

Acct ID: 514537 MTL: 052W030000400 Date: 10/12/23 Appr: JJS Prop Class: 551 RMV Prop Class: ~~551~~ 451
 Situs: 6639 STATE HWY 219 NE GERVAIS OR 97026 1/4/24 MaSaNh: 02 06 000 Unit: 88110 Year: 2024
 Last Date Appraised: 12/25/2022 Appraiser: JORDAN SCHULTZ Retag: Y N Tag info: 2024 - Tags/Permit (Outbuilding)
 Owner: CORTES, ROSIE Roll Type: R
 Cycle Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 177298
 RMV Land: 730660 RMV Imp: 128053 RMV Total: 858713 MAV: 136700 MSAV: 40598 SAV: 83667
 Comment: 23-24: L3 12.25.22 GRH
 22-23: L2 12.01.21 GRH

40x30 AGEX
 Nursery Storage not started - chk 1/1/24 25

Notations UPD SOIL

RP/MS	Code	Description	✓
MS	ZONED	FARM EFU ZONED	1.0 Homesite 4BD
RP	ZONED	FARM EFU ZONED	1.25 Farm 4BI - IRR
			1.03 Farm 2BI - GSOIL, IRR
			0.69 Woodlot 4BD
			1.61 Woodlot 2BD - GSOIL
			9.85 Farm 2BD - GSOIL
			4.07 Farm 4BD

OSDs Amy 3-21-24

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

Land Chris 2/1/24 farm use ok - livestock, grass seed

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: 33980	Exception: Y	N	
Adjustment(s): GSOIL	Fire Patrol:	Description:				
Comments: Liability year - 2009 / 10300030						
Site: 4	Code Area: 03600	Size: 9.80 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 2BD	Value Source: Farm Use - EFU	Description: TWO BENCH DRY	RMV: 332980	Exception: Y	N	
Adjustment(s): GSOIL	Fire Patrol:	Description:				
Comments: Liability year - 1980 / 10300030						
Site: 5	Code Area: 03600	Size: 6.40 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 4BD	Value Source: Farm Use - EFU	Description: FOUR BENCH DRY	RMV: 197690	Exception: Y	N	
Adjustment(s): GSOIL	Fire Patrol:	Description:				
Comments: Liability year - 1980 / 10300030						
Site: 6	Code Area: 03600	Size: 0.69 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 4BD	Value Source: Woodlot	Description: FOUR BENCH DRY	RMV: 21310	Exception: Y	N	
Adjustment(s): GSOIL	Fire Patrol:	Description:				
Comments: Liability year - 1980 // 08-09: Market woodlot study by GW39 - change from woodlot to woodlot-M//10300030						
Site: 7	Code Area: 03600	Size: 1.61 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 2BD	Value Source: Woodlot	Description: TWO BENCH DRY	RMV: 54700	Exception: Y	N	
Adjustment(s): GSOIL	Fire Patrol:	Description:				
Comments: Liability year - 1980 // 08-09: Market woodlot study by GW39 - change from woodlot to woodlot-M//10300030						

Improvements - Residence / Manufactured Structures

Bldg: 1	Code Area: 03600	Stat Class: 131 +	Year Blt: 1960	Eff Year Blt: 1975	Sq.Ft: 1909	% Complete: 100 ✓
Desc: One Story Only	Dimensions:	RMV: 109480				
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	3 +	Finished	1909	3	FB-2	1960	1975	KIT-, FP, HVAC, ROOF, BATH - 2	Y N
Garage Attached	3	Unfinished	550	0	0	1964	1975	ROOF	Y N

Accessories YI3A

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception:
CONCRETE DRIVEWAY	3	1950	1960	4436	1	Y N

Bldg: 4	Code Area: 03600	Stat Class: 443	Year Blt: 1967	Eff Year Blt: 1967	Sq.Ft: 576	% Complete: 100 ✓
Desc: MANUF STRUCT, CLASS 4, 12' WIDE SINGLE	Dimensions:	RMV: 5260				
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	576	2	FB-1	1967	1967	KIT-, SKIRT, HVAC+, BATH - 1, ROOF+	Y N

Accessories

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

Improvements - Accessory Buildings

Bldg: 2 Code Area: 03600 Stat Class: 341 Year Blt: 1968 Eff Year Blt: 1968 Sq.Ft: 288 % Complete: 100
 Desc: Multi Purpose Shed (MP) Dimensions: 24x12 RMV: 1070
 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
Multi-Purpose Bldg	5	Finished	288	0	0	1968	1968	FAIR
Exception: Y N								

Accessories

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

Bldg: 3 Code Area: 03600 Stat Class: 312 Year Blt: 1983 Eff Year Blt: 1983 Sq.Ft: 1200 % Complete: 100
 Desc: Loft Barn (LB) Dimensions: 40x30 RMV: 6040
 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
Loft Barn	5	Finished	1200	0	0	1983	1983	FAIR
Exception: Y N								

Accessories

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

Bldg: 5 Code Area: 03600 Stat Class: 357 Year Blt: 2018 Eff Year Blt: 2018 Sq.Ft: 1440 % Complete: 100
 Desc: Frost Control Dimensions: 20x72 RMV: 3015
 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
Frost Control	4	Finished	1440	0	0	2018	2018	
Exception: Y N								

Accessories

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

Bldg: 6 Code Area: 03600 Stat Class: 353 Year Blt: 2021 Eff Year Blt: 2021 Sq.Ft: 192 % Complete: 100
 Desc: Machine Shed (MS) Dimensions: 16x12 RMV: 1560
 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
Machine Shed	4	Finished	192	0	0	2021	2021	
Exception: Y N								

Accessories

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

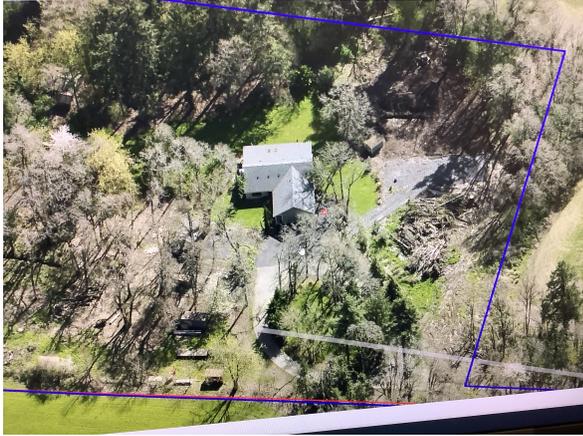
Bldg: 7 Code Area: 03600 Stat Class: 357 Year Blt: 2019 Eff Year Blt: 2019 Sq.Ft: 760 % Complete: 100
 Desc: Frost Control Dimensions: 38x20 RMV: 1628
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory
Frost Control	4	Finished	760	0	0	2019	2019	
Exception: Y N								

Accessories

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



4/23 Aerial



MA



MP



DGF + DGGF



MFB + MS



Greenhouse

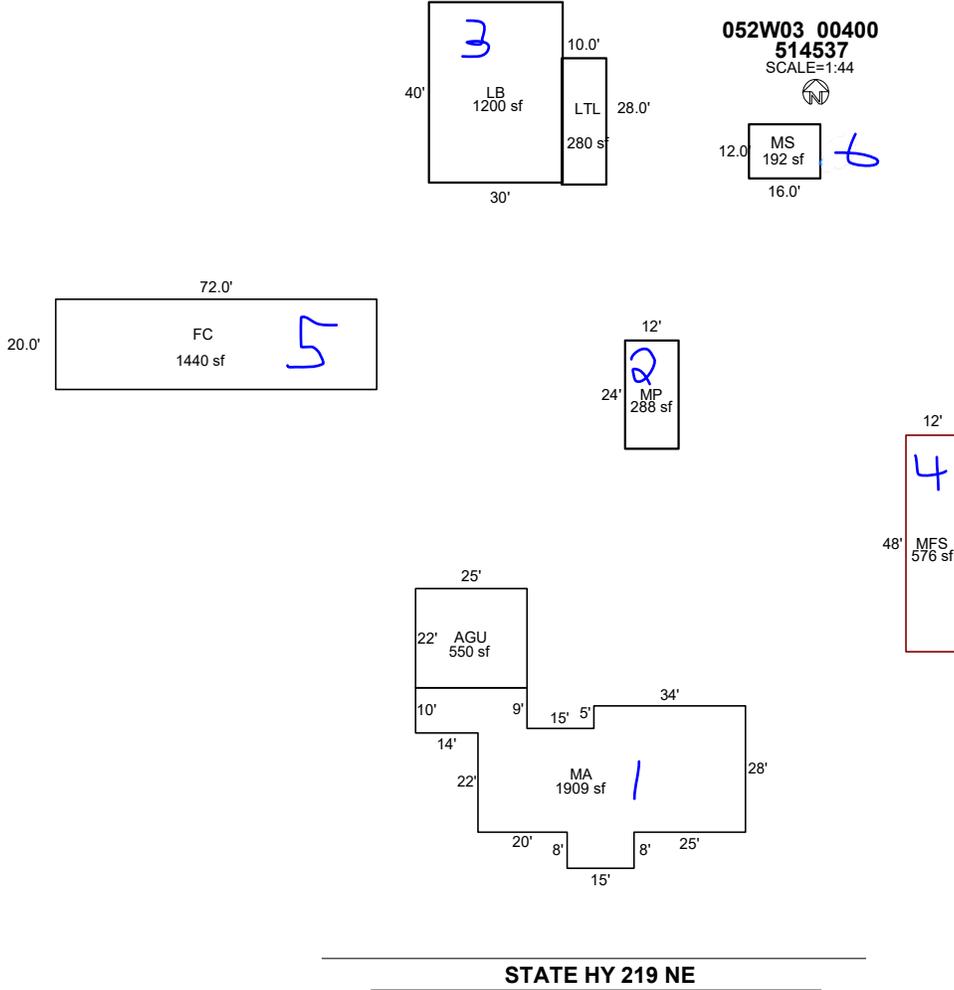


SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 514537 Parcel No.: 052W03 00400
 Property Address: 6639 STATE HY 219 NE
 City: GERVAIS County: State: OR ZipCode: 97026
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



Sketch by ApexSketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	MP	1.0	288.0	72.0	
	LB	1.0	1200.0	140.0	
	MS	1.0	192.0	56.0	
	LTL	1.0	280.0	76.0	1960.0
GLA1	MA	1.0	1909.0	238.0	
GAR	MFS	1.0	576.0	120.0	2485.0
	AGU	1.0	550.0	94.0	
	FC	1.0	1440.0	184.0	1990.0

COMMENT TABLE 1

APEXED BY NRC 03/24/2009
 UPDATED BY WWILLIAMS 9/21/23

COMMENT TABLE 2

L2 10.12.23

COMMENT TABLE 3

Tags JSS

Net LIVABLE cnt 2 (rounded) 2,485
 Net BUILDING cnt 4 (rounded) 1,960