

Summary Lead Appr: **WW** Clerk: _____ Date: _____ Appr: _____ Print Date: 7/31/2023

Acct ID: 541196 MTL: 092E18DA00600 Date: **9-26-23** Appr: **CLINT LUKE** Prop Class: 400 RMV Prop Class: 400
Situs: 22806 JENNIE RD SE LYONS OR 97358 MaSaNh: 01 06 007 Unit: 62543 Year: **2023**
Last Date Appraised: 01/04/2021 Appraiser: CLINT LUKE Retag: **0** N Tag info: 2024 - Tags/Permit (Residence) **INVT 1-26-24 CLINT LUKE 24**
Owner: **BELL, NEONTA M** Roll Type: R
Cycle: **Tag** Sales Verification Other: _____ Inspection level: 1 2 **3** 4 LCB TTO INSP AV: 157320
RMV Land: 192870 RMV Imp: 0 RMV Total: 192870 MAV: 157320 MSAV: 0 SAV: 0
Comment: LEVEL 4 1.4.21 WV06//

ADD MA, USD RETAG

Notations
No notation data available.

OSDs
No OSD data available. **OSDN RML**

Land
Site: 1 Code Area: 29544 Size: 0.76 Acres Use Code: 004 Zone: NREST SAV Use: Exception: 0
Class: Value Source: Rural at MKT Description: RMV: 192870 Exception: Y N
Adjustment(s): H2OGR Fire Patrol: SA004 Description: FIRE PATROL
Comments: 21-22: PER #06 DEL ALL IMPS, OSD// 19-20: CYCLE WORK #10 CHG OSD// 03-04: REAPPRAISAL NICE RIVERVIEW, ACCESS, GREAT SWIMMING HOLE

Improvements - Residence / Manufactured Structures
No residence or manufactured structure improvement data available.

Improvements - Accessory Buildings
No improvement data available for all other stat class types.



1/4/24

9/26/23

ACCOUNT # 541196 DATE: 1-4-24 RMV CLASS _____ PROP CLASS _____
 MTL _____ APPR 4 TAG Y N _____
 COMMENTS: PLANS VERIFIED

RESIDENCE / MANUFACTURED STRUCTURES

ACCESSORY IMPROVEMENTS / OUTBUILDINGS

STAT 144 QLTY + - FLOOR MA
 AREA 1520 EFF AREA 1520 BED _____
 ROOF + HVAC +
 BATH PKG: _____ BATH BATH + 1/2 BTH
 FIREPLACE: _____
 KITCHEN - +
 YR BLT 2023 EFF YR 2023 ECON _____
 % COMP 30 % GOOD _____ FUNC _____
 EXCEPT Y N LUMP SUM: _____
 MISC: _____
 YI CLASS _____ F G A E
 SKIRT - LIN FT _____
 COMMENT: _____

TYPE ATTU
 STAT / CLASS 144
 SIZE 158
 FAIR
 AVERAGE
 GOOD
 EXCELLENT
 BATH _____
 YR BLT 2023
 EFF YR _____
 % COMP 30
 EXCEPT Y N
 MISC: _____
 COMMENT: _____

TYPE BSMTF ✓
 STAT / CLASS 144
 SIZE 420
 FAIR
 AVERAGE
 GOOD
 EXCELLENT
 BATH _____
 YR BLT 2023
 EFF YR _____
 % COMP 30
 EXCEPT Y N
 MISC: _____
 COMMENT: _____

STAT 144 QLTY + - FLOOR ATTF
 AREA 302 EFF AREA 302 BED _____
 ROOF + HVAC +
 BATH PKG: _____ BATH BATH + 1/2 BTH
 FIREPLACE: _____
 KITCHEN - +
 YR BLT 2023 EFF YR 2023 ECON _____
 % COMP 30 % GOOD _____ FUNC _____
 EXCEPT Y N LUMP SUM: _____
 MISC: _____
 YI CLASS _____ F G A E
 SKIRT - LIN FT _____
 COMMENT: _____

TYPE BSMTF ✓
 STAT / CLASS 144
 SIZE 420
 FAIR
 AVERAGE
 GOOD
 EXCELLENT
 BATH _____
 YR BLT 2023
 EFF YR _____
 % COMP 30
 EXCEPT Y N
 MISC: _____
 COMMENT: _____

TYPE BSMTGF
 STAT / CLASS 144
 SIZE 680
 FAIR
 AVERAGE
 GOOD
 EXCELLENT
 BATH _____
 YR BLT 2023
 EFF YR _____
 % COMP 30
 EXCEPT Y N
 MISC: _____
 COMMENT: _____

STAT 144 QLTY + - FLOOR ATTU
 AREA 210 EFF AREA 210 BED _____
 ROOF + HVAC +
 BATH PKG: _____ BATH BATH + 1/2 BTH
 FIREPLACE: _____
 KITCHEN - +
 YR BLT 2023 EFF YR 2023 ECON _____
 % COMP 30 % GOOD _____ FUNC _____
 EXCEPT Y N LUMP SUM: _____
 MISC: _____
 YI CLASS _____ F G A E
 SKIRT - LIN FT _____
 COMMENT: _____

Percent Complete Form

Account # 541196

Additions

New Homes

		<u>No Basement</u>		<u>Basement</u>	
% Item	% Sum	% Item	% Sum	% Item	% Sum
3%		3%		3%	
2%	0%	2%	0%	4%	0%
3%		3%		10%	
35%	45%	14%	20%	16%	35%
8%	50%	7%	30%	7%	40%
7%	60%	7%	35%	7%	45%
7%	65%	7%	45%	6%	55%
5%	70%	5%	50%	5%	60%
4%	75%	4%	55%	3%	65%
3%		3%		2%	
2%	80%	2%	60%	1%	65%
		1%		1%	
3%		3%		2%	
5%	85%	5%	65%	4%	70%
2%	90%	2%	70%	2%	75%
2%		2%		2%	
		6%	75%	5%	80%
2%		3%	80%	2%	85%
2%	95%	4%	85%	3%	85%
3%		7%	90%	6%	90%
2%	100%	7%	95%	6%	95%
		2%	100%	2%	100%
		1%		1%	

APPR Genie Date 1-4-24 YR For 24-25 % COMP 30

APPR _____ Date _____ YR For _____ % COMP _____

APPR _____ Date _____ YR For _____ % COMP _____

APPR _____ Date _____ YR For _____ % COMP _____

Percent Complete Form

Account # _____

Gut & Remodels

Interior Trim Carpentry	7%	90%
Floor Coverings & Countertops	7%	85%
Plumbing Fixtures	4%	80%
Electrical Fixtures	3%	80%
Cabinets	6%	75%
Drywall (Finished)	5%	70%
Insulation	3%	65%

APPR _____ Date _____ YR For _____ % COMP _____

APPR _____ Date _____ YR For _____ % COMP _____

APPR _____ Date _____ YR For _____ % COMP _____

APPR _____ Date _____ YR For _____ % COMP _____

Outbuilding Type: _____

	% Item	% Sum
Excavation/Foundation	10%	40%
Floor - Concrete/Wood	30%	
Walls - Framing	10%	65%
Walls - Covering/Siding	15%	
Roof - Framing/Trusses	15%	
Roof - Sheathing	5%	95%
Roof - Cover	10%	
Doors & Windows	5%	100%

APPR _____ Date _____ YR For _____ % COMP _____

APPR _____ Date _____ YR For _____ % COMP _____

APPR _____ Date _____ YR For _____ % COMP _____

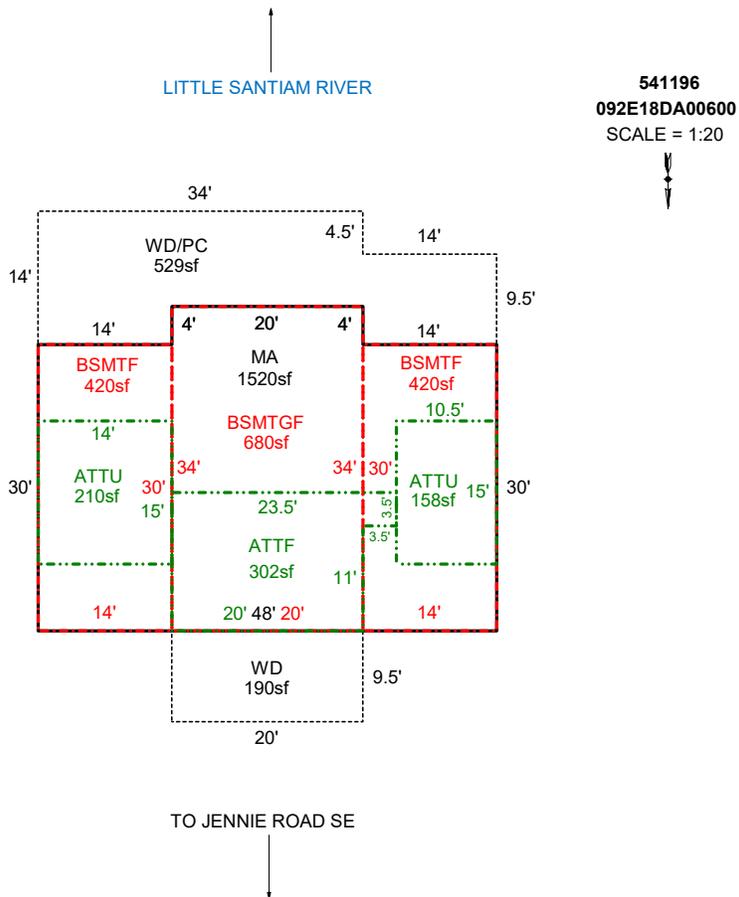
APPR _____ Date _____ YR For _____ % COMP _____

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 541196 Parcel No.: 092E18DA00600
 Property Address: 22806 JENNIE RD SE
 City: LYONS County: MARION State: OR ZipCode: 97358
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



Sketch by Apex Sketch

AREA CALCULATIONS SUMMARY						COMMENT TABLE 1	
Code	Description	Factor	Net Size	Perimeter	Net Totals		
GLA1	MA	1.0	1520.0	164.0	1520.0	APEX BY CE 1/27/10 UPDATED BY JRONDEMA 11/13/18 UPDATED BY CJURAN 01/28/2021 UPDATED BY CJURAN 09/21/2022 555-22-002865 UPDATED BY CJURAN 01/25/2024	
GLA2	ATTF	1.0	302.3	76.0			
	ATTU	1.0	157.5	51.0			
	ATTU	1.0	210.0	58.0	669.8		
BSMT	BSMTF	1.0	420.0	88.0			
	BSMTF	1.0	420.0	88.0	840.0		
GAR	BSMTGF	1.0	680.0	108.0	680.0		
P/P	WD	1.0	190.0	59.0			
	WD/PC	1.0	529.0	132.0	719.0		
	Net LIVABLE	cnt	4 (rounded)		2,190		
						COMMENT TABLE 2	COMMENT TABLE 3
						WV #06 01/04/2020 AOG CL 01/04/2024	TAGS L3