

Acct ID: 513139 MTL: 051W10000600 Date: **3.5.24** Appr: **JJS** Prop Class: 551 RMV Prop Class: 551
 Situs: 13013 KILIAM RD NE WOODBURN OR 97071 MaSaNh: 02 06 000 Unit: 6948 Year: 2024

Last Date Appraised: 03/22/2023 Appraiser: JORDAN SCHULTZ Retag: Y **N** Tag info: 2024 - Tags/Permit (TAGS/PERMIT)

Owner: SEMERIKOV, PALAGEA NIKIFOROVNA Roll Type: R

Cycle **Tag** Sales Verification Other: _____ Inspection level: 1 **2** 3 4 LCB **TTC** INSP AV: 239654

RMV Land: 899160 RMV Imp: 229760 RMV Total: 1128920 MAV: 163850 MSAV: 75804 SAV: 235154

Comment: 23-24: L2 03.22.23 GRH

23-24: AERIAL L4 SHOWS NEW PRA AFTER 1/1/23.

Notations

UPD INV, Existing GB/LTL Found

Input, JJS, 3-22-24

RP/MS	Code	Description
MS	ZONED	FARM EFU ZONED
MS	ZONED	FARM EFU ZONED

**1.0 SA Homesite 2BD
 19.28 Farm 2BI
 2.65 Waste
 18.0 Farm 2BD**

OSDs

7/26/24: Farm use ok per CWO

Count	Code	Description	RMV	Code Area	Exception
1	SAA	SA OSD - AVERAGE	45000	03600	0

Land

Site: 2 Code Area: 03600 Size: 1.00 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 2BD Value Source: Farm Homesite Description: TWO BENCH DRY RMV: 21330 Exception: Y N
 Adjustment(s): GSOIL, WASTE, IRR Fire Patrol: Description:
 Comments: Liability year - 2009 / 10300030

Site: 3 Code Area: 03600 Size: 37.28 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 2BI Value Source: Farm Use - EFU Description: TWO BENCH IRR RMV: 831290 Exception: Y N
 Adjustment(s): GSOIL, WASTE, IRR Fire Patrol: Description:
 Comments: Liability year - 1977 / 10300030

Site: 4 Code Area: 03600 Size: 2.65 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: WST Value Source: Farm Use - EFU Description: Rural WASTELAND RMV: 1540 Exception: Y N
 Adjustment(s): GSOIL, WASTE, IRR Fire Patrol: Description:
 Comments: Liability year - 1980 / 10300030

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 03600 Stat Class: 141 Year Blt: 1920 Eff Year Blt: 1974 Sq.Ft: 2021 % Complete: 100
 Desc: One Story Only Dimensions: RMV: 201140
 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	Exception
First Floor	4	Finished	2021	3	FB-1	1920	1974	BATH - 1, KIT-, ROOF, HVAC, FP	Y N

Accessories

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

Bldg: 2 Code Area: 03600 Stat Class: 108 Year Blt: 1985 Eff Year Blt: 1985 Sq.Ft: 0 % Complete: 100
 Desc: Residential Other Improvements Dimensions: RMV: 5830
 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	Exception
No floor data available									

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
ASPHALT DRIVEWAY	1	2400	1985	5832	1

Bldg: 5 Code Area: 03600 Stat Class: 108 Year Blt: 1974 Eff Year Blt: 1974 Sq.Ft: 0 % Complete: 100
 Desc: Residential Other Improvements Dimensions: RMV: 5050
 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	Exception
No floor data available									

Accessories

4746

Now MAL

Now MAL

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	
PATIO	1	78	1974	326	1	Exception: Y N
PATIO	1	180	1974	752	1	Exception: Y N
ROOF EXTENSION OR PATIO COVER	1	180	1974	3967	1	Exception: Y N

Improvements - Accessory Buildings

Bldg: 3 Code Area: 03600 Stat Class: 351 Year Blt: 2000 Eff Year Blt: 2000 Sq.Ft: 1296 % Complete: 100
 Desc: General Purpose Building (GB) Dimensions: 36x36 RMV: 15090
 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	
General Purpose Bldg	5	Finished	1296	0	0	2000	2000	FAIR	Exception: Y N

Accessories

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

Bldg: 7 Code Area: 03600 Stat Class: 351 Year Blt: 1960 Eff Year Blt: 1960 Sq.Ft: 576 ⁹³⁶ % Complete: 100
 Desc: General Purpose Building (GB) Dimensions: 36X26 RMV: 2650
 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	
General Purpose Bldg	5	Finished	576	0	0	1960	1960	FAIR	Exception: Y N

Accessories

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

351 GB S 21x24 AV6 2022 New
 354 LTL 6x21 2022 New

ACCOUNT # _____ DATE: _____ RMV CLASS _____ PROP CLASS _____
 MTL _____ APPR _____ 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 GB
 STAT / CLASS 351
 SIZE 21x24
 FAIR
AVERAGE
 GOOD
 EXCELLENT
 BATH _____
 YR BLT 2022
 EFF YR 2022
 % COMP 100
 EXCEPT Y N
 MISC: _____
 COMMENT: _____

COMMENT: _____

TYPE LTL
 STAT / CLASS 354
 SIZE 6x21
 FAIR
 AVERAGE
 GOOD
 EXCELLENT
 BATH _____
 YR BLT 2022
 EFF YR 2022
 % COMP 100
 EXCEPT Y N
 MISC: _____
 COMMENT: _____

COMMENT: _____

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

COMMENT: _____

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

COMMENT: _____



SKETCH/AREA TABLE ADDENDUM

Parcel No **051W10 00600**

File No **R13139**

SUBJECT

Property Address **13013 KILLIAM RD NE**

City **WOODBURN**

State **OR**

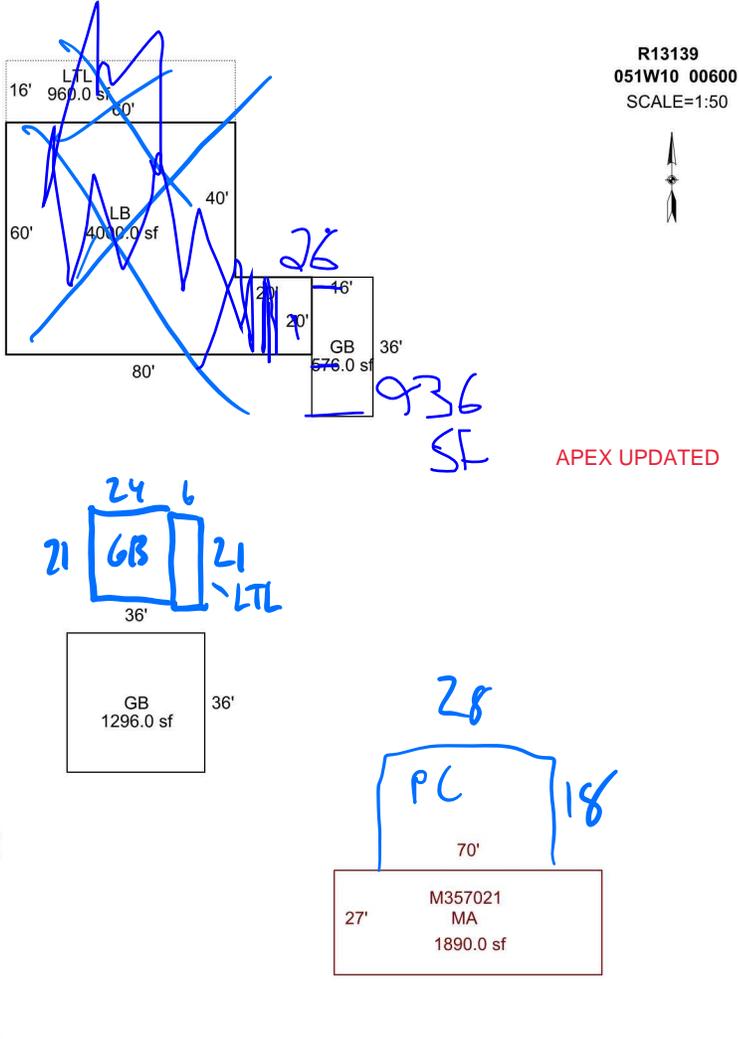
Zip **97071**

Owner

Client

Appraiser Name

IMPROVEMENTS SKETCH



Scale: 1" = 35'

AREA CALCULATIONS

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.00	2021.00	180.0	3911.00
	MA	1.00	1890.00	194.0	
GBA1	LB	1.00	4000.00	280.0	6832.00
	LTL	1.00	960.00	152.0	
	GB	1.00	576.00	104.0	
	GB	1.00	1296.00	144.0	

Comment Table 1

APEX BY CE 11/18/10
 UPDATED BY JRONDEMA 2/3/17
 UPDATED BY CWILKES 12/21/17
 UPD BY PH 11.07.19

Comment Table 2

JJS 3.5.24

Comment Table 3

TAGS L2

Net LIVABLE Area (rounded w/ factors) 3911
 Net BUILDING Area (rounded w/ factors) 6832