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	MS	1.0	2160.0	192.0	
	LTL	1.0	432.0	96.0	2592.0
GLA1	MA	1.0	1887.5	186.0	1887.5
GAR	AGF	1.0	420.0	82.0	420.0
P/P	PR/DW	1.0	285.5	90.0	
	PR/PC	1.0	100.0	40.0	385.5

COMMENT TABLE 1

APEX BY CE 12/4/09
 Updated to remove MFS and HC (1422sf) 2/15/2012 Jan
 1/3/13: remove all imps except HC - Jane
 UPDATED BY SRAGSDALE 3/26/15
 UPDATED BY JRONDEMA 4/10/17
 UPDATED BY CJURAN 04/05/2023

COMMENT TABLE 2

3/23/17 SR #94 TAGS
 CL 04/03/2023

COMMENT TABLE 3

SV L4

Net LIVABLE	cnt	1	(rounded)	1,888
Net BUILDING	cnt	2	(rounded)	2,592

Gene 4-24-24

Chubb L2