

Acct ID: 541743 MTL: 093E28C000600 Date: **8-14-24** Appr: **CWV** Prop Class: 451 RMV Prop Class: 451  
 Situs: 30210 NORTH SANTIAM HWY SE MILL CITY OR 97360 MaSaNh: 01 06 000 Unit: 99095 Year: 2024

Last Date Appraised: 03/17/2020 Appraiser: CLINT LUKE Retag: Y **N** Tag info: 2023 - REPAIR/REMODEL STRUCTURE (Commercial/Industrial)

Owner: COLE-BYNUM, KIMBERLY H Roll Type: R

**Cycle** Tag Sales Verification Other: \_\_\_\_\_ Inspection level: 1 2 3 **4** LCB TTO INSP **INPUT 8/21/24** RV: 50970

RMV Land: 97030 RMV Imp: 67380 RMV Total: 164410 MAV: 150970 MSAV: 0 SAV: 0

Comment: REVIEWED 7.8.20 CF #91  
 EXT LS89 031720  
 EXT LS89 063016

**CONVERT TO RESIDENCE**

**Notations**

No notation data available.

**OSDs**

No OSD data available.

**Land**

Site: 1 Code Area: 56490 Size: 1.15 Acres Use Code: 005 Zone: REST SAV Use: Exception: 0  
 Class: 4BDS Value Source: Rural Restrictive Description: FOUR BENCH DRY SPECIAL SOUTH RMV: 97030 Exception: Y N  
 S  
 Adjustment(s): Fire Patrol: Description:  
 Comments: 24-25 CHG TO RURAL LAND TABLES

**Improvements - Residence / Manufactured Structures**

No residence or manufactured structure improvement data available.

**Improvements - Accessory Buildings**

Bldg: 1 Code Area: 56490 Stat Class: 585 **131** Year Blt: 1963 Eff Year Blt: 1963 Sq.Ft: 1860 % Complete: 100  
 Desc: **CONVERTED RESIDENCE (OFFICE)** Dimensions: RMV: 67380  
 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
First Floor	<b>3</b>	Finished	1860	<b>3</b>	<b>2</b>	<b>1963</b>	<b>1980</b>	Exception: Y <b>N</b>

**Accessories**

Description Class Size SqFt Eff Yr Blt RMV Quantity

No accessory data available

2024	N	ACCOUNT TRAN	Account Review	Transfer account from Commercial (201) to Rural as the property owner informed appraiser (DSmith) the building is no longer being used as a business, but a residence now in Rural (being outside the Mill City UGB). per CF/ACampbell 10.17.23
2024	N	MAINTENANCE	Account Review	Account transferred from - reassess as residence ww

# SKETCH/AREA TABLE ADDENDUM

Parcel No **093E28C 00600**

File No **R41743**

SUBJECT

Property Address **30210 N SANTIAM HWY SE**

City **MILL CITY**

State **OR**

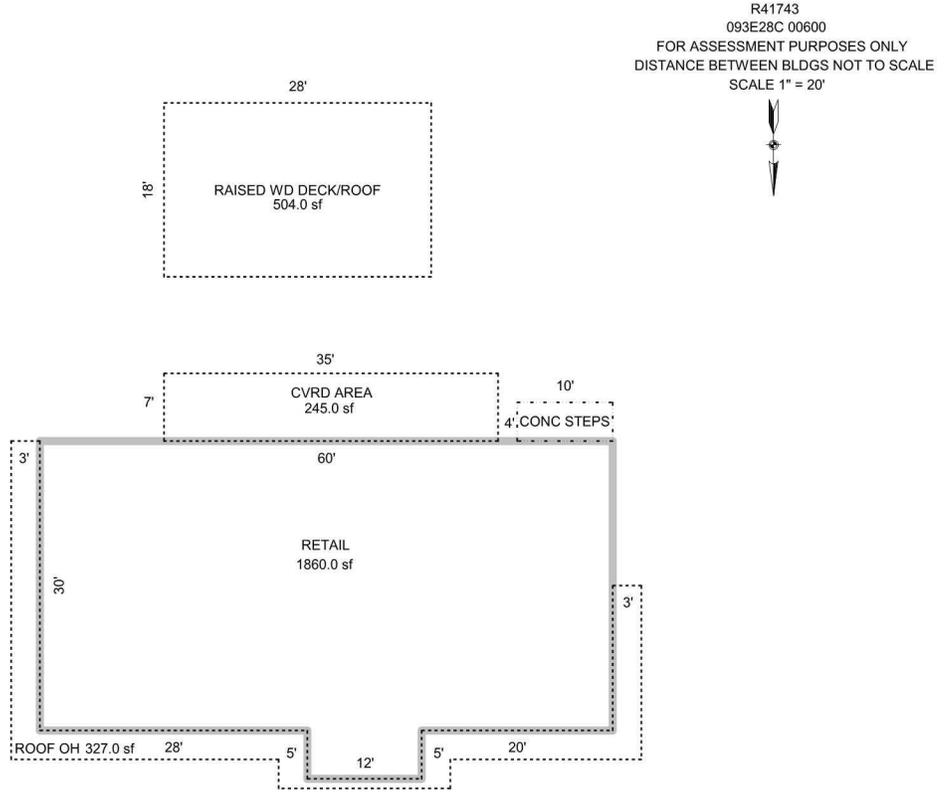
Zip **97360**

Owner

Client

Appraiser Name

IMPROVEMENTS SKETCH



Scale: **1" = 50'**

AREA CALCULATIONS

### AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	RETAIL	1.00	1860.0000	190.00	1860.0000
P/P	ROOF OH	1.00	327.0000	244.00	
	CVRD AREA	1.00	245.0000	84.00	
	RAISED WD DECK/ROOF	1.00	504.0000	92.00	1076.0000
OTH	CONC STEPS	1.00	40.0000	28.00	40.0000

#### Comment Table 1

APEX BY JA 8/15/14 PER SKETCH

#### Comment Table 2

#### Comment Table 3

Net BUILDING Area (rounded w/ factors) 1860



**Commercial Input Form**

Account: 541743

MTL: 093E28C000600

Date Inspected: 07.06.23

Prop Class: 201

RMV Class: 201

Year: 2023-24

MaSaNh: 01  
~~05 07 000~~

Zone: \_\_\_\_\_

Appraiser: LSmith

Action:     Cycle             Tag             Appeal             Other \_\_\_\_\_

Land						
Land Table	Land adjustment (Table)	Land Adjustment (%)	Excess Land (%)	Total Land RMV	Exception Type	Exception Amount
CMLST				26,780		
				62,030		

Improvements					
Stat Class	Building # / Description	Before RMV	RMV w/Changes	Exception Type	Exception Amount
589	CONVERTED RESIDENTIAL	66,630	67,380		

Current Year MAV to allocate: \_\_\_\_\_

Comments:

WORK WAS FINALED IN 2019; PERMIT SHOULD HAVE BEEN CLOSED, BUT LEFT OPEN AS SCOPE OF WORK WAS NOT DETERMINED; CONVERTED RESIDENTIAL WILL LIKELY REMAIN IN FLUX WITH ONLY MINIMAL VALUED CHANGES; LEAVE FOR FUTURE PERMIT ACTIVITY; PULL TAG

Appraisal Method:     Cost             Income             Entered

Add'l Documents:     Apex  
                                   Photos  
                                   Other

- No Change
- Inventory Only
- Exemption

Re-Tag:     Yes     No

Clerical:    ACampbell 07.19.2023

Appraiser Review: \_\_\_\_\_