

Acct ID: 541167 MTL: 092E18BB00800 Date: **4-10-24** Appr: **Gene** Prop Class: 401 RMV Prop Class: 401
 Situs: 21911 FERN RIDGE RD SE STAYTON OR 97383 MaSaNh: 01 06 000 Unit: 78609 Year: 2024
 Last Date Appraised: 10/22/2018 Appraiser: CLINT LUKE Retag: **Y** **N** Tag info: **INPUT 4-15-24 Gene**
 Owner: BRECKEL, RICK D & BRECKEL, MARIE Roll Type: R
 Cycle: **1** Tag Sales Verification Other: _____ Inspection level: **1** **2** **3** **4** LCB TTO INSP AV: 163390
 RMV Land: 276150 RMV Imp: 117700 RMV Total: 393850 MAV: 163390 MSAV: 0 SAV: 0
 Comment:

Notations

FOR SALE MV 813650 499K

No notation data available.

OSDs

| Count | Code | Description | RMV | Code Area | Exception |
|-------|------|---------------|-------|-----------|-----------|
| 1 | MKTA | OSD - AVERAGE | 45000 | 29544 | 0 |

Land

Site: 1 Code Area: 29544 Size: 2.12 Acres Use Code: 004 Zone: NREST SAV Use: Exception: 0
 Class: Value Source: Rural at MKT Description: RMV: 231150 Exception: Y N
 Adjustment(s): Fire Patrol: SA004 Description: FIRE PATROL
 Comments: .03-04 REAPPRAISAL.

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 29544 Stat Class: 131 Year Blt: 1956 Eff Year Blt: 1956 Sq.Ft: 1641 % Complete: 100
 Desc: One Story Only Dimensions: RMV: 97510
 Func Obsc: 70 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 | 1641 | 3 | FB-1 | 1956 | 1956 | KIT-, ROOF, FP - 1, HVAC, BATH - 1 | Y N |
| Carport Attached | 3 | Unfinished | 660 | 0 | 0 | 1956 | 1956 | ROOF 660 | Y N |

Accessories

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

Bldg: 3 Code Area: 29544 Stat Class: 108 Year Blt: 1956 Eff Year Blt: 1956 Sq.Ft: 0 % Complete: 100
 Desc: Residential Other Improvements Dimensions: RMV: 7250
 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 |
|------------------|-------|-----------|------------|------|----------|
| ASPHALT DRIVEWAY | 1 | 3500 | 1956 | 7245 | 1 |

Bldg: 4 Code Area: 29544 Stat Class: 107 Year Blt: Eff Year Blt: Sq.Ft: 0 % Complete: 100
 Desc: Yard Improvements Dimensions: RMV: 5020
 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 |
|---------------------------|-------|-----------|------------|------|----------|
| YARD IMPROVEMENTS AVERAGE | 3 | 0 | 0 | 5022 | 1 |

Improvements - Accessory Buildings

Bldg: 2 Code Area: 29544 Stat Class: 353 Year Blt: 2001 Eff Year Blt: 2001 Sq.Ft: 720 % Complete: 100
 Desc: Machine Shed (MS) **GM** Dimensions: 30x24 RMV: 6700
 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 | | | | | | | | | |

| Type | Class | Display Group | Floor Size | Beds | Baths | Yr Blt | Eff Yr Blt | Inventory | Exception: Y N |
|--------------|-------|---------------|------------|------|-------|--------|------------|-----------|----------------|
| Machine Shed | 5 | Finished | 720 | 0 | 0 | 2001 | 2001 | FAIR | Y N |

Accessories

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

Bldg: 5 Code Area: 29544 Stat Class: 355 Year Blt: 2002 Eff Year Blt: 2002 Sq.Ft: 260 % Complete: 100
 Desc: Lean-to Heavy (LTH) Dimensions: 10x26 RMV: 1220
 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: Y N |
|--------------------|-------|---------------|------------|------|-------|--------|------------|-----------|----------------|
| Lean-to Heavy Duty | 4 | Finished | 260 | 0 | 0 | 2002 | 2002 | FAIR | Y N |

Accessories

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



4/10/24



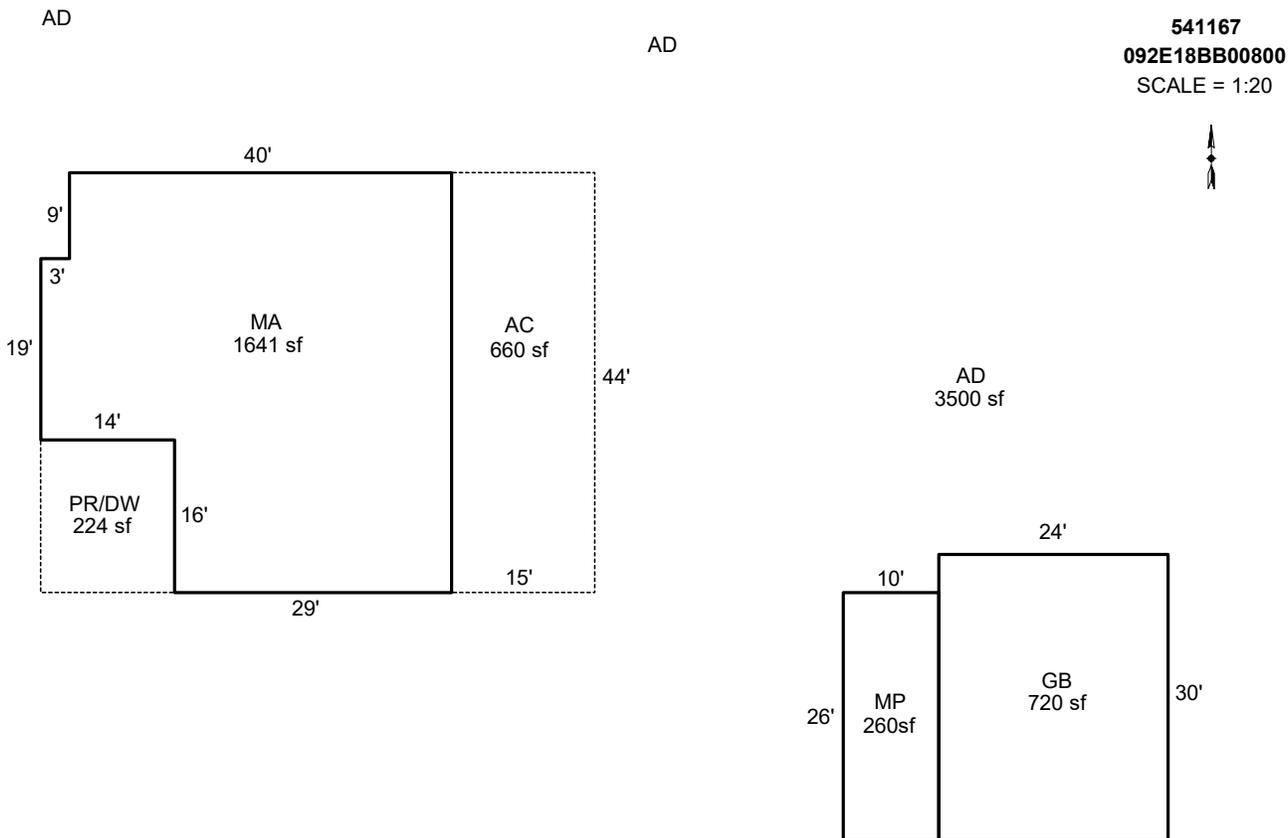
4/10/24

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 541167 Parcel No.: 092E18BB00800
 Property Address: 21911 FERN RIDGE RD SE
 City: STAYTON County: MARION State: OR ZipCode: 97383
 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 | 720.0 | 108.0 | |
| | MP | 1.0 | 260.0 | 72.0 | 980.0 |
| GLA1 | MA | 1.0 | 1641.0 | 174.0 | 1641.0 |
| GAR | AC | 1.0 | 660.0 | 118.0 | 660.0 |
| P/P | PR/DW | 1.0 | 224.0 | 60.0 | 224.0 |

COMMENT TABLE 1

APEX BY CE 1/13/10
 UPDATED BY JRONDEMA 11/8/18
 UPDATED BY CJURAN 04/18/2024

COMMENT TABLE 2

CL 04/10/2024

COMMENT TABLE 3

CYCLE L2

| | | | | |
|--------------|-----|---|-----------|-------|
| Net LIVABLE | cnt | 1 | (rounded) | 1,641 |
| Net BUILDING | cnt | 2 | (rounded) | 980 |