

Acct ID: 522752 MTL: 072W11C000400 Date: 8/15/24 Appr: MLH Prop Class: 551 RMV Prop Class: 551 501  
 Situs: 7575 HERON ST NE SALEM OR 97305 MaSaNh: 03 06 000 Unit: 59895 Year: 2024

Last Date Appraised: 01/23/2018 Appraiser: MATTHEW HAMILTON Retag: Y N Tag info:

Owner: SCRIMENTI TR & Roll Type: R

Cycle Tag Sales Verification Other: \_\_\_\_\_ Inspection level: 1 2 3 4 LCB TTO INSP  
 RMV Land: 643640 RMV Imp: 140150 RMV Total: 783790 MAV: 107550 MSAV: 53633

AV: 161183  
 SAV: 145656

Comment: Inactive business license, no tasting room

**Notations** update inventory FARM seed

RP/MS	Code	Description
RP	ZONED	FARM EFU ZONED

**OSDs**

Count	Code	Description	RMV	Code Area	Exception
1	SAA	SA OSD - AVERAGE	45000	04410	0

**Land**

Site: 2	Code Area: 04410	Size: 1.00 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: <u>2</u>	Value Source: Farm Homesite	Description:	RMV: 22140	Exception: Y N		
Adjustment(s):	GSOIL, IRR	Fire Patrol:	Description:			
Comments:	Liability year - 2009 / 400218					
Site: 3	Code Area: 04410	Size: 22.64 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 2BI	Value Source: Farm Use - EFU	Description: TWO BENCH IRR	RMV: 576500	Exception: Y N		
Adjustment(s):	GSOIL, IRR	Fire Patrol:	Description:			
Comments:	Liability year - 1974 / 400218					

**Improvements - Residence / Manufactured Structures**

Bldg: 1	Code Area: 04410	Stat Class: 131	Year Blt: 1959	Eff Year Blt: <u>1970</u>	Sq.Ft: 1156	% Complete: 100
Desc: One Story Only	Dimensions:	RMV: 129430				
Func Obsc: 100	Econ %: 100	Other %: 100	Exception: 0	Adjust:	Adjust RMV: 0	<u>I/O</u>

**Floors**

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception
First Floor	3	Finished	1156	2	FB-1	1959	1959	BATH - 1, KIT, ROOF, FP - 1	Y N

**Accessories**

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
YARD IMPROVEMENTS AVERAGE	3	1	1959	11718	1	Y N

**Improvements - Accessory Buildings**

Bldg: 2	Code Area: 04410	Stat Class: 351	Year Blt: 1969	Eff Year Blt: 1969	Sq.Ft: <u>1800</u>	% Complete: 100			
Desc: General Purpose Building (GB)	Dimensions: 60x30	RMV: 5330							
Func Obsc: 100	Econ %: 100	Other %: 100	Exception: 0	Adjust:	Adjust RMV: 0	<u>gone</u>			
<b>Floors</b>									
Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception
General Purpose Bldg	4	Finished	1800	0	0	1969	1969	FAIR	Y N

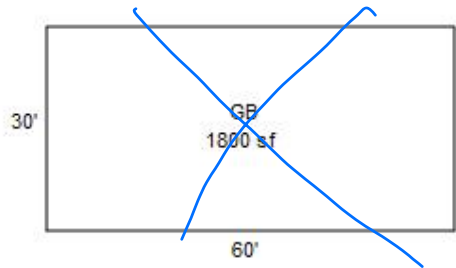
**Accessories**

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

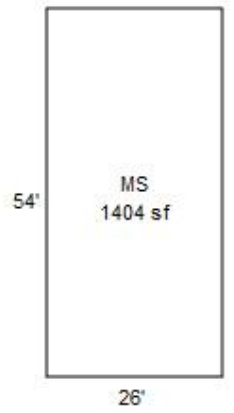
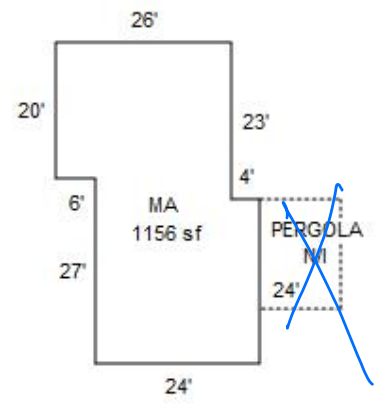
Bldg: 3	Code Area: 04410	Stat Class: 353	Year Blt: 1994	Eff Year Blt: 1994	Sq.Ft: 1404	% Complete: 100			
Desc: Machine Shed (MS)	Dimensions: 54x26	RMV: 5390							
Func Obsc: 100	Econ %: 100	Other %: 100	Exception: 0	Adjust:	Adjust RMV: 0	<u>I/O</u>			
<b>Floors</b>									
Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception
Machine Shed	4	Finished	1404	0	0	1994	1994	<u>Fair 988, Exc 4/16</u>	Y N

**Accessories**

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



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072W11C 00400  
SCALE=1:40

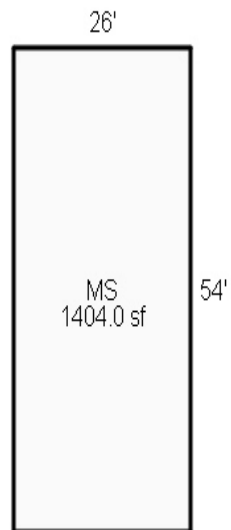
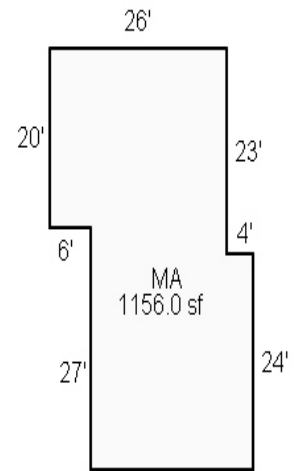
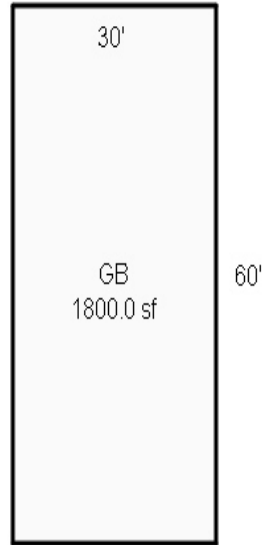


8/15/24 MCH CYCLE 4

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MA

R22752  
01/23/18

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502 0-6E F41A 540-00-21-0  
EVANS, FREDA E

R 22752

23.64 ACRES

7575 HERON RD NE  
V0620P0551DE V0278P1977MI



ACCOUNT NUMBER

CODE AREA NO.

VALUATION SUMMARY OF REAL PROPERTY

ASS'MT YEAR	APPRAISAL DATA					TOTAL ACRES	PROPERTY CLASS	APPRAISED VALUES			C O D E	APPRAISER'S INITIAL OR NO
	SUB CLASS	STAT CLASS	YEAR BUILT	YEAR LAND	APP. IMP.			LAND	IMPROVEMENTS (BLDGS. ETC.)	TOTAL		J.V., NO.
							Homestead					
							All Other					
							Homestead					
							All Other					
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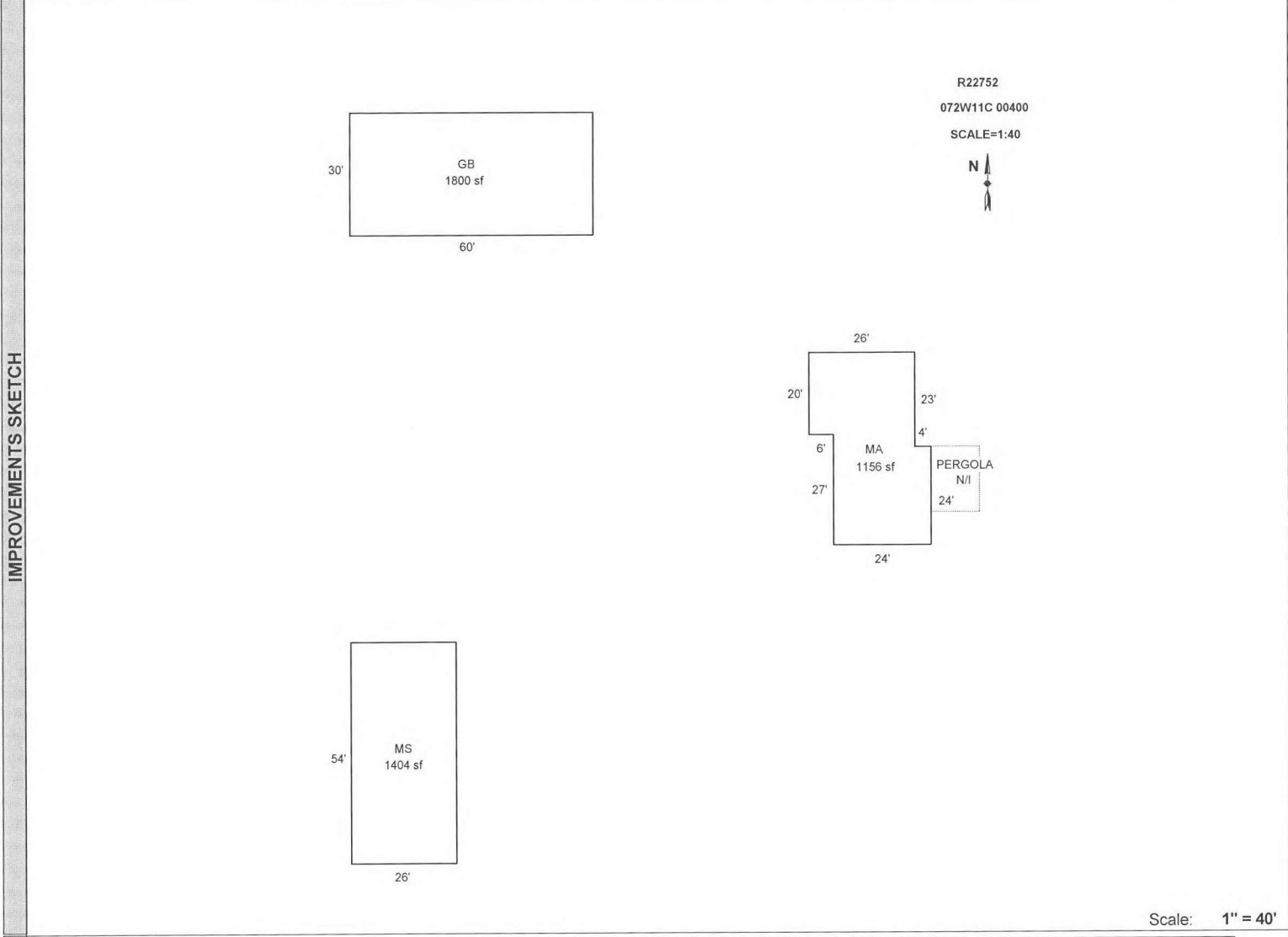


# SKETCH/AREA TABLE ADDENDUM

Parcel No 072W11C 00400

File No R22752

SUBJECT	Property Address 7575 HERON ST NE	
	City SALEM	State OR Zip 97305
	Owner	
	Client	
Appraiser Name		



Scale: 1" = 40'

AREA CALCULATIONS	AREA CALCULATIONS SUMMARY						
	Code	Description	Factor	Net Size	Perimeter	Net Totals	
	GLA1	MA	1.00	1156	154	1156	
	GBA1	MS	1.00	1404	160	3204	
			GB	1.00	1800	180	3204
	Net LIVABLE Area		(rounded w/ factors)		1156		
	Net BUILDING Area		(rounded w/ factors)		3204		

APEXED BY NRC 08/21/09  
Updated to correct sf of GB 8/1/12 jane  
UPDATED BY JRONDEMA 4/7/16  
UPDATED BY JRONDEMA 1/30/18

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1.25.18 RT 102 TAG *WV*

# SKETCH/AREA TABLE ADDENDUM

Parcel No 072W11C 00400

File No R22752

Property Address 7575 HERON ST NE

City SALEM

State OR

Zip 97305

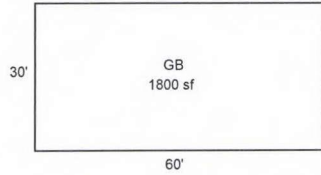
Owner

Client

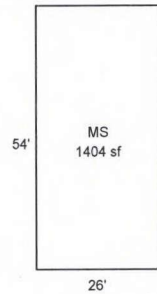
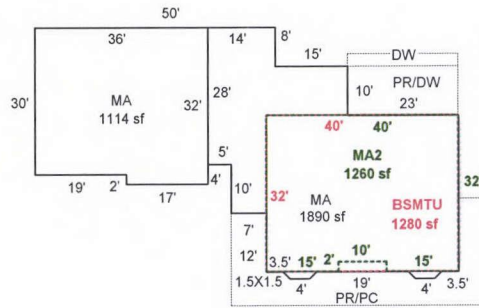
Appraiser Name

SUBJECT

IMPROVEMENTS SKETCH



R22752  
072W11C 00400  
SCALE=1:40



Scale: 1" = 40'

AREA CALCULATIONS

### AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.00	1114	136	
	MA	1.00	1890	206	3004
GLA2	MA2	1.00	1260	148	1260
GBA1	MS	1.00	1404	160	
	GB	1.00	1800	180	3204
BSMT	BSMTU	1.00	1280	144	1280
Net LIVABLE Area (rounded w/ factors)					4264
Net BUILDING Area (rounded w/ factors)					3204

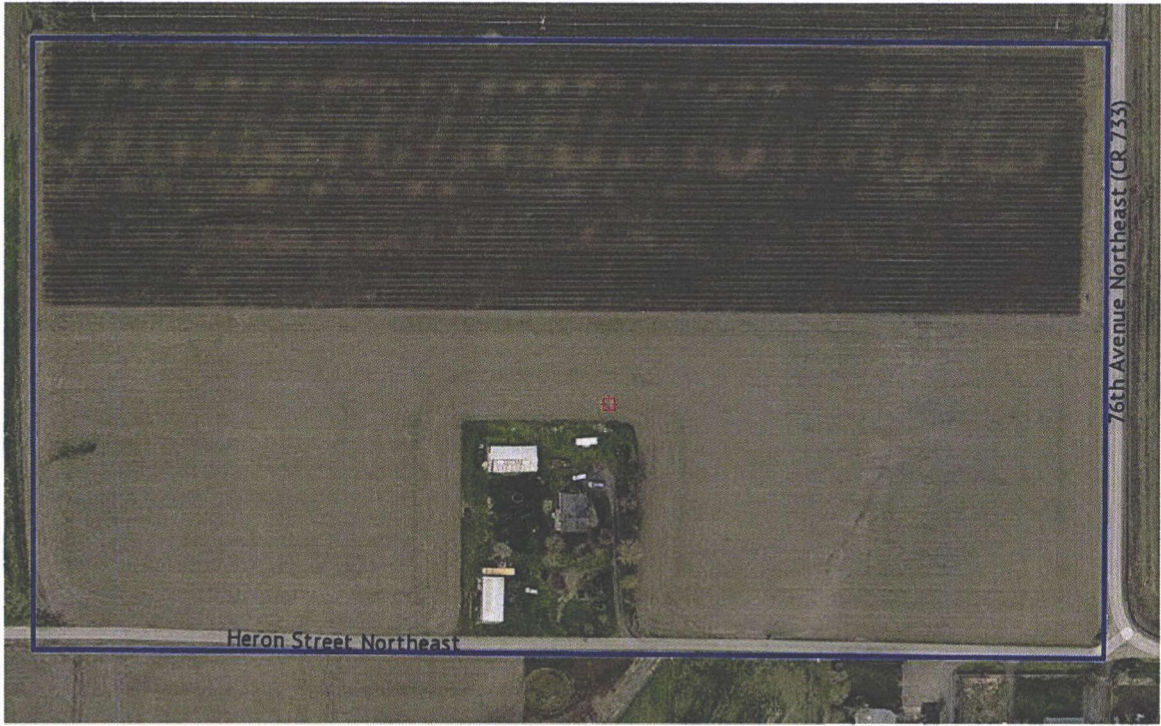
APEXED BY NRC 08/21/09  
Updated to correct sf of GB 8/1/12 jane  
UPDATED BY JRONDEMA 4/7/16

New MA NOT  
Started 3/20/17  
Hold This APEX  
for possible 2018  
Build





Lot



Homesite

R22752 072W11C 00400 Appr #: 102 Date 2/14/17 Prop Class 551 Prop Code A93A  
 Situs Address 7575 HERON ST NE 97305 Franchise Code 102 Year For: 2017-2018

Owner SCRIMENTI TR &

Tags Cycle Sales Verification Other:  TTO  LCB  Insp.  Pictom.  MLS

Notes: N/C - Retag for 2018 (extension Requested)

RMV Land: 406,010	RMV Imp: 69,560	RMV Total: 475,570	M50 Total: 113,030
Seg.Type MA	RESIDENTIAL	Seg. # 1.1	Method: R05 Class 3 Area 1216 Eff Area 1216
Length	Width	Roof Cover ARCMP	Plumbing BATH1 Heat 1156
Fireplace SGL-P		Inter. Comp: RNG;H&F;DW	Bedrooms 2
Year Built 1959	Eff. Year Built 1959	Cond. P F A G E	
Adj Codes RLCM3		Qty ___ % Comp ___ Func ___ Econ ___	RMV: 56,170
Lump Sum	Except Code/Year 1/0	Comments Per APPEX	*

**Accessory Improvements**

Seg.Type YI3A	RESIDENTIAL	Seg. # 1.2	Method: R05 Class	Area 1	Eff Area 1
Length	Width	Foundation	Ex. Wall	Roof Cover	
Roof Style		Floor	Plumbing		
Year Built	Eff. Year Built:	Cond. P F A G E	% Comp ___ Econ ___	RMV: 4,050	
Lump Sum	Except Code/Year	Comments			

**Out Buildings**

Seg.Type GB	GENERAL PURPO	Seg. # 2.1	Method: F09 Class 4	Area 1800	Eff Area 1800
Length 60	Width 30	Foundation CONC	Ex. Wall B&B	Roof Cover METAL	
Roof Style GABLE		Floor DIRT,CONC	Plumbing		
Heat	Int. Comp.		Elect. 220V	Yr. Blt.	Eff. Yr. Blt: 1969
Cond. P F A G E	Adj. Codes FLCM		% Comp ___ Func ___ Econ ___	RMV: 3,860	
Lump Sum	Except Code/Year	Comments			
Seg.Type MS	MACHINE SHED	Seg. # 3.1	Method: F09 Class 4	Area 1404	Eff Area 1404
Length 54	Width 26	Foundation POST	Ex. Wall METAL	Roof Cover METAL	
Roof Style GABLE		Floor DIRT	Piumbing		
Heat	Int. Comp.		Elect.	Yr. Blt.	Eff. Yr. Blt: 1994
Cond. P F A G E	Adj. Codes FLCM		% Comp ___ Func ___ Econ ___	RMV: 5,480	
Lump Sum	Except Code/Year	Comments			

\* IF NEW MA IS NOT BUILT NEXT YEAR, PLEASE VERIFY DIM. ON OLD MA!



R22752 072W11C 00400

Prop Class: 551 Prop Code: A93A Fran: 102

Appr #: 102 Date: 1/23/18

Situs Address 7575 HERON ST NE

TTO  LCB  Insp  
 Pictom

Cycle Tags Farm Forest Sales Verif  
Other: 2/10/18

Owner SCRIMENTI TR &

RMV Land: 424,320

RMV Imps: 80,730

RMV Total: 505,050

M50 Total: 125,380

For: 2017-2018

Notes: No Change - Pull Tag - owner will re-file for permit if he is moving forward - Appraised 2/14/17 #102

Seg: 1.1 MA RESIDENTIAL  
 Method: R05 Roof Cover: ARCMP Int Comp: RNG;H&F;DW Adj: RLCM3  
 Class: 3 Roof: cable  
 Area: 1156 Eff 1156 Flooring:             
 Dimens:            x Plumbing: BATH1 Electrical:            % Comp:             
 Found:            Heat/AC:            Bedrooms: 2 Func:             
 Ex Wall: shale Fireplace: SGL-P Year: 1959 Eff: 1959 RMV: 65,220  
 Exc Code:            Comment/Adj:            L/S:           

**Accessory Improvements**

Seg: 1.2 Y13A RESIDENTIAL  
 Method: R05 Roof Cover:            Int Comp:            Adj:             
 Class:            Roof Style:             
 Area: 1 Eff: 1 Flooring:             
 Dimens:            x Plumbing:            Electrical:            % Comp:             
 Found:            Heat/AC:            Bedrooms:            Func:             
 Ex Wall:            Fireplace:            Year:            Eff:            RMV: 5,760  
 Exc Code:            Comment/Adj: Includes PR/DW (Final), FN L/S:           

**Out Buildings**

Seg: 2.1 GB GENERAL PURPOSE BUILDING  
 Method: F09 Roof Cover: METAL Int Comp:            Adj: FLCM  
 Class: 4 Roof Style: GABLE  
 Area: 1800 Eff: 1800 Flooring: DIRT,CONC  
 Dimens: 60 x 30 Plumbing:            Electrical: 220V % Comp:             
 Found: CONC Heat/AC:            Bedrooms:            Func:             
 Ex. Wall B&B Fireplace:            Year:            Eff: 1969 Value: 4,110  
 Exc Code:            Comment/Adj:            L/S:           

Seg: 3.1 MS MACHINE SHED  
 Method: F09 Roof Cover: METAL Int Comp:            Adj: FLCM  
 Class: 4 Roof Style: GABLE  
 Area: 1404 Eff: 1404 Flooring: DIRT  
 Dimens: 54 x 26 Plumbing:            Electrical:            % Comp:             
 Found: POST Heat/AC:            Bedrooms:            Func:             
 Ex. Wall METAL Fireplace:            Year:            Eff: 1994 Value: 5,640  
 Exc Code:            Comment/Adj:            L/S:

R22752 072W11C 00400 Prop Class: 551 Prop Code: A93A Fran: 102 Appr #: \_\_\_\_\_ Date: \_\_\_\_\_

Situs Address 7575 HERON ST NE  TTO  LCB  Insp Cycle Tags Farm Forest Sales Verif

Owner SCRIMENTI TR &  Pictom Other: \_\_\_\_\_

RMV Land: 424,320 RMV Imps: 80,730 RMV Total: 505,050 M50 Total: 125,380 For: 2017-2018

Notes: \_\_\_\_\_

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	008C	1.00		
3	TWO BENCH IRR	008CGI	22.64		

Eff Acres Companion Accounts

Zone: EFU

**Routing Slip**

Date: 2/7 Clerk: Amy Clerk Comments: \_\_\_\_\_

Appraiser Response: \_\_\_\_\_

Return to appraiser after input

Review by lead appraiser

2/4/18 (31)



Double Vanity x2

WIC



MA

R22752  
01/23/18











R22752

072W 11C 400

6-9-05



R22752

072W 11C 400

6-9-05



R 22752

072W 11C 400

6-9-05



07/25/2012

R22752

30 x 60 GB



07/25/2012

R 22752

26 x 54 MS



07/25/2012

R22752