

Acct ID: 541171 MTL: 092E18BA00200 Date: **2-12-24** Appr: **LUKE** Prop Class: 401 RMV Prop Class: 401  
 Situs: 11084 WAGNER RD SE LYONS OR 97358 MaSaNh: 01 06 000 Unit: 78617 Year: 2024

**INPUT  
2/12/24  
LUKE**

Last Date Appraised: 10/07/2021 Appraiser: CLINT LUKE Retag: **N** Tag info: \_\_\_\_\_  
 Owner: LONGFELLOW, REX A & LONGFELLOW, ALICE Roll Type: R  
 Cycle Tag Sales Verification Other: \_\_\_\_\_ Inspection level: 1 2 3 **4** LCB TTO INSP AV: 390180  
 RMV Land: 265570 RMV Imp: 491570 RMV Total: 757140 MAV: 390180 MSAV: 0 SAV: 0  
 Comment: 22-23: L2 10.7.21 CL  
 LEVEL 4 10.14.20 WV06//

**JUST WONT THROUGH TAGS  
NO CHANGE**

Notations  
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: 1.85 Acres Use Code: 004 Zone: NREST SAV Use: Exception: 0  
 Class: Value Source: Rural at MKT Description: RMV: 220570 Exception: Y N  
 Adjustment(s): Fire Patrol: SA004 Description: FIRE PATROL  
 Comments: 21-22: PER #06 DEL OSD// 2003-04 REAPPRAISAL.

Improvements - Residence / Manufactured Structures

Bldg: 2 Code Area: 29544 Stat Class: 151 Year Blt: 2021 Eff Year Blt: 2021 Sq.Ft: 1971 % Complete: 100  
 Desc: One Story Only Dimensions: RMV: 459900  
 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	5	Finished	1971	3	FB-2	2021	2021	BATH+, ROOF, HVAC, KIT, BATH - 2	Y N
Garage Attached	5	Finished	622	0	0	2021	2021	ROOF	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
YARD IMPROVEMENTS AVERAGE	5	0	2021	37422	1	Y N

Improvements - Accessory Buildings

Bldg: 1 Code Area: 29544 Stat Class: 353 Year Blt: 2000 Eff Year Blt: 2000 Sq.Ft: 1152 % Complete: 100  
 Desc: Machine Shed (MS) Dimensions: 48x24 RMV: 9570  
 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	1152	0	0	2000	2000	FAIR	Y N

Accessories

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

Bldg: 3 Code Area: 29544 Stat Class: 351 Year Blt: 2021 Eff Year Blt: 2021 Sq.Ft: 1000 % Complete: 100  
 Desc: General Purpose Building (GB) Dimensions: 50x20 RMV: 22100  
 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
General Purpose Bldg	5	Finished	1000	0	0	2021	2021	FAIR	Y N

Accessories

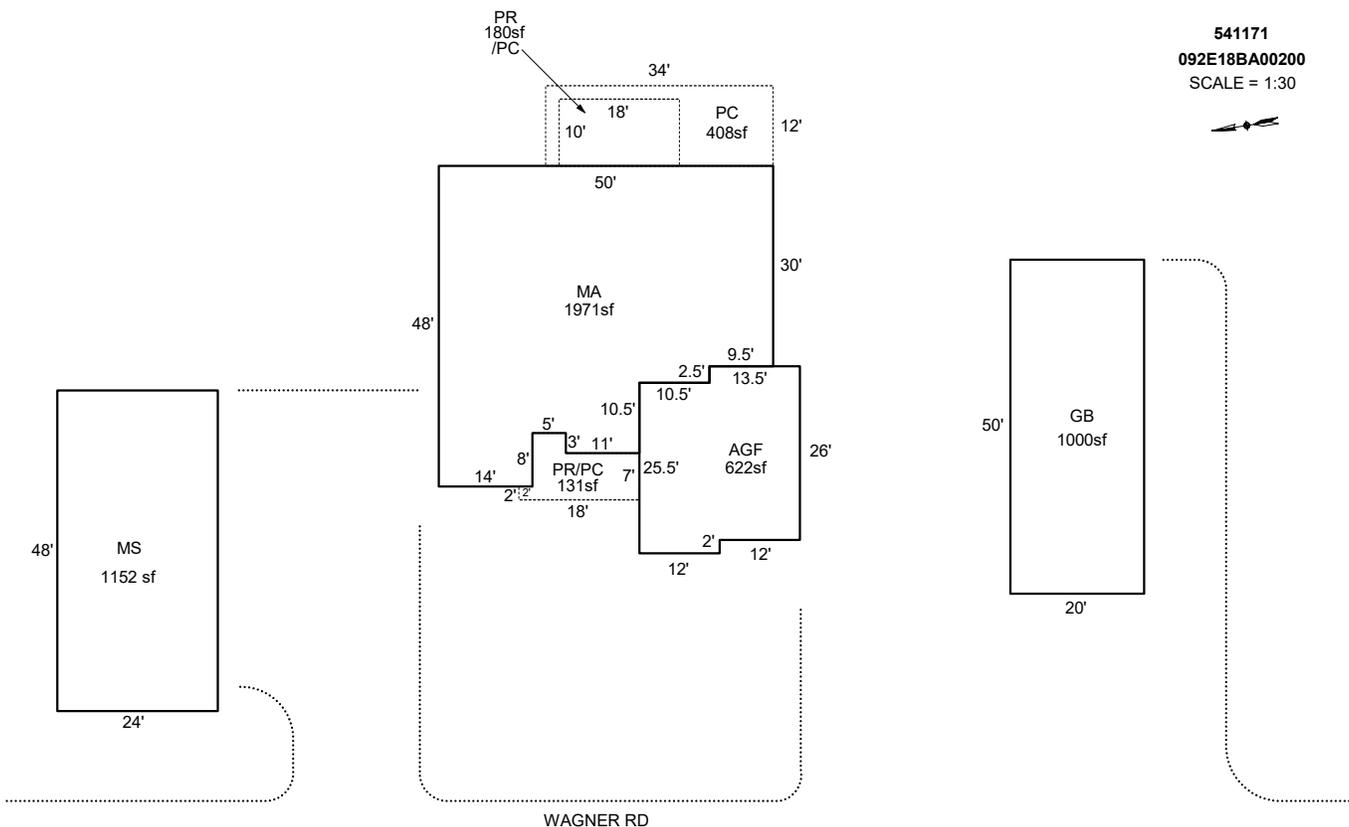
Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
No accessory data available					

# SKETCH/AREA TABLE ADDENDUM

## SUBJECT INFO

File No.: 541171 Parcel No.: 092E18BA00200  
 Property Address: 11084 WAGNER 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	GB	1.0	1000.0	140.0	
	MS	1.0	1152.0	144.0	2152.0
GLA1	MA	1.0	1971.3	202.0	1971.3
GAR	AGF	1.0	621.8	104.0	621.8
P/P	PR	1.0	180.0	56.0	
	PC	1.0	408.0	92.0	
	PR/PC	1.0	131.0	56.0	719.0
	Net LIVABLE	cnt	1 (rounded)		1,971
	Net BUILDING	cnt	2 (rounded)		2,152

### COMMENT TABLE 1

APEX BY CE 12/4/09  
 UPDATED BY JRONDEMA 11/8/18  
 UPDATED BY CJURAN 01/19/2021 555-20-008127  
 UPDATED BY CJURAN 05/17/2021 555-21-002270  
 UPDATED BY CJURAN 03/12/2024

### COMMENT TABLE 2

WV #06 10/14/2020 AOG  
 CL 02/12/2024

### COMMENT TABLE 3

CYCLE L4