

Summary Lead Appr: WW Clerk: _____ Lead Clerk: _____ Appr: GRH Print Date: 1/25/2024

Acct ID: 520211 MTL: 063W330001200 Date: 3/12/24 Appr: GRH Prop Class: 551 RMV Prop Class: 551
 Situs: 615 BOWDEN LN N KEIZER OR 97303 MaSaNh: 04 06 000 Unit: 82242 Year: 2024

Last Date Appraised: 08/30/2011 Appraiser: GERARDO RAMIREZ HERNANDEZ Retag: Y N Tag info:

Owner: BARBARA A KNIGHTON FAM TR & Roll Type: R
 Cycle Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 86349
 RMV Land: 305130 RMV Imp: 77740 RMV Total: 382870 MAV: 50160 MSAV: 36189 SAV: 54535
 Comment: **PART OF UNIT**

Notations Farm: Rowcrops update inv

RP/MS	Code	Description	INPUT GRH 06.03.24
RP	ZONED	FARM EFU ZONED	

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	SAA	SA OSD - AVERAGE	45000	92420	0

Land

Site: 2	Code Area: 92420	Size: 1.00 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class:	Value Source: Farm Homesite	Description:			RMV: 45610	Exception: Y N
Adjustment(s):	GSOIL, WASTE		Fire Patrol:	Description:		
Comments:	Liability year - 2009 / 2400220					
Site: 3	Code Area: 92420	Size: 3.79 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 2BD	Value Source: Farm Use - EFU	Description: TWO BENCH DRY			RMV: 190150	Exception: Y N
Adjustment(s):	GSOIL, WASTE		Fire Patrol:	Description:		
Comments:	Liability year - 1976 / 2400220					
Site: 4	Code Area: 92420	Size: 0.50 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 4BD	Value Source: Farm Use - EFU	Description: FOUR BENCH DRY			RMV: 22800	Exception: Y N
Adjustment(s):	GSOIL, WASTE		Fire Patrol:	Description:		
Comments:	Liability year - 1996 / 2400220					
Site: 5	Code Area: 92420	Size: 1.15 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: WST	Value Source: WASTE RURAL	Description: Rural WASTELAND			RMV: 1570	Exception: Y N
Adjustment(s):	GSOIL, WASTE		Fire Patrol:	Description:		
Comments:	Liability year - 1980 // 08-09: Market wasteland study by GW39 - change from wasteland to wasteland-M// 2400220					

Improvements - Residence / Manufactured Structures

Bldg: 1	Code Area: 92420	Stat Class: 122 +	Year Blt: 1927	Eff Year Blt: 1927	Sq.Ft: 1384	% Complete: 100
Desc: Multi Story above grade	EYB window, roof		EYB updates should have happened since last appraised.		Dimensions:	RMV: 73730
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	2 +	Finished	1000	2	FB-1	1927	1927	BATH - 1, KIT-, ROOF	Y N
Attic	2 +	Low Cost	384	0	0	1927	1927	low cost - no heating	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception:
YARD IMPROVEMENTS FAIR	2	1	1927	2120	1	Y N

Improvements - Accessory Buildings

Bldg: 2	Code Area: 92420	Stat Class: 353	Year Blt: 1986	Eff Year Blt: 1986	Sq.Ft: 864	% Complete: 100
Desc: Machine Shed (MS)					Dimensions: 36x24	RMV: 2250
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:
Machine Shed	4	Finished	864	0	0	1986	1986	Fair	Y N

Accessories

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

Bldg: 3	Code Area: 92420	Stat Class: 353	Year Blt: 1982	Eff Year Blt: 1982	Sq.Ft: 880	% Complete: 100
Desc: Machine Shed (MS)					Dimensions: 40x22	RMV: 1760

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: Y N
Machine Shed	4	Finished	880	0	0	1982	1982	Fair	N

Accessories

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



2 MS's 03.13.24

ACCOUNT # 520211 DATE: 3/13/24 RMV CLASS _____ PROP CLASS _____
 MTL _____ APPR GPH TAG Y (N)
 COMMENTS: _____

RESIDENCE / MANUFACTURED STRUCTURES

ACCESSORY IMPROVEMENTS / OUTBUILDINGS

STAT _____ QLTY + - FLOOR _____
 AREA _____ EFF AREA _____ BED _____
 ROOF + HVAC +
 BATH PKG: _____ BATH _____ BATH + _____ 1/2 BTH
 FIREPLACE: _____
 KITCHEN - +
 YR BLT _____ EFF YR _____ ECON _____
 % COMP _____ % GOOD _____ FUNC _____
 EXCEPT Y N LUMP SUM: _____
 MISC: _____
 YI CLASS _____ F G A E
 SKIRT + LIN FT _____
 COMMENT: _____

STAT _____ QLTY + - FLOOR _____
 AREA _____ EFF AREA _____ BED _____
 ROOF + HVAC +
 BATH PKG: _____ BATH _____ BATH + _____ 1/2 BTH
 FIREPLACE: _____
 KITCHEN - +
 YR BLT _____ EFF YR _____ ECON _____
 % COMP _____ % GOOD _____ FUNC _____
 EXCEPT Y N LUMP SUM: _____
 MISC: _____
 YI CLASS _____ F G A E
 SKIRT + LIN FT _____
 COMMENT: _____

STAT _____ QLTY + - FLOOR _____
 AREA _____ EFF AREA _____ BED _____
 ROOF + HVAC +
 BATH PKG: _____ BATH _____ BATH + _____ 1/2 BTH
 FIREPLACE: _____
 KITCHEN - +
 YR BLT _____ EFF YR _____ ECON _____
 % COMP _____ % GOOD _____ FUNC _____
 EXCEPT Y N LUMP SUM: _____
 MISC: _____
 YI CLASS _____ F G A E
 SKIRT + LIN FT _____
 COMMENT: _____

TYPE MP
 STAT / CLASS 341/5
 SIZE 20x10
 FAIR
 AVERAGE
 GOOD
 EXCELLENT
 BATH _____
 YR BLT _____
 EFF YR 2010
 % COMP 100
 EXCEPT Y (N)
 MISC: _____

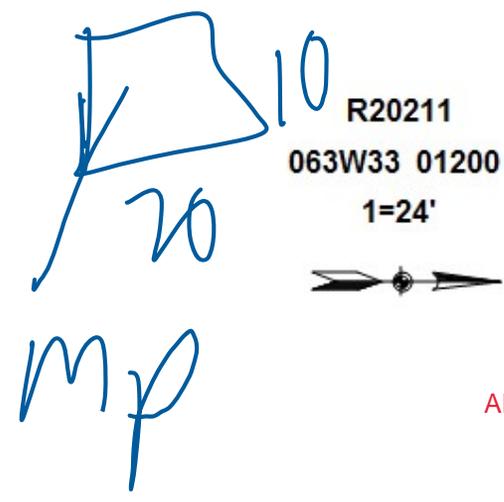
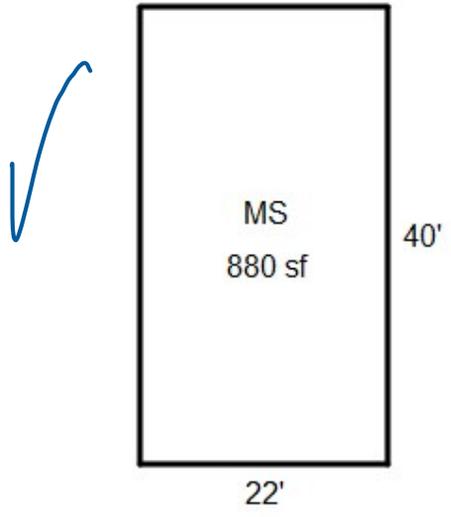
COMMENT: Building
 been there since
 last appraised

TYPE _____
 STAT / CLASS _____
 SIZE _____
 FAIR
 AVERAGE
 GOOD
 EXCELLENT
 BATH _____
 YR BLT _____
 EFF YR _____
 % COMP _____
 EXCEPT Y N
 MISC: _____
 COMMENT: _____

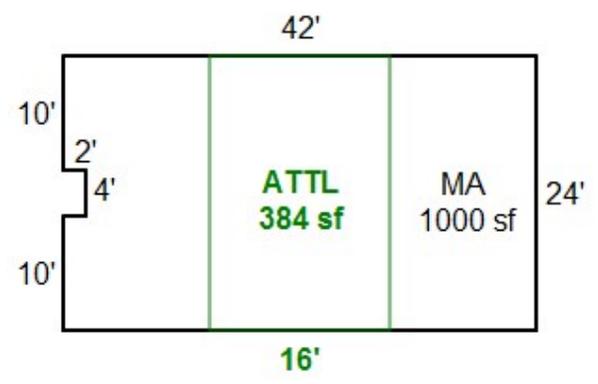
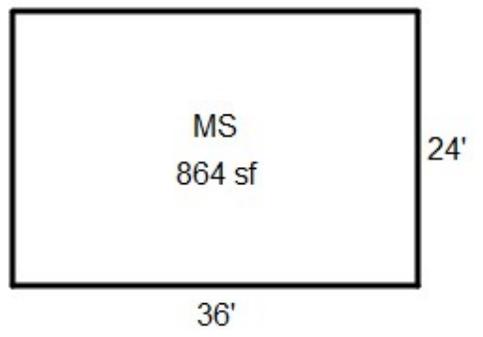
TYPE _____
 STAT / CLASS _____
 SIZE _____
 FAIR
 AVERAGE
 GOOD
 EXCELLENT
 BATH _____
 YR BLT _____
 EFF YR _____
 % COMP _____
 EXCEPT Y N
 MISC: _____

COMMENT: _____

TYPE _____
 STAT / CLASS _____
 SIZE _____
 FAIR
 AVERAGE
 GOOD
 EXCELLENT
 BATH _____
 YR BLT _____
 EFF YR _____
 % COMP _____
 EXCEPT Y N
 MISC: _____
 COMMENT: _____



APEX UPDATED



GPH 3/13/24
Cycle L3



ARIZONA



615







615







ABERDEEN

R20211

33 063W
063W-33 -01200 48949-000
502 (551) 0-4H A73 024-00-22-0
KNIGHTON, ROBERT & BARBARA-TRUST

6.84 ACRES
MH X48949-000-P

615 BOWDEN LN N
V0806P0293RD V1094P0485TR 07/27/95

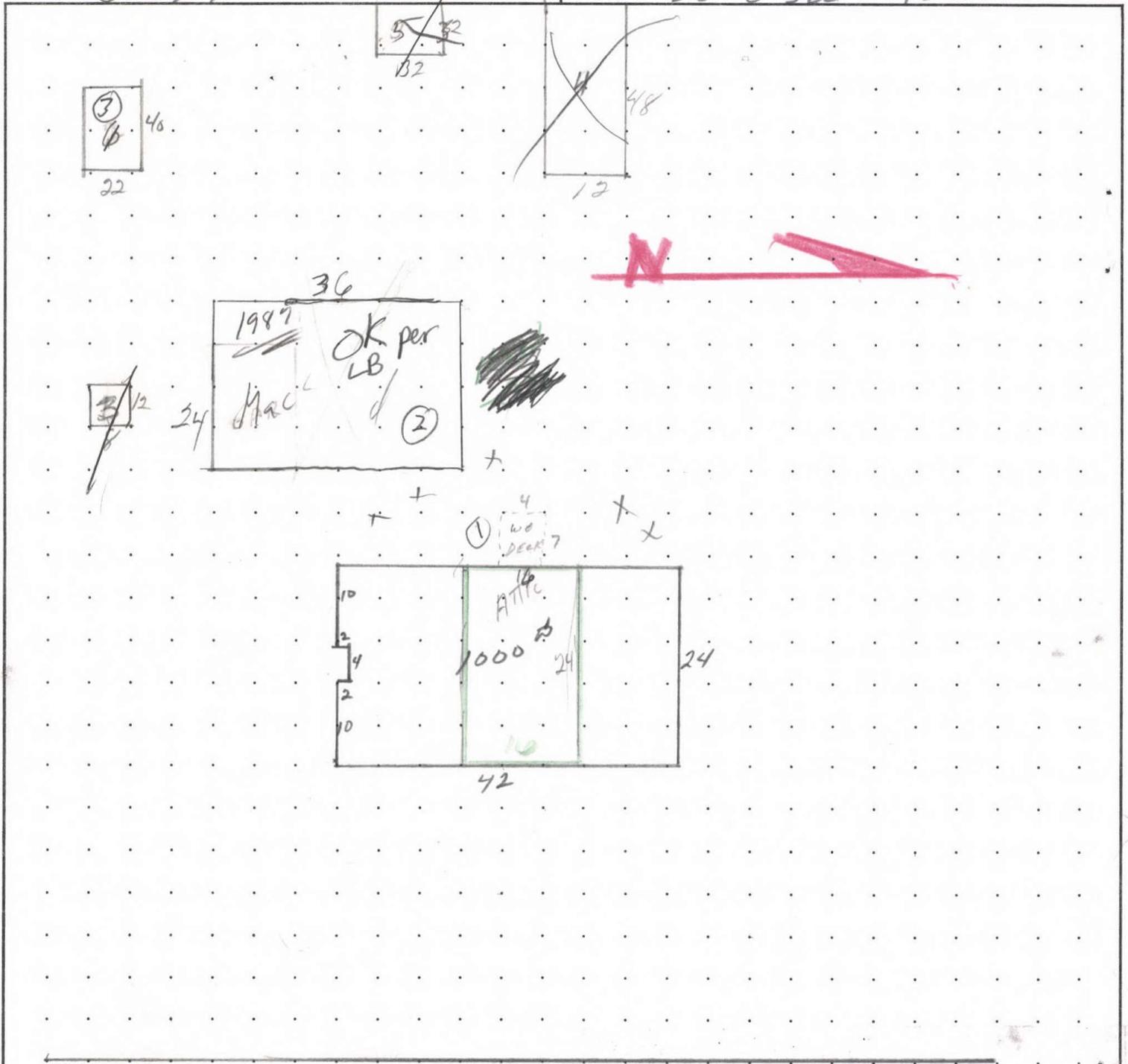
BUILDING DIAGRAM AND OUTBUILDINGS

48949-000

1-4-3-33-0-1769-4559-00

ACCT. NO. 6864-1

MAP NO. 33-6-3W-1200



615 Bowdew LN

MEASUREMENT VERIFIED	
DATE	BY
8-14-70	B.H
5-15-73	LCK.
4/5/90	32
8/30/11	67

REMARKS: B1927

$A \ 16 \times 34 = 544$

1008

$M(24 \times 42) - (2 \times 4) = 1000 \text{ K}$

SKETCH/AREA TABLE ADDENDUM

Parcel No 063W33 01200

File No R20211

SUBJECT

Property Address 615 Bowden Ln N

City Salem

State OR

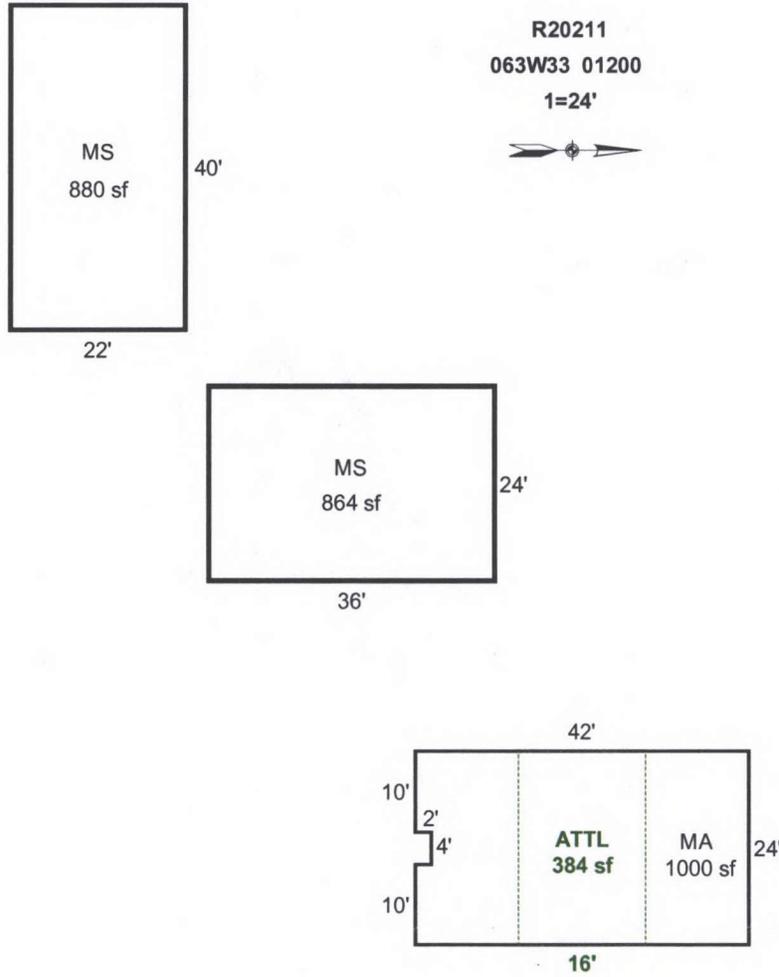
Zip 97303

Owner

Client

Appraiser Name

IMPROVEMENTS SKETCH



AREA CALCULATIONS

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.00	1000	136	1000
GLA2	ATTL	1.00	384	80	384
GBA1	MS	1.00	864	120	
	MS	1.00	880	124	1744

Net LIVABLE Area (Rounded w/ Factors) 1384
 Net BUILDING Area (Rounded w/ Factors) 1744

Comment Table 1

Apex by RW 04/22/08

Comment Table 2

Comment Table 3

R20211 063W33 01200 Appr #: 67 Date 8/30/01 Prop Class 551 Prop Code A92
 Situs Address 615 BOWDEN LN N Franchise Code 19 Year For: 2011-2012
 Owner KNIGHTON, BARBARA A-TRUSTEE

Notes: NOH Tags LBC Cycle Sales Verification Other: _____

RMV Land: 202,170 RMV Imp: 49,330 RMV Total: 251,500 M50 Total: 44,090
 Seg.Type MA Seg. # 1.1 Method: R05 Class 2 Area 1000 Eff Area 1000
 Length Width Roof Cover Arcomp Plumbing BATH1 Heat
 Fireplace Inter. Comp: Bedrooms 2
 Year Built 1927 Eff. Year Built 1927 Cond. P F A G E
 Adj Codes RLCM2;R2+QLTY Qty ___ % Comp ___ Func ___ Econ ___ RMV: 32,510
 Lump Sum ___ Except Code/Year INV Comments _____

Seg.Type ATTL Seg. # 1.2 Method: R05 Class 2 Area 384 Eff Area 384
 Length Width Roof Cover Plumbing Heat
 Fireplace Inter. Comp: Bedrooms
 Year Built 1927 Eff. Year Built 1927 Cond. P F A G E
 Adj Codes RLCM2;R2+QLTY Qty ___ % Comp ___ Func ___ Econ ___ RMV: 8,260
 Lump Sum ___ Except Code/Year N/C Comments _____

Accessory Improvements

Seg.Type YI2F Seg. # 1.3 Method: R05 Class Area 1 Eff Area 1
 Length Width
 Year Built Eff. Year Built: Cond. P F A G E % Comp ___ Econ ___ RMV: 2,000
 Lump Sum ___ Except Code/Year N/C Comments _____

Out Buildings

Seg.Type MS Seg. # 2.1 Method: F09 Class 4 Area 864 Eff Area 864
 Length 36 Width 24 Foundation POST Ex. Wall METAL;8FT Roof Cover METAL
 Roof Style GABLE Floor DIRT Plumbing
 Heat Int. Comp. Elect. Yr. Blt. 1986 Eff. Yr. Blt: 1986
 Cond. P F A G E Adj. Codes FLCM % Comp ___ Func ___ Econ ___ RMV: 3,520
 Lump Sum ___ Except Code/Year N/C Comments _____

Seg.Type MS Seg. # 3.1 Method: F09 Class 4 Area 880 Eff Area 880
 Length 40 Width 22 Foundation POST Ex. Wall METAL;8FT Roof Cover METAL
 Roof Style GABLE Floor DIRT Plumbing
 Heat Int. Comp. Elect. Yr. Blt. 1982 Eff. Yr. Blt: 1982
 Cond. P F A G E Adj. Codes FLCM % Comp ___ Func ___ Econ ___ RMV: 3,040
 Lump Sum ___ Except Code/Year N/C Comments _____

R20211 063W33 01200 Appr #: _____ Date _____ Prop Class 551 Prop Code A92
 Situs Address 615 BOWDEN LN N Franchise Code 19 Year For: 2011-2012
 Owner KNIGHTON, BARBARA A-TRUSTEE

Tags Cycle Sales Verification Other: _____

Notes: _____

RMV Land: 202,170 RMV Imp: 49,330 RMV Total: 251,500 M50 Total: 44,090

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	FARM OSD	OSDA.RUR	0.00		
2	FARM HOMESITE	009C	1.00		
3	TWO BENCH DRY	009CG	2.00		
4	TWO BENCH DRY	009CG	2.29		
5	WASTELAND-M	009CF	1.15		

Eff Acres 6.77 Companion Accounts R20210 063W33 01100

ROUTING SLIP

Date _____ Clerk _____

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

- Data entry reviewed by/comments _____
- APEX: Please review and return appraisal jacket to clerical staff for Apex attachment to TSG.
- Appraiser response _____
- Reviewed by lead appraiser/comments _____



4 15 '96



4 15 '96



67 R20211MS - 8/30/11



607 R20211 MS 8/30/11



615



67

R20211MA

8/30/11