

Acct ID: 519523 MTL: 063W130001800 Date: **5/31/24** Appr: **GRH** Prop Class: 551 RMV Prop Class: 551
 Situs: 1751 BROOKLAKE RD NE SALEM OR 97303 MaSaNh: 04 06 000 Unit: 29827 Year: 2024

Last Date Appraised: 04/20/2020 Appraiser: GERARDO RAMIREZ HERNANDEZ Retag: Y N Tag info:

Owner: DEMEURERS, ALAN C & DEMEURERS, CARMEN L Roll Type: R
 Cycle Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCP TTO INSP AV: 460702

RMV Land: 965960 RMV Imp: 504300 RMV Total: 1470260 MA: 348340 MSAV: 112362 SAV: 330743

Comment: **last 2008 LZ**

Update inv

Notations

RP/MS	Code	Description	RMV	Code Area	Exception
RP	ZONED	FARM EFU ZONED			

INPUT GRH 06.10.24

OSDs

Add View Avg

Count	Code	Description	RMV	Code Area	Exception
1	SAA	SA OSD - AVERAGE	45000	01410	0

Land

Site: 1 Code Area: 01410 Size: 1.00 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: Value Source: Farm Homesite Description: RMV: 10880 Exception: Y N
 Adjustment(s): GSOIL, IRR Fire Patrol: Description:
 Comments: Liability year - 2009 / 21-22: PER #103 CHG LAND SCH FOR WOODLOT

Site: 2 Code Area: 01410 Size: 56.23 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 2BI Value Source: Farm Use - EFU Description: TWO BENCH IRR RMV: 703400 Exception: Y N
 Adjustment(s): GSOIL, IRR Fire Patrol: Description:
 Comments: Liability year - 1976 / 14-15: PER #90 CHG 5.0 ACRES OF 2 BENCH IRR TO WOODLOT

Site: 3 Code Area: 01410 Size: 19.00 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: WOOD D Value Source: Woodlot Description: FARM WOODLOT RMV: 206680 Exception: Y N
 Adjustment(s): GSOIL, IRR Fire Patrol: Description:
 Comments: Liability year - 1980 / 100210

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 01410 Stat Class: 142 + Year Blt: 1996 Eff Year Blt: 1996 Sq.Ft: 3387 % Complete: 100
 Desc: Multi Story above grade Dimensions: RMV: 501160
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

I/O

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception
First Floor	4 +	Finished	1629	1	FB-1/ HB-1	1996	1996	BATH - 1, BTH - 1, KIT+, ROOF, HVAC, FP - 1	Exception: Y N
Second Floor	4 +	Finished	1204	4	FB-2	1996	1996	BATH - 2, HVAC	Exception: Y N
Attic	4 +	Finished	554	0	0	1996	1996	HVAC	Exception: Y N
Garage Attached	4	Finished	814	0	0	1996	1996	ROOF	Exception: Y N

Accessories

y's 4 Avg I/O

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
CONCRETE DRIVEWAY	4	888	1996	2511	1	Exception: Y N
DECK	4	706	1996	12284	1	Exception: Y N
ROOF EXTENSION OR PATIO COVER	4	706	1996	17812	1	Exception: Y N

Improvements - Accessory Buildings

Bldg: 2 Code Area: 01410 Stat Class: 341 Year Blt: 1999 Eff Year Blt: 1999 Sq.Ft: 120 % Complete: 100
 Desc: Multi Purpose Shed (MP) Dimensions: 12x10 RMV: 3140
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

Nlc

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception
Multi-Purpose Bldg	6	Finished	120	0	0	1999	1999	FAIR	Exception: Y N

Accessories

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



BACK MA MA2 AGF ATTF MP



AGF



MP



MA MA AGF ATTF



FARM



VIEW

SKETCH/AREA TABLE ADDENDUM

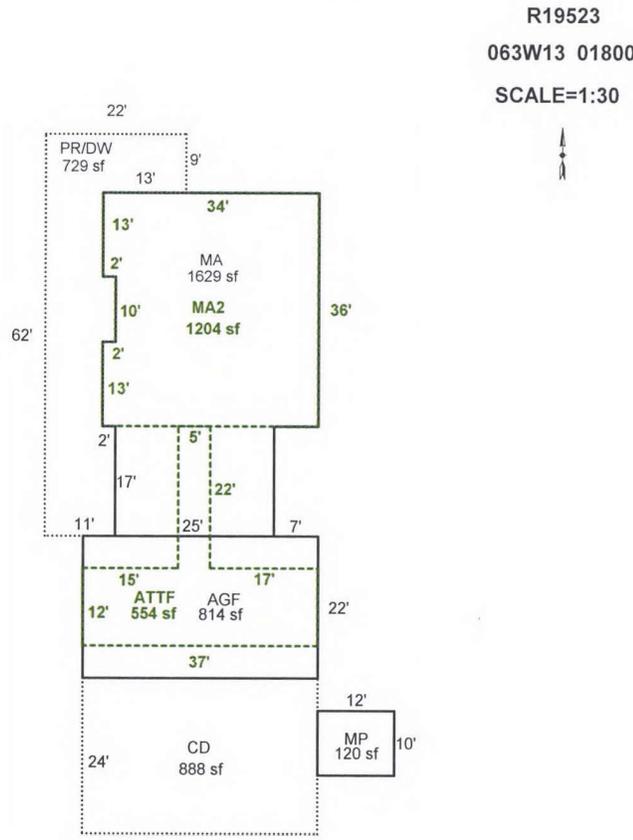
Parcel No 063W13 01800

File No R19523

SUBJECT

Property Address	1751 BROOKLAKE RD NE		
City	SALEM	County	MARION
		State	OR
Owner			
Client			
Appraiser Name			

IMPROVEMENTS SKETCH



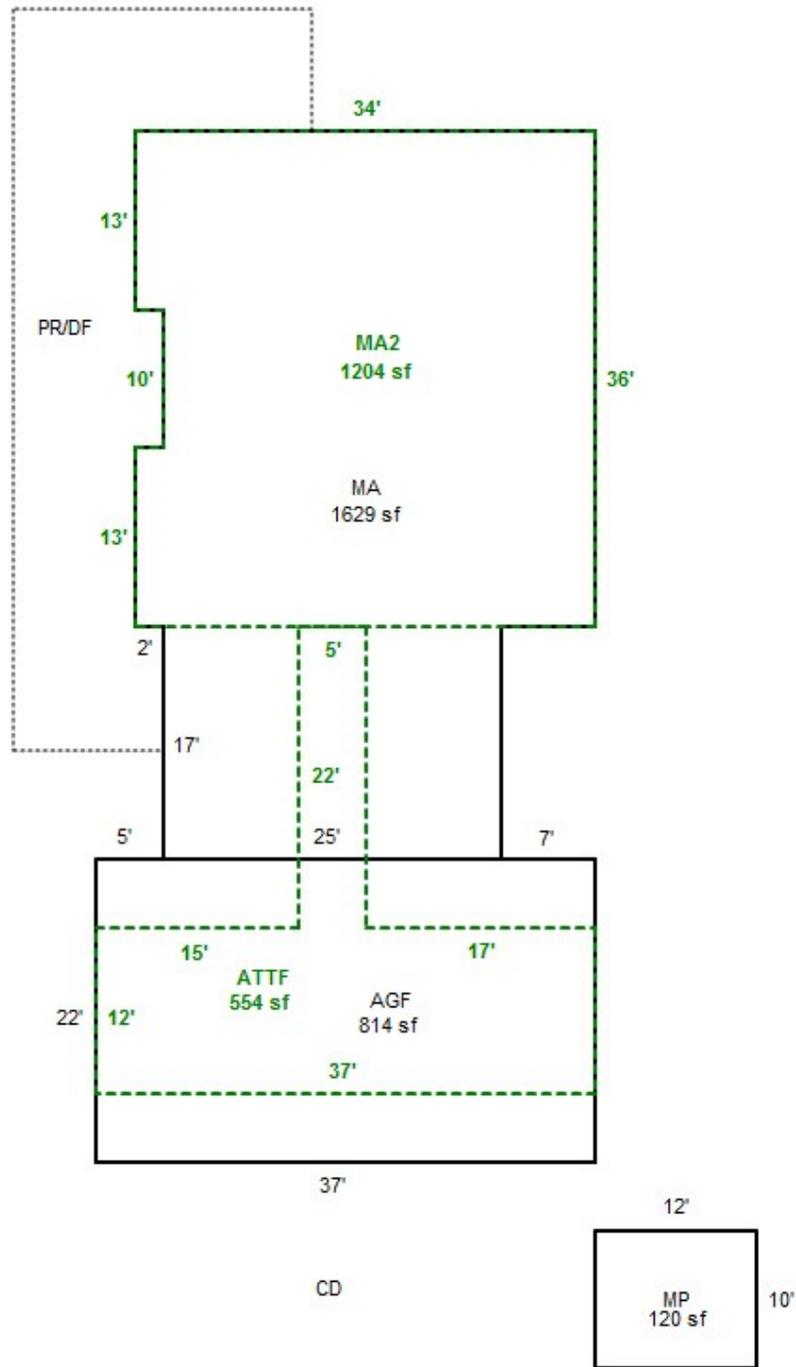
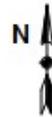
Scale: 1" = 40'

AREA CALCULATIONS

AREA CALCULATIONS SUMMARY					
Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.00	1629.00	178.0	1629.00
GLA2	MA2	1.00	1204.00	144.0	
	ATTF	1.00	554.00	142.0	1758.00
MP	MP	1.00	120.00	44.0	120.00
GAR	AGF	1.00	814.00	118.0	814.00
YI	CD	1.00	888.00	122.0	
	PR/DW	1.00	729.00	176.0	1617.00
Net LIVABLE Area		(rounded w/ factors)			3387
Net BUILDING Area		(rounded w/ factors)			120

Comment Table 1	
DRAWN BY JRONDEMA 10/17/17 Updated by CWO 11/4/20	
Comment Table 2	Comment Table 3
<i>GR#5/31/24</i>	<i>Cycle 13</i>

R19523
063W13 01800
SCALE=1:20



R19523

13 063W
063W-13 -01800 48390-000
502 (551) 0-4H A69E 001-00-21-0
YARBROUGH, JACK R
<NATHAN CORP
76.23 ACRES
ANNEXATION NO 92-689

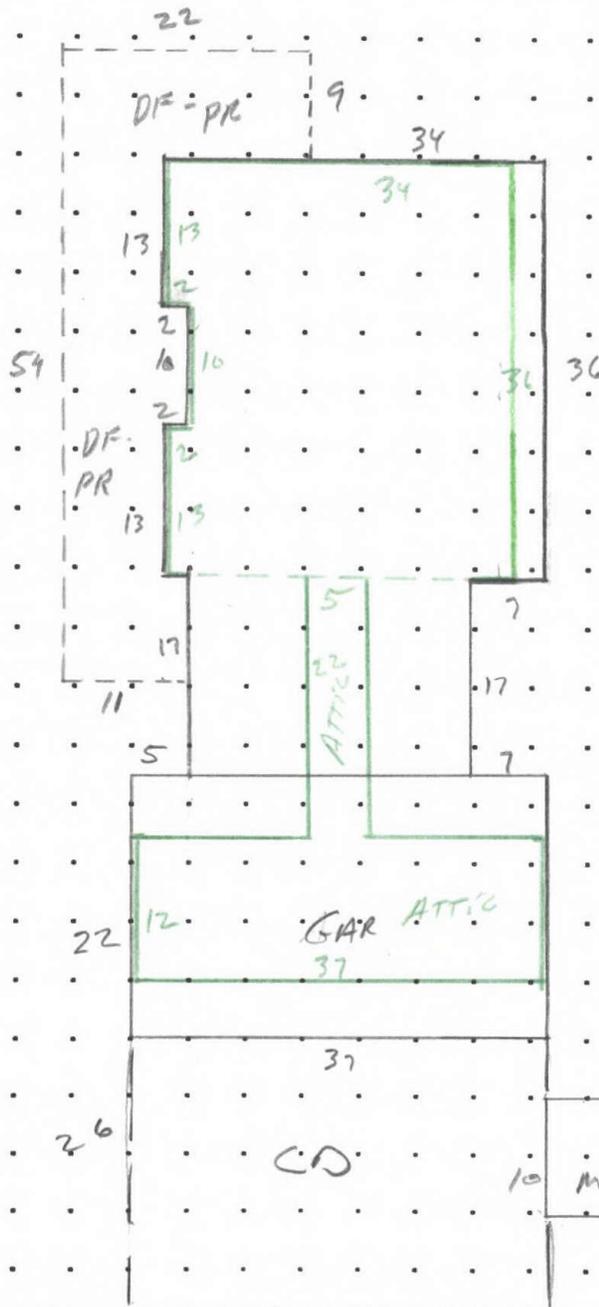
1751 BROOKLAKE RD NE
V0315P1444RC V0425P0099RC 07/27/95

BUILDING DIAGRAM AND OUTBUILDINGS

ACCT NO: *R 19523*
48390-000

MAP NO: *6-36-13*

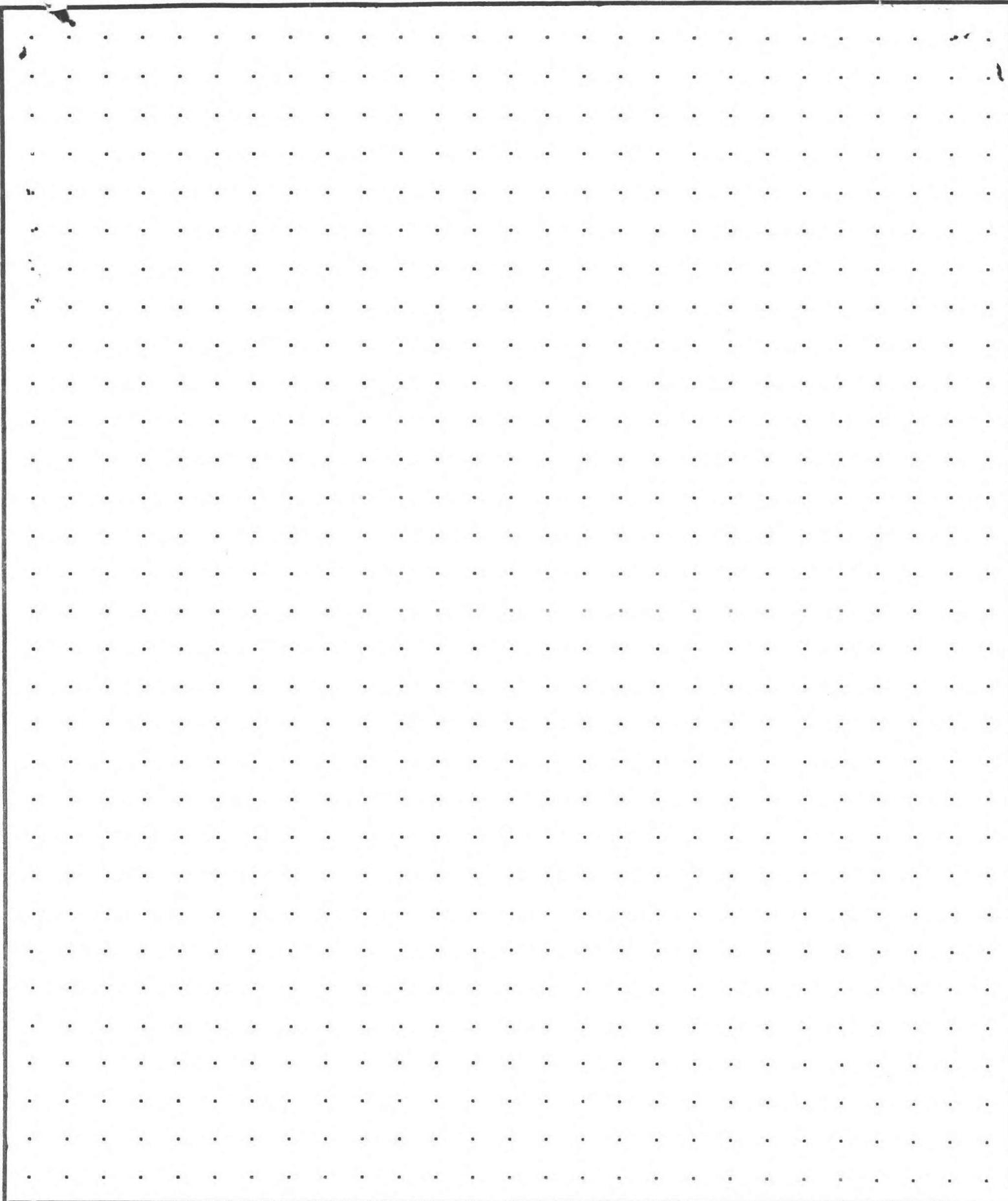
TAX LOT: *1800*



CALCULATIONS: $(13 \times 34 \times 2) + (10 \times 32) + (17 \times 25) = 1629 \#$
 $ATTIC (5 \times 22) + (12 \times 37) = 554 \#$
 $2^{nd} (2 \times 13 \times 2) + (32 \times 36) = 1204 \#$

SCALE: 1" = 20'

MEASUREMENT VERIFIED	YR BLT: <i>96</i>	ADDRESS: <i>1751 BROOKLAKE RD</i>	SALES	
DATE	BY	BUILDER:	Date	Amt.
<i>8-16-96</i>	<i>82</i>			
<i>4-20-20</i>	<i>PP</i>	REMARKS:		



CALCULATIONS:

SCALE: 1" = 20'

R19523 063W13 01800 Prop Class: 551 Prop Code: A94 Fran: 06 Appr #: 29 Date: 4-20-20

Situs Address 1751 BROOKLAKE RD NE TTO LCB Insp Cycle Tags Farm Forest Sales Verif

Owner DEMEURERS,ALAN C & *CL9* Pictom Other: _____

RMV Land: 1,048,450 RMV Imps: 413,150 RMV Total: 1,461,600 M50 Total: 407,140 For: 2020-2021

Notes: *update YIS* *RV = Hops & woodlot*

Seg: 1.1 MA RESIDENTIAL
Method: R05 Roof Cover: ARCOMP Int Comp: DW;H&F;DSP;RNG Adj: RLCM4;R4+QLTY
Class: 4 Roof Style: _____
Area: 1629 Eff 1629 Flooring: _____
Dimens: x Plumbing: BATH1.5 Electrical: _____ Qty: _____
Found: Heat/AC: FA Bedrooms: 1 % Comp: _____
Ex Wall: Fireplace: SGL-P Year: 1996 Eff: 1996 Adj: _____
AddFactor1: AddFactor2: AddFactor3: RMV: 187,030
Exc Code: _____ Comment/Adj: _____ L/S: _____

Seg: 1.2 MA2 RESIDENTIAL
Method: R05 Roof Cover: _____ Int Comp: _____ Adj: RLCM4;R4+QLTY
Class: 4 Roof Style: _____
Area: 1204 Eff 1204 Flooring: _____
Dimens: x Plumbing: BATH2 Electrical: _____ Qty: _____
Found: Heat/AC: FA Bedrooms: 4 % Comp: _____
Ex Wall: Fireplace: _____ Year: 1996 Eff: 1996 Adj: _____
AddFactor1: AddFactor2: AddFactor3: RMV: 101,270
Exc Code: _____ Comment/Adj: _____ L/S: _____

Seg: 1.3 ATTF RESIDENTIAL
Method: R05 Roof Cover: _____ Int Comp: _____ Adj: RLCM4;R4+QLTY
Class: 4 Roof Style: _____
Area: 554 Eff 554 Flooring: _____
Dimens: x Plumbing: _____ Electrical: _____ Qty: _____
Found: Heat/AC: FA Bedrooms: _____ % Comp: _____
Ex Wall: Fireplace: _____ Year: 1996 Eff: 1996 Adj: _____
AddFactor1: AddFactor2: AddFactor3: RMV: 47,870
Exc Code: _____ Comment/Adj: _____ L/S: _____

Seg: 1.4 AGF RESIDENTIAL
Method: R05 Roof Cover: COMP Int Comp: _____ Adj: RLCM4
Class: 4 Roof Style: _____
Area: 814 Eff 814 Flooring: _____
Dimens: 37 x 22 Plumbing: _____ Electrical: _____ Qty: _____
Found: Heat/AC: _____ Bedrooms: _____ % Comp: _____
Ex Wall: Fireplace: _____ Year: 1996 Eff: 1996 Adj: _____
AddFactor1: AddFactor2: AddFactor3: RMV: 52,410
Exc Code: _____ Comment/Adj: _____ L/S: _____

Accessory Improvements

Seg: 1.5 Y14G RESIDENTIAL *Best out*
Method: R05 Roof Cover: _____ Int Comp: _____ Adj: _____
Class: _____ Roof Style: _____
Area: 1 Eff: 1 Flooring: _____
Dimens: x Plumbing: _____ Electrical: _____ % Comp: _____
Found: Heat/AC: _____ Bedrooms: _____ Adj: _____
Ex Wall: Fireplace: _____ Year: *1996* Eff: _____ RMV: 21,000
AddFactor1: AddFactor2: AddFactor3: _____
Exc Code: _____ Comment/Adj: *PR/DW 706 / CD 24x37* L/S: _____

Out Buildings

Seg: 2.1 MP MULTI/MISC PURPOSE BUILDING
Method: F09 Roof Cover: ARCOMP Int Comp: _____ Adj: FLC MCP
Class: 6 Roof Style: GABLE
Area: 120 Eff: 120 Flooring: CONC
Dimens: 12 x 10 Plumbing: _____ Electrical: 110V % Comp: _____
Found: CONC Heat/AC: _____ Bedrooms: _____ Func: _____
Ex. Wall BEVEL;6FT Fireplace: _____ Year: _____ Eff: 1999 Value: 3,570
AddFactor1: AddFactor2: AddFactor3: _____
Exc Code: _____ Comment/Adj: _____ L/S: _____

R19523 063W13 01800 Appr #: 19 Date 7-8-08 Prop Class 551 Prop Code A94
 Situs Address 1751 BROOKLAKE RD NE Franchise Code 19 Year For: 2008-2009
 Owner DEMEURERS,ALAN C & CARMEN L
 Notes: N/C

RMV Land: 557,210 RMV Imp: 277,590 RMV Total: 834,800

Seg. Type MA Segment # 1.1 Class 4 Area 1629 Eff Area 1629 Length Width
 Roof Cover ARCOMP Plumbing BATH1.5
 Heat FA Fireplace SGL-P Inter. Comp DW;H&F;DSP;RNG
 Bedrooms 1 Year Built 1996 Eff. Year Built 1996 Cond. P F A G E
 Adj Codes RLCM4;R4+QLTY Qty 4 % Comp ____ Func ____ Econ ____
 Lump Sum ____ Except Code/Year ____ Comments ____

Seg. Type MA2 Segment # 1.2 Class 4 Area 1204 Eff Area 1204 Length Width
 Roof Cover Plumbing BATH2
 Heat FA Fireplace Inter. Comp
 Bedrooms 4 Year Built 1996 Eff. Year Built 1996 Cond. P F A G E
 Adj Codes RLCM4;R4+QLTY Qty 4 % Comp ____ Func ____ Econ ____
 Lump Sum ____ Except Code/Year ____ Comments ____

Seg. Type ATTF Segment # 1.3 Class 4 Area 554 Eff Area 554 Length Width
 Roof Cover Plumbing
 Heat FA Fireplace Inter. Comp
 Bedrooms Year Built 1996 Eff. Year Built 1996 Cond. P F A G E
 Adj Codes RLCM4;R4+QLTY Qty 4 % Comp ____ Func ____ Econ ____
 Lump Sum ____ Except Code/Year ____ Comments ____

Seg. Type AGF Segment # 1.4 Class 4 Area 814 Eff Area 814 Length 37 Width 22
 Roof Cover COMP Plumbing
 Heat Fireplace Inter. Comp
 Bedrooms Year Built 1996 Eff. Year Built 1996 Cond. P F A G E
 Adj Codes RLCM4 Qty 4 % Comp ____ Func ____ Econ ____
 Lump Sum ____ Except Code/Year ____ Comments ____

Accessory Improvements

Seg. Type YI4G Segment # 1.5 Area 1 Length Width
 Cond. P F A G E Year Built Eff. Year Built: % Comp ____ Econ ____

Out Buildings

Seg. Type MP Segment # 2.1 Class 6 Area 120 Length 12 Width 10
 Foundation CONC Ex. Wall BEVEL;6FT Height
 Roof Cover ARCOMP Roof Style GABLE Floor CONC Plumbing
 Heat Int. Comp. Elect. 110 Yr. Blt. Eff. Yr. Blt: 1999
 Cond. P F A G E Adj. Codes FLCM % Comp ____ Func ____ Econ ____
 Lump Sum ____ Except Code/Year ____ Comments ____

R19523 063W13 01800 Appr #: _____ Date _____ Prop Class 551 Prop Code A94
 Situs Address 1751 BROOKLAKE RD NE Franchise Code 19 Year For: 2008-2009
 Owner DEMEURERS,ALAN C & CARMEN L
 Notes: _____

RMV Land: 557,210 RMV Imp: 277,590 RMV Total: 834,800

Segment								Land
Class								
Dim/Size								
Foundation								
Exter Wall								
Wall Height								
Inter Finish								
Roof Cover								
Roof Style								
Flooring								
Plumbing								
Electric								
Misc.								
Yr Blt								
Eff Yr								
Cond.								
% Good								
% Comp								
Lump Sum								
Except.Code								

Land Segments

Seg. No	Description	Schedule	Acres	Adjustment Codes	Exception Code
1	EFU HMSTD INCREMENT	OSDA.RUR	0		
2	EFU HOMESITE	008C	1		
3	TWO BENCH IRR	008CI	50		
4	TWO BENCH IRR	008CI	10.26		
5	FARM WOODLOT	WOOD	14.97		

Eff Acres 76.23

Companion Accounts

ROUTING SLIP

Date _____ Clerk _____

Work Needed: (Please make necessary comments, sign and pass to the next appropriate person.)

- Data entry reviewed by/comments _____
- Appraiser response _____
- Reviewed by lead appraiser/comments _____





R19523 063W13 01800 4/18/07

