

Acct ID: 328460 MTL: 083W320006900 Date: 12-18-23 Appr: ww Prop Class: 400 RMV Prop Class: 400
Situs: 8405 KOOSAW LN S SALEM OR 97306 MaSaNh: 06 06 001 Unit: 89728 401 401 Year: 2023
Last Date Appraised: 04/22/2020 Appraiser: WENDY WILLIAMS Retag: Y N Tag info: 2024 - NEW CONSTRUCTION (Residence)
Owner: PREUS, CAMILLE 22-010705 NSFD 3 BDRM 3 BATH WITH OFFICE Roll Type: R
Cycle Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 188860
RMV Land: 245390 RMV Imp: 0 RMV Total: 245390 MAV: 188860 MSAV: 0 SAV: 0
Comment:

SHOWER PAN 10/23

Notations
No notation data available.

OSDs
No OSD data available.

Land
Site: 1 Code Area: 92430 Size: 2.28 Acres Use Code: 004 Zone: NREST SAV Use: Exception: 0
Class: Value Source: Rural at MKT Description: 4HD RMV: 245390 Exception: Y N
Adjustment(s): VIEWE Fire Patrol: Description:
Comments: 23-24 added view per MLS BES 20-21: #06 C19 CYCLE WORK, NO CHG / ADD OSD AS EXCEPTION WHEN DEVELOPED FOR HOME. JS #29 11-10-14//\2001-02 NEW SUB; 2002-03 BROUGHT TO MARKET VALUE

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.

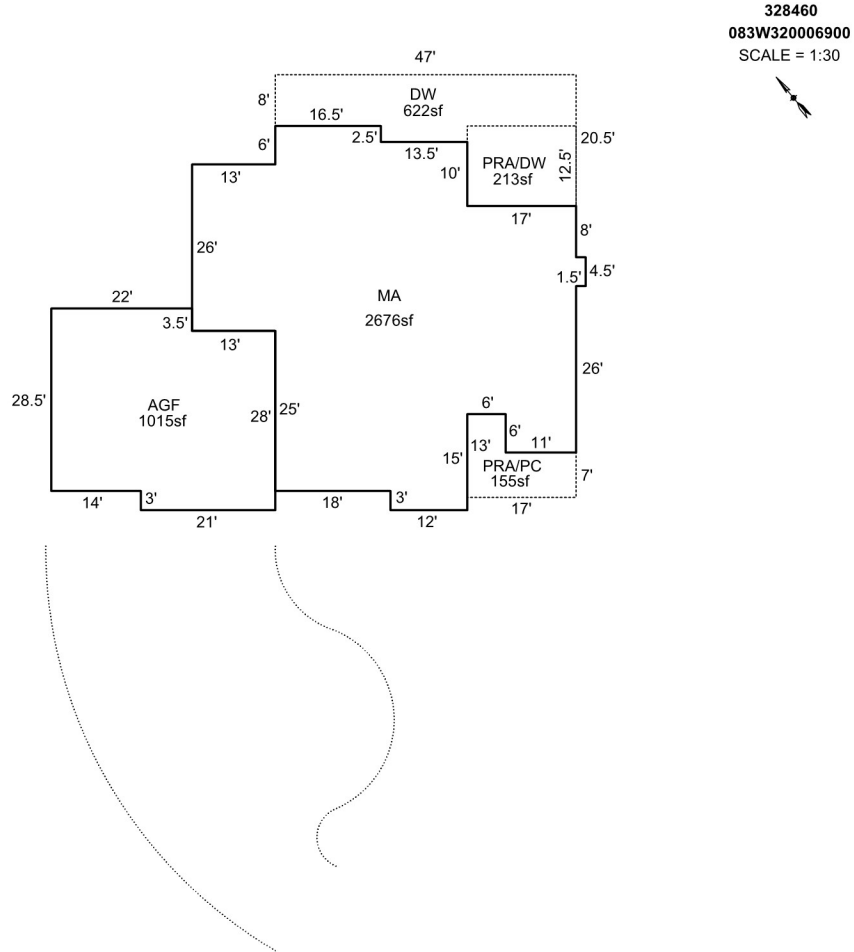


SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 328460 Parcel No.: 083W320006900
 Property Address: 8405 KOOSAW LANE S.
 City: SALEM County: MARION State: OR ZipCode: 97306
 Owner:
 Client:
 Appraiser Name: Client Address: Inspection Date:

SKETCH



Sketch by Apex Sketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.0	2675.5	255.0	2675.5
GAR	AGF	1.0	1015.0	133.0	1015.0
P/P	DW	1.0	622.3	135.0	
	PRA/DW	1.0	212.5	59.0	
	PRA/PC	1.0	155.0	60.0	989.8

COMMENT TABLE 1

APEX BY CJURAN 03/07/2023 555-22-010705

COMMENT TABLE 2

COMMENT TABLE 3

Net LIVABLE cnt 1 (rounded) 2,676

12-1-23
L2 WW
Jays

Percent Complete Form

328460

Account # _____

Additions

New Homes

<u>Additions</u>		<u>New Homes</u>				
% Item	% Sum		No Basement		Basement	
			% Item	% Sum	% Item	% Sum
3%	0%	Plans/Survey	3%	0%	3%	0%
2%		Excavation	2%		4%	
3%		Foundation	3%		10%	
35%	45%	Framing	14%	20%	16%	35%
8%	50%	Trusses	7%	30%	7%	40%
7%	60%	Roofing	7%	35%	7%	45%
7%	65%	Windows/Ext Doors	7%	45%	6%	55%
5%	70%	Siding	5%	50%	5%	60%
4%	75%	Plumbing Rough-In	4%		3%	
3%		Electrical Rough-In	3%	55%	2%	65%
2%	80%	Heating Rough-In	2%		1%	
		Heating Unit	1%	60%	1%	
3%		Insulation	3%		2%	
5%	85%	Drywall (Finished)	5%	65%	4%	70%
2%	90%	Paint Interior	2%	70%	2%	75%
2%		Paint Exterior	2%		2%	
		Cabinets	6%	75%	5%	80%
2%	95%	Electrical Fixtures	3%	80%	2%	
2%		Plumbing Fixtures	4%	85%	3%	85%
3%	100%	Floor Coverings & Countertops	7%	90%	6%	90%
2%		Interior Trim Carpentry	7%	95%	6%	95%
		Porch/Entry/Stoop	2%	100%	2%	100%
	Finish Grade	1%	1%			

APPR WW
 APPR _____
 APPR _____
 APPR _____

Date 12-18-23
 Date _____
 Date _____
 Date _____

YR For 24-25
 YR For _____
 YR For _____
 YR For _____

% COMP 85
 % COMP _____
 % COMP _____
 % COMP _____

ACCOUNT # 328460

DATE: 12-18-23

RMV CLASS 401

PROP CLASS 401

MTL _____

APPR _____

TAG Y N

COMMENTS: _____

RESIDENCE / MANUFACTURED STRUCTURES

ACCESSORY IMPROVEMENTS / OUTBUILDINGS

STAT 141 QLTY + - FLOOR MA
 AREA 2676 EFF AREA _____ BED 3
 ROOF + HVAC +
 BATH PKG: 2 BATH 1 BATH + 1 1/2 BTH
 FIREPLACE: 1
 KITCHEN - +
 YR BLT 2023 EFF YR 2023 ECON _____
 % COMP 75 85 % GOOD _____ FUNC _____
 EXCEPT Y N LUMP SUM: _____
 MISC: _____
 YI CLASS 4 F G A E
 SKIRT + LIN FT _____
 COMMENT: _____

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

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

STAT _____ QLTY + - FLOOR AGF
 AREA 1015 EFF AREA 1015 BED _____
 ROOF + HVAC +
 BATH PKG: _____ BATH _____ BATH + _____ 1/2 BTH
 FIREPLACE: _____
 KITCHEN - +
 YR BLT 2023 EFF YR 2023 ECON _____
 % COMP 75 85 % GOOD _____ FUNC _____
 EXCEPT Y N LUMP SUM: _____
 MISC: _____
 YI CLASS _____ F G A E
 SKIRT + LIN FT _____
 COMMENT: _____

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

TYPE _____
 STAT / CLASS _____
 SIZE _____
 FAIR
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 EXCELLENT
 BATH _____
 YR BLT _____
 EFF YR _____
 % COMP _____
 EXCEPT Y N
 MISC: _____
 COMMENT: _____

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

TYPE _____
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