

Acct ID: 529841 MTL: 082W15C000900 Date: **12/8/23** Appr: **GRH** Prop Class: 401 RMV Prop Class: 401
 Situs: 6597 LIPSCOMB ST SE SALEM OR 97317 MaSaNh: 04 06 000 Unit: 89353 Year: **2023**

Last Date Appraised: 04/30/2018 Appraiser: GERARDO RAMIREZ HERNANDEZ Retag: **Y** N Tag info: 2024 - NEW CONSTRUCTION (Outbuilding) **completion for 1.1.25** **2024**

Owner: HALL, ANDREW J & HALL, TAMMERA T Roll Type: R
 Cycle: **Tag** Sales Verification Other: Inspection level: 1 2 **3** 4 LCB TTO **NSP** AV: 252570
 RMV Land: 149970 RMV Imp: 250380 RMV Total: 400350 MAV: 252570 MSAV: 0 SAV: 0
 Comment:

GB + LTL @ 30% INPUT GRH 02-06-24

Notations
 No notation data available.

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	MKTN	OSD - NO LANDSCAPE	30000	05410	0

Land Amy 5-8-24

Site: 1 Code Area: 05410 Size: 1.00 Acres Use Code: 004 Zone: NREST SAV Use: Exception: 0
 Class: **4HD** Value Source: Rural at MKT Description: RMV: 119970 Exception: Y N
 Adjustment(s): Fire Patrol: Description:
 Comments: 2002-03 REAPPRAISAL.

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 05410 Stat Class: 132 + Year Blt: 1973 Eff Year Blt: 1973 Sq.Ft: 1564 % Complete: 100
 Desc: Multi Story above grade Dimensions: RMV: 230130 **N/C**
 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	3 +	Finished	809	0	FB-1/ HB-1	1973	1973	BTH - 1, KIT+, ROOF, HVAC, FP	Y N
Second Floor	3 +	Finished	755	3	FB-1	1973	1973	BATH - 1, HVAC	Y N
Garage Basement	3 +	Low Cost	364	0	0	1973	1973		Y N

Accessories

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

Bldg: 2 Code Area: 05410 Stat Class: 107 Year Blt: Eff Year Blt: Sq.Ft: 0 % Complete: 100
 Desc: Yard Improvements Dimensions: RMV: 20250 **N/C**
 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
No floor data available									

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
YARD IMPROVEMENTS GOOD	3	0	0	16200	1	Y N

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

ACCOUNT # 529841 DATE: 12/8/23
 MTL 082WISC000900 APPR GRH
 COMMENTS: _____

RMV CLASS 401 PROP CLASS 401
 TAG 0 N GB @ 30% LTH @ 30%

Retag for completion

RESIDENCE / MANUFACTURED STRUCTURES

ACCESSORY IMPROVEMENTS / OUTBUILDINGS

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: _____

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: _____

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 GB
 STAT / CLASS 351/5
 SIZE 36x28
 FAIR
AVERAGE
 GOOD
 EXCELLENT
 BATH _____
 YR BLT 2023
 EFF YR 2023
 % COMP 30
 EXCEPT 0 N
 MISC: _____
 COMMENT: _____

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

TYPE LTH
 STAT / CLASS 355
 SIZE 15x24
 FAIR
 AVERAGE
 GOOD
 EXCELLENT
 BATH _____
 YR BLT 2023
 EFF YR 2023
 % COMP 30
 EXCEPT 0 N
 MISC: _____
 COMMENT: _____

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



GB LTH 12.08.23 L3

Percent Complete Form

Account # 529841

Additions

New Homes

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

APPR _____ Date _____ YR For _____ % COMP _____
 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: GB<Z

	% 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%

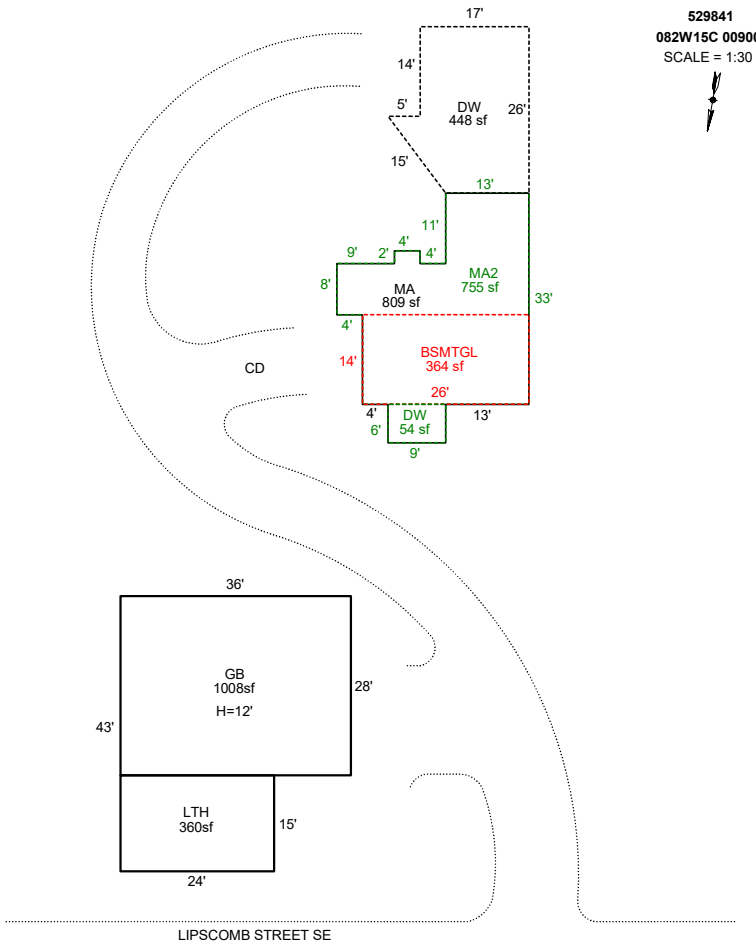
APPR GRH Date 12/8/23 YR For 24 % COMP 30
 APPR _____ Date _____ YR For _____ % COMP _____
 APPR _____ Date _____ YR For _____ % COMP _____
 APPR _____ Date _____ YR For _____ % COMP _____

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 529841 Parcel No.: 082W15C 00900
 Property Address: 6597 LIPSCOMB ST SE
 City: SALEM County: MARION State: OR ZipCode: 97317
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



Sketch by Apex Sketch

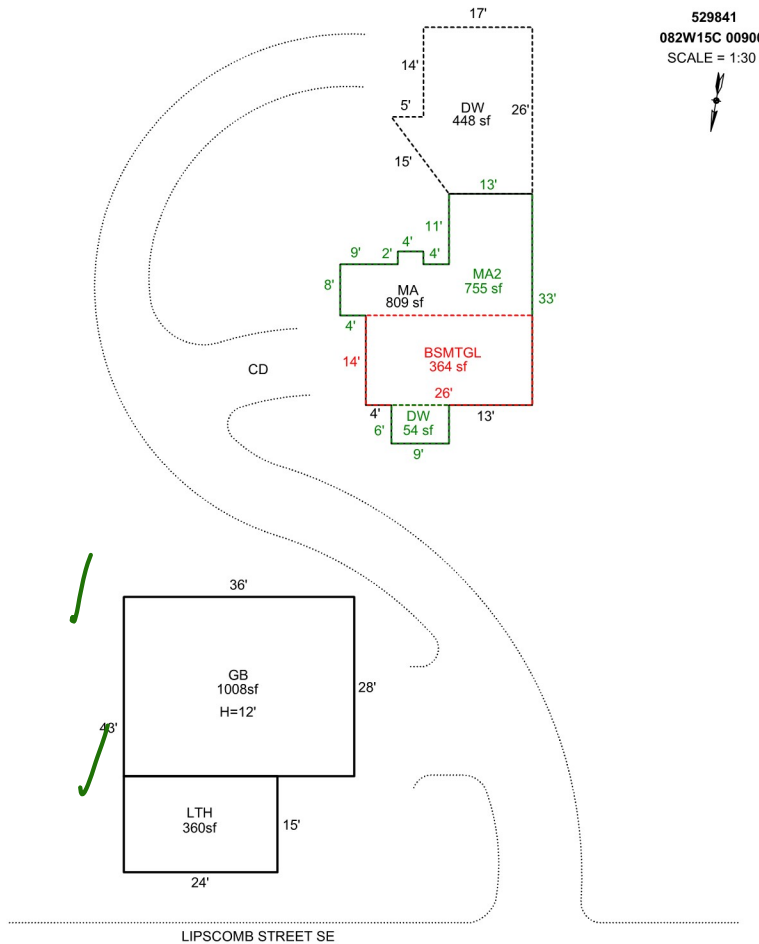
AREA CALCULATIONS SUMMARY						COMMENT TABLE 1	
Code	Description	Factor	Net Size	Perimeter	Net Totals		
GBA1	GB	1.0	1008.0	128.0		Apex by CW 2/21/17 UPDATED BY JRONDEMA 7/26/18 UPDATED BY CJURAN 07/25/2023 555-23-004019 UPDATED BY CJURAN 12/18/2023	
	LTH	1.0	360.0	78.0	1368.0		
GLA1	MA	1.0	809.0	142.0	809.0		
GLA2	MA2	1.0	755.0	130.0	755.0		
BSMT	BSMTGL	1.0	364.0	80.0	364.0		
P/P	DW	1.0	54.0	30.0		COMMENT TABLE 2 GRH 12/08/2023	
	DW	1.0	448.0	90.0	502.0		
Net LIVABLE		cnt	2 (rounded)		1,564		
Net BUILDING		cnt	2 (rounded)		1,368		

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 529841 Parcel No.: 082W15C 00900
 Property Address: 6597 LIPSCOMB ST SE
 City: SALEM County: MARION State: OR ZipCode: 97317
 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	GB	1.0	1008.0	128.0	
	LTH	1.0	360.0	78.0	1368.0
GLA1	MA	1.0	809.0	142.0	809.0
GLA2	MA2	1.0	755.0	130.0	755.0
BSMT	BSMTGL	1.0	364.0	80.0	364.0
P/P	DW	1.0	54.0	30.0	
	DW	1.0	448.0	90.0	502.0

COMMENT TABLE 1

Apex by CW 2/21/17
 UPDATED BY JRONDEMA 7/26/18
 UPDATED BY CJURAN 07/25/2023 555-23-004019

COMMENT TABLE 2

GRH 12/8/23

COMMENT TABLE 3

TAGS L3

Net LIVABLE	cnt	2	(rounded)	1,564
Net BUILDING	cnt	2	(rounded)	1,368