Summary Lead Appr:_ 7/31/2023 MDL Prop Class: 400 Acct ID: 606652 MTL: 092W06B003500 RMV Prop Class: 40040(Unit: 147236 Year: 2023 Situs: Tag info: 2024 - NEW CONSTRUCTION (Residence) Last Date Appraised: Appraiser: MATT LORD Owner: TRAPSE, JENNIFER L Roll Type: R _ Inspection level: 1 2 3 4 (LCB) TTO INSP Cycle (Tag) Sales Verification Other:_ AV: 146670 RMV Total: 146670 MAV: 0 SAV: 0 RMV Land: 146670 RMV Imp: 0 MSAV: 0 Comment:

Notations 24-25:

OSDs No OSD data available.

Land

Site: 2 Code Area: 05590 Size: 2.00 Acres

Zone: NREST Use Code: 004

SAV Use:

Exception: 146670 RMV: 146670 Exception: Y N

Class: 4HD Value Source: Rural at MKT

Fire Patrol:

Description:

Adjustment(s):

Comments: Liability year - 1971, STF - 2004 / 500190: 02-03: (F)0080: COMBINED R61302 AND R61306, DELETED R61306, SEPE INTO R330154,R330155 //04-05: STF APPLICATION APPROVED

Description: FOUR HILL DRY

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.: 606652 Parcel No.: 092W06B003400 Property Address: 9341 DONALD LANE SE City: TURNER State: OR ZipCode: 97392 Owner: Client Address: Client: Appraiser Name: Inspection Date: **SKETCH** 606652 092W06B003800 41.5' 12.0' SCALE = 1:30 16.0' MA 2694 sf 8.0' PR/PC 224 sf PR/PC 528 sf 44.0' 44.0' 28.0' 28.0' VAULTED CEILING (33.5'X28') 8.0 3.0 33.5 13.0 AGF 923 sf DONALD LANE 5.0 26.0' 35.5 4.0' 10.0' FUTURE DETACHED GARAGE LOCATION — ~100' — Sketch by Apex Sketch **AREA CALCULATIONS SUMMARY COMMENT TABLE 1** Code Description Factor **Net Size Perimeter Net Totals** APEX BY CJURAN 07/13/2023 555-23-000507 GLA1 2694.0 2694.0 245.0 MA 1.0 975.0 GLA2 **ATTF** 1.0 127.0 975.0 GAR **AGF** 1.0 923.0 123.0 923.0 40.0 P/P DW 1.0 28.0 528.0 PR/PC 112.0 1.0 PR/PC 792.0 1.0 224.0 72.0 **COMMENT TABLE 2 COMMENT TABLE 3** Net LIVABLE cnt (rounded) 3,669

	RMV CLASS Y	PROP CLASS <u>니</u>
COMMENTS:		
RESIDENCE / MANUFACTURED STRUCTURES	ACCESSORY IMPROVEM	IENTS / OUTBUILDINGS
STAT 5 QLTY + - FLOOR MA	TYPE ALF	TYPE \\distart
AREA 2694 EFF AREA 2694 BED 2	STAT / CLASS 5	STAT / CLASS
ROOF + HVAC	SIZE 923	SIZE
BATH PKG: BATH BATH+ 1/2 BTH		
FIREPLACE:	FAIR	FAIR
KITCHEN - (+)	AVERAGE	AVERAGE
YR BLT 2013 EFF YR 2013 ECON	GOOD	GOOD
% COMP 45 % GOOD FUNC	EXCELLENT	EXCELLENT
EXCEPT Y N LUMP SUM:		
MISC:	BATH	BATH
YI CLASS F G A E ``	- 8	
SKIRT + LIN FT	YR BLT <u>2023</u>	YR BLT 2013
COMMENT:	EFF YR 223	EFF YR 2023
	% COMP	% COMP
	EXCEPT (Y) N	EXCEPT (Y) N
STAT D QLTY + - FLOOR ATT	MISC:	MISC:
AREA 975 EFF AREA 975 BED 2	ROOF AVU	
ROOF + HVAC (+)	COMMENT:	COMMENT:
BATH PKG: BATH BATH + 1/2 BTH FIREPLACE:		
YR BLT 2013 EFF YR 2023 ECON		
% COMP % GOOD FUNC	TYPE	TYPE
EXCEPT Y N LUMP SUM:	STAT / CLASS	STAT / CLASS
MISC:	SIZE	SIZE
YI CLASS F G A E		
SKIRT + LIN FT	FAIR	FAIR
COMMENT:	AVERAGE	AVERAGE
	GOOD	GOOD
	EXCELLENT	EXCELLENT
STAT QLTY + - FLOOR		
AREA EFF AREA BED	BATH	BATH
ROOF + HVAC +		
BATH PKG:BATHBATH +1/2 BTH	YR BLT	YR BLT
FIREPLACE:	EFF YR	EFF YR
KITCHEN - +	% COMP	% COMP
YR BLT EFF YR ECON	EXCEPT Y N	EXCEPT Y N
% COMP % GOOD FUNC	MISC:	MISC:
EXCEPT Y N LUMP SUM:		
MISC:	COMMENT:	COMMENT:
YI CLASS F G A E		
SKIRT + LIN FT		l
COMMENT:		
	I	

Percent Complete Form

			New Home	<u> </u>		
			No Bas	sement	Basen	nent
% Item	% Sum		% Item	% Sum	% Item	% Sum
3%		Plans/Survey	3%		3%	
2%	0%	Excavation	2%	0%	4%	0%
3%		Foundation	3%		10%	
35%	45%	Framing	14%		16%	35%
8%	50%		7%		7%	40%
		Trusses				
7%	60%	Roofing	7%		7%	45%
7%	65%	Windows/Ext Doors	7%		6%	55%
5%	70%	Siding	5%	50%	5%	60%
4%	750/	Plumbing Rough-In	4%	50 /6	3%	00 /0
3%	75%	Electrical Rough-In	3%		2%	
2%		Heating Rough-In	2%	55º/-	1%	
	80%	Heating Unit	1%		1%	65%
20/	00 /0	Insulation	3%	ഒറം/-	2%	
3%	0.70/					——
5%	85%	Drywall (Finished)	5%		4%	70%
2%	90%	Paint Interior	2%	7∩∘⁄₋	2%	75%
2%	30 /6	Paint Exterior	2%	7070	2%	75/6
		Cabinets	6%	75%	5%	
2%		Electrical Fixtures	3%		2%	80%
2%	95%	Plumbing Fixtures	4%		3%	85%
3%	JJ /0	Floor Coverings &	7 /0	JJ /0	J /0	
3%		_	7%	90%	201	90%
_	_	Countertops			6%	
2%	100%	Interior Trim Carpentry			6%	95%
		Porch/Entry/Stoop	2%	1000/-	2%	100%
		Finish Grade	1%	10070	1%	100%
		7 1				
\PPR	MX	Date 1/3/24	YR For 24-25		% COMP	N5
 \PPR		Date	YR For		% COMP	1-
_					_	
PPR _		Date	YR For		% COMP _	
APPR _		Date	YR For		% COMP _	
		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)		75% 70%		
		Drywall (Finished) Insulation	6%			
			6% 5%	70%		
\PPR			6% 5%	70%	% COMP	
		Insulation Date	6% 5% 3% YR For	70%	_	
PPR _		Insulation Date Date	6% 5% 3% YR ForYR For	70%	% COMP _	
NPPR _		Insulation Date Date Date Date	6% 5% 3% YR For YR For YR For	70%	% COMP _	
APPR _		Insulation Date Date	6% 5% 3% YR ForYR For	70%	% COMP _	
APPR _		Insulation Date Date Date Date Date Date	6% 5% 3% YR For YR For YR For	70% 65%	% COMP _	
APPR _ APPR _ APPR _ APPR _		Insulation Date Date Date Date Date Date	6% 5% 3% YR For YR For YR For YR For Where: % Item	70% 65%	% COMP _	
APPR _		Insulation Date Date Date Date Date Date Date Date	6% 5% 3% YR For YR For YR For YR For Where YR For 10%	70% 65% % Sum	% COMP _	
.PPR _		Insulation Date Date Date Date Date Date	6% 5% 3% YR For YR For YR For YR For When YR For 10%	70%	% COMP _	
APPR _		Insulation Date Date Date Date Date Date Date Date	6% 5% 3% YR For YR For YR For YR For Where YR For 10%	70% 65% % Sum 40%	% COMP _	
NPPR _		Insulation Date Date Date Date Date Date Date Date Date Multiput Concrete/Wood Walls - Framing	6% 5% 3% YR For YR For YR For YR For	70% 65% % Sum 40%	% COMP _	
.PPR _		Insulation Date Date Date Date Date Date Date Mulbuilding Excavation/Foundation Floor - Concrete/Wood Walls - Framing Walls - Covering/Siding	6% 5% 3% YR For YR For YR For YR For	70% 65% % Sum 40%	% COMP _	
NPPR _		Insulation Date Date Date Date Date Date Date Date Malls - Covering/Siding Roof - Framing/Trusses	6% 5% 3% YR For YR For YR For YR For 10% 10% 10% 15% 15%	70% 65% % Sum 40% 65%	% COMP _	
.PPR _		Insulation Date Date Date Date Date Date Date Date Date Date Outbuilding Ty Excavation/Foundation Floor - Concrete/Wood Walls - Framing Walls - Covering/Siding Roof - Framing/Trusses Roof - Sheathing	6% 5% 3% YR For YR For YR For YR For	70% 65% % Sum 40%	% COMP _	
NPPR _		Insulation Date Date Date Date Date Date Date Dat	6% 5% 3% YR For YR For YR For YR For 10% 10% 15% 5% 10%	70% 65% % Sum 40% 65% 95%	% COMP _	
NPPR _		Insulation Date Date Date Date Date Date Date Date Date Date Outbuilding Ty Excavation/Foundation Floor - Concrete/Wood Walls - Framing Walls - Covering/Siding Roof - Framing/Trusses Roof - Sheathing	6% 5% 3% YR For YR For YR For YR For	70% 65% % Sum 40% 65%	% COMP _	
APPR _ APPR _ APPR _		Insulation Date Date Date Date Date Date Date Dat	6% 5% 3% YR For YR For YR For YR For 10% 10% 15% 5% 10%	70% 65% % Sum 40% 65% 95%	% COMP _	
APPR _ APPR _ APPR _		Insulation Date Date Date Date Date Date Date Date Date Date Date Date Outbuilding Ty Excavation/Foundation Floor - Concrete/Wood Walls - Framing Walls - Framing Walls - Covering/Siding Roof - Framing/Trusses Roof - Sheathing Roof - Cover Doors & Windows	6% 5% 3% YR For YR For YR For YR For M 10% 1 30% 15% 5% 10% 5%	70% 65% % Sum 40% 65% 95%	% COMP _ % COMP _ % COMP _	
APPR _ APPR _ APPR _		Insulation Date Date Date Date Date Date Date Date Date Date Outbuilding Ty Excavation/Foundation Floor - Concrete/Wood Walls - Framing Walls - Framing Walls - Covering/Siding Roof - Framing/Trusses Roof - Sheathing Roof - Cover Doors & Windows Date	6% 5% 3% YR For YR For YR For YR For When 10% 10% 15% 5% 10% 5% YR For YR For	70% 65% % Sum 40% 65% 95%	% COMP _ % COMP	
APPR _ APPR _ APPR _		Insulation Date Date Date Date Date Date Date Date	6% 5% 3% YR For YR For YR For YR For YR For 10% 10% 15% 5% 10% 5% YR For YR For YR For YR For	70% 65% % Sum 40% 65% 95%	% COMP _ % COMP	