

Acct ID: 518163 MTL: 062W020001100 Date: 7.11.24 Appr: JJS Prop Class: 551 RMV Prop Class: 551  
 Situs: 10807 DUCK INN RD NE SALEM OR 97305 MaSaNh: 02 06 000 Unit: 43482 Year: 2024

Last Date Appraised: 01/22/2018 Appraiser: JORDAN SCHULTZ Retag: Y N Tag info: \_\_\_\_\_  
 Owner: KALUGIN FAM TR Roll Type: R

Cycle Tag Sales Verification Other: \_\_\_\_\_ Inspection level: 1 2 3 4 LCB TTO INSP AV: 293285  
 RMV Land: 917200 RMV Imp: 321640 RMV Total: 1238840 MAV: 221730 MSAV: 71555 SAV: 219917

Comment:

*Upd Inv*

*Input, JJS, 7.17.24*

**Notations**

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

**OSDs**

Count	Code	Description	RMV	Code Area	Exception
1	SAA	SA OSD - AVERAGE	45000	01600	0

**Land**

Site: 1	Code Area: 01600	Size: 1.00 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class:	Value Source: Farm Homesite	Description:			RMV: 20810	Exception: Y N
Adjustment(s):	GSOIL, IRR	Fire Patrol:		Description:		
Comments: Liability year - 2009 / 16-17: PER #90 DEL 2ND OSD// 03-04: PART TOTALS UPDATED 06-07: RECALC SETUP, APPR NO 19, 10/6/05						
Site: 3	Code Area: 01600	Size: 35.58 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 2B1	Value Source: Farm Use - EFU	Description: TWO BENCH IRR			RMV: 851390	Exception: Y N
Adjustment(s):	GSOIL, IRR	Fire Patrol:		Description:		
Comments: Liability year - 1976 / 100030						

**Improvements - Residence / Manufactured Structures**

Bldg: 1	Code Area: 01600	Stat Class: 141	Year Blt: 1958	Eff Year Blt: 1997	Sq.Ft: 2184	% Complete: 100
Desc: One Story Only					Dimensions:	RMV: 265070
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	2184	4	FB-2	1958	1997	KIT, ROOF, HVAC+, BATH - 2	Y N

**Accessories**

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
PATIO	4	1272	1997	6087	1	Y N
ROOF EXTENSION OR PATIO COVER	4	536	1997	13523	1	Y N

**Improvements - Accessory Buildings**

Bldg: 2	Code Area: 01600	Stat Class: 351	Year Blt: 2002	Eff Year Blt: 2002	Sq.Ft: 2320	% Complete: 100
Desc: General Purpose Building (GB)					Dimensions:	RMV: 27470
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
General Purpose Bldg	5	Finished	2320	0	0	2002	2002	FAIR	Y N

**Accessories**

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

Bldg: 3	Code Area: 01600	Stat Class: 301	Year Blt: 1989	Eff Year Blt: 1989	Sq.Ft: 110	% Complete: 100
Desc: Accessory Improvements & Misc.					Dimensions: 11x10	RMV: 680
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
Pump House	0	Finished	110	0	0	1989	1989		Y N

**Accessories**

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

Bldg: 4 Code Area: 01600 Stat Class: 351 Year Blt: 1989 Eff Year Blt: 1989 Sq.Ft: 1200 % Complete: 100  
 Desc: General Purpose Building (GB) Dimensions: 50x24 RMV: 8280  
 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: Y N
General Purpose Bldg	5	Finished	1200	0	0	1989	1989	FAIR	

**Accessories**

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

Bldg: 5 Code Area: 01600 Stat Class: 341 Year Blt: 1979 Eff Year Blt: 1979 Sq.Ft: 120 % Complete: 100  
 Desc: Multi Purpose Shed (MP) Dimensions: 12x10 RMV: 600  
 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: Y N
Multi-Purpose Bldg	5	Finished	120	0	0	1979	1979	F	

**Accessories**

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

Bldg: 6 Code Area: 01600 Stat Class: 351 Year Blt: 2003 Eff Year Blt: 2003 Sq.Ft: 576 % Complete: 100  
 Desc: General Purpose Building (GB) Dimensions: 32x18 RMV: 9870  
 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: Y N
General Purpose Bldg	6	Finished	576	0	0	2003	2003	FAIR	

**Accessories**

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

Bldg: 7 Code Area: 01600 Stat Class: 351 Year Blt: 1997 Eff Year Blt: 1997 Sq.Ft: 1000 % Complete: 100  
 Desc: General Purpose Building (GB) Dimensions: RMV: 9670  
 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: Y N
General Purpose Bldg	5	Finished	1000	0	0	1997	1994	FAIR	

**Accessories**

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

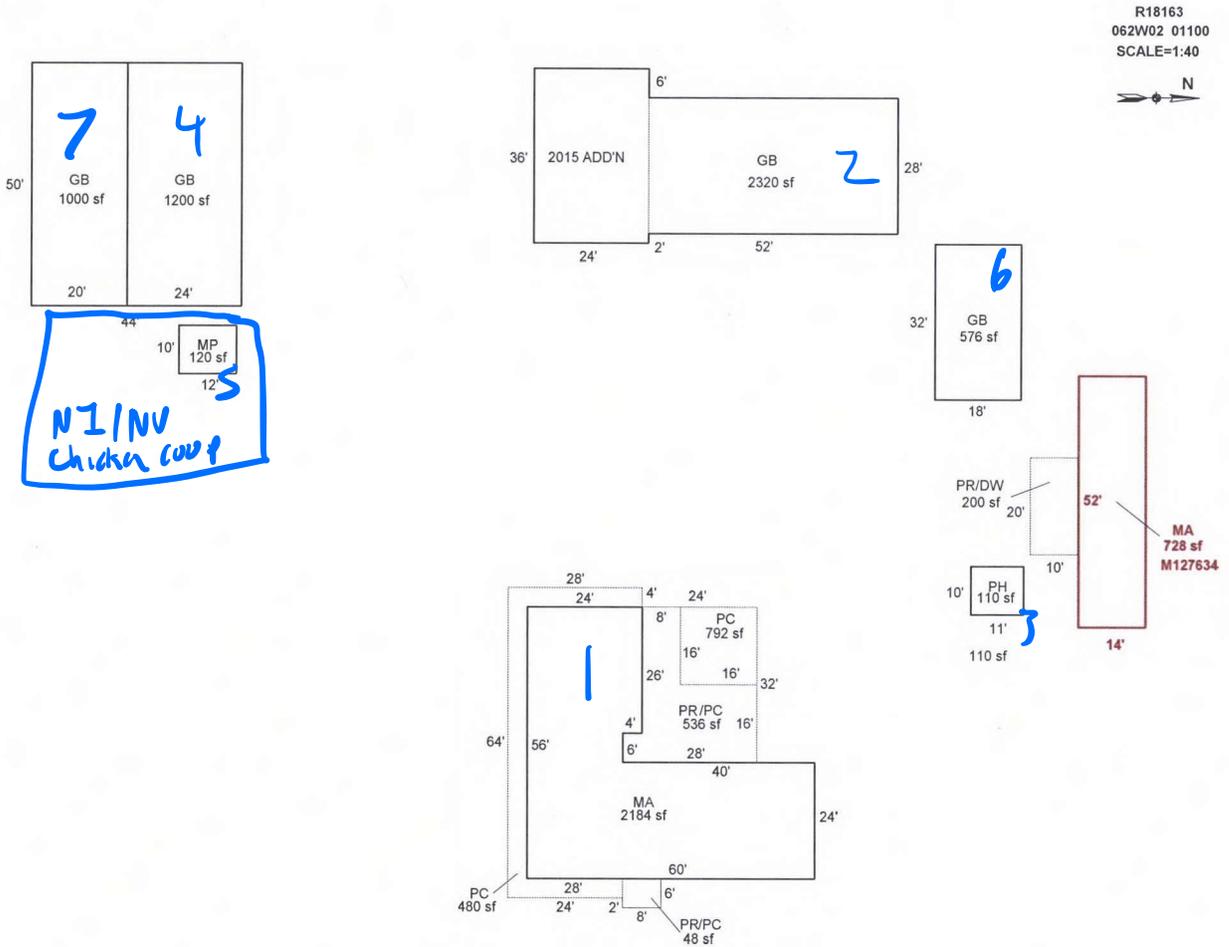
# SKETCH/AREA TABLE ADDENDUM

Parcel No 062W02 01100

File No R18163

SUBJECT	Property Address	10807 DUCK IN RD NE						
	City	SALEM	County	MARION	State	OR	Zip	97305
	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	2184	240	2912
	MA	1.00	728	132	
GBA1	PH	1.00	110	42	806
	MP	1.00	120	44	
	GB	1.00	576	100	
GBA2	GB	1.00	2320	224	4520
	GB	1.00	1000	140	
	GB	1.00	1200	148	
P/P	PR	1.00	536	120	2056
	PR	1.00	48	28	
	PC	1.00	480	244	
	PC	1.00	792	120	
	PR/DW	1.00	200	60	
Net LIVABLE Area			(rounded w/ factors)		2912
Net BUILDING Area			(rounded w/ factors)		5326

Comment Table 1	
DRAWN BY JRONDEMA 7/31/15 UPDATED BY JRONDEMA 3/23/16 UPDATED BY JRONDEMA 1/23/18	
Comment Table 2	Comment Table 3
KH 90 3/7/16 <b>338 7.17.24</b>	<b>Cycle L3</b>