

Acct ID: 519247 MTL: 062W31B000600 Date: **12/19/23** Appr: **MLH** Prop Class: 559 RMV Prop Class: **559 509**  
 Situs: 3735 CHEMAWA RD NE SALEM OR 97305 MaSaNh: 03 06 000 Unit: 80062 Year: 2024

Last Date Appraised: 08/31/2011 Appraiser: MATTHEW HAMILTON Retag: **Y** N Tag info: 2024 - NEW CONSTRUCTION (TAGS/PERMIT)

Owner: SUNSHINE SHED HOLDINGS LLC Roll Type: R

Cycle **Tag** Sales Verification Other: \_\_\_\_\_ Inspection level: 1 **2** 3 4 LCB TTO INSP AV: 199810

RMV Land: 627830 RMV Imp: 149540 RMV Total: 777370 MAV: 191360 MSAV: 50270 SAV: 134784

Comment: **NEW warehouse @ 40% gone old buildings Retag for '25**

**Notations**

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

P 128536 & P 130046 still onsite

add 128536 back to apex

**OSDs**

Count	Code	Description	RMV	Code Area	Exception
1	SAA	SA OSD - AVERAGE	45000	92410	0

**Land**

note sent to cwo to dq 5.75 ac 4/18/24 WW

Site: 1 Code Area: 92410 Size: 1.34 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0  
 Class: 4BI Value Source: Farm Use - EFU Description: FOUR BENCH IRR RMV: 22660 Exception: Y N  
 Adjustment(s): GSOIL, WASTE, IRR Fire Patrol: Description:  
 Comments: Liability year - 1976 / 01-02: 02400210, CONSOLIDATION OF 3BENCH INTO 4BENCH /01-02; CORRECTING ACCTS W/NO MKT VALUE - XTCV SEGMENTS - VALUE TAKEN FROM XTCV ACCT 06-07: RECALC SETUP;#19 11-3

Site: 3 Code Area: 92410 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: 17710 Exception: Y N  
 Adjustment(s): GSOIL, WASTE, IRR Fire Patrol: Description:  
 Comments: Liability year - 2009 / //09-10: GW39 changed land type per Excel analysis//02400210

Site: 4 Code Area: 92410 Size: 6.90 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0  
 Class: 2BI Value Source: Farm Use - EFU Description: TWO BENCH IRR RMV: 127770 Exception: Y N  
 Adjustment(s): GSOIL, WASTE, IRR Fire Patrol: Description:  
 Comments: Liability year - 1978 / 01-02: 02400210, CONSOLIDATION OF 1BENCH INTO 2BENCH

Site: 5 Code Area: 92410 Size: 24.40 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0  
 Class: 3LL Value Source: Farm Use - EFU Description: THREE LAKE LABISH LAND RMV: 412520 Exception: Y N  
 Adjustment(s): GSOIL, WASTE, IRR Fire Patrol: Description:  
 Comments: Liability year - 1978 / 02400210

Site: 6 Code Area: 92410 Size: 4.50 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0  
 Class: WST Value Source: Farm Use - EFU Description: Rural WASTELAND RMV: 2170 Exception: Y N  
 Adjustment(s): GSOIL, WASTE, IRR Fire Patrol: Description:  
 Comments: Liability year - 1983 / 02400210

**Improvements - Residence / Manufactured Structures**

Bldg: 1 Code Area: 92410 Stat Class: 108 Year Blt: 1960 Eff Year Blt: 1960 Sq.Ft: 0 % Complete: 100  
 Desc: Residential Other Improvements Dimensions: RMV: 20750  
 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
No floor data available								

**Accessories**

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
CONCRETE DRIVEWAY	1	9120	1960	20748	1

Bldg: 2 Code Area: 92410 Stat Class: 108 Year Blt: 1891 Eff Year Blt: 1891 Sq.Ft: 0 % Complete: 100  
 Desc: Residential Other Improvements Dimensions: RMV: 2700  
 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
No floor data available								

**Accessories**

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
ASPHALT DRIVEWAY	1	3000	1891	2700	1

*Gone*

*Gone*

Bldg: 3 Code Area: 92410 Stat Class: 128 Year Blt: 1940 Eff Year Blt: 1940 Sq.Ft: 384 % Complete: 100  
 Desc: Res other improvements Dimensions: RMV: 11900  
 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:
Garage Detached	2	Unfinished	288	0	0	1940	1940	ROOF	Y N
Lean-to Light Duty	2	Finished	240	0	0	1990	1990	ROOF	Y N
Multi-Purpose Bldg	24	Finished	144	0	0	1990	1990	Fair pkg	Y N

*break out segments*

**Accessories**

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

**Improvements - Accessory Buildings**

Bldg: 4 Code Area: 92410 Stat Class: 352 Year Blt: 1985 Eff Year Blt: 1985 Sq.Ft: 3600 % Complete: 100  
 Desc: Utility Building (UB) Dimensions: 60x60 RMV: 23130  
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

*gone*

**Floors**

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception:
Utility Building	6	Finished	3600	0	0	1985	1985	AVG	Y N

**Accessories**

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

Bldg: 5 Code Area: 92410 Stat Class: 352 Year Blt: 1986 Eff Year Blt: 1986 Sq.Ft: 4788 % Complete: 100  
 Desc: Utility Building (UB) Dimensions: 114x42 RMV: 25760  
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

*gone*

**Floors**

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception:
Utility Building	5	Finished	4788	0	0	1986	1986	AVG	Y N

**Accessories**

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

Bldg: 6 Code Area: 92410 Stat Class: 351 Year Blt: 1986 Eff Year Blt: 1986 Sq.Ft: 1440 % Complete: 100  
 Desc: General Purpose Building (GB) Dimensions: 40x36 RMV: 8070  
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

*gone*

**Floors**

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception:
General Purpose Bldg	5	Finished	1440	0	0	1986	1986	FAIR	Y N

**Accessories**

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

Bldg: 7 Code Area: 92410 Stat Class: 342 Year Blt: 1988 Eff Year Blt: 1988 Sq.Ft: 3600 % Complete: 100  
 Desc: Metal Component Building (MC) Dimensions: RMV: 37750  
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

*gone*

**Floors**

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception:
Metal Componet Bldg	6	Finished	3600	0	0	1988	1988	FAIR	Y N

**Accessories**

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

Bldg: 8 Code Area: 92410 Stat Class: 354 Year Blt: 1989 Eff Year Blt: 1989 Sq.Ft: 324 % Complete: 100  
 Desc: Lean-to Light (LTL) Dimensions: RMV: 420  
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

*gone*

**Floors**

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception:
Lean-to Light Duty	6	Finished	324	0	0	1989	1989		Y N

**Accessories**

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

Bldg: 9 Code Area: 92410 Stat Class: 354 Year Blt: 1994 Eff Year Blt: 1994 Sq.Ft: 640 % Complete: 100  
 Desc: Lean-to Light (LTL) Dimensions: RMV: 1090  
 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
Lean-to Light Duty	5	Finished	640	0	0	1994	1994	Exception: Y N

**Accessories**

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

Bldg: 10 Code Area: 92410 Stat Class: 341 Year Blt: 1989 Eff Year Blt: 1989 Sq.Ft: 450 % Complete: 100  
 Desc: Multi Purpose Shed (MP) Dimensions: RMV: 5350  
 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	6	Finished	450	0	0	1989	1989	FAIR Exception: Y N

**Accessories**

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

Bldg: 11 Code Area: 92410 Stat Class: 353 Year Blt: 1986 Eff Year Blt: 1986 Sq.Ft: 2736 % Complete: 100  
 Desc: Machine Shed (MS) Dimensions: RMV: 9990  
 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	5	Finished	2736	0	0	1986	1986	FAIR Exception: Y N

**Accessories**

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

Bldg: 12 Code Area: 92410 Stat Class: 354 Year Blt: 1986 Eff Year Blt: 1986 Sq.Ft: 2500 % Complete: 100  
 Desc: Lean-to Light (LTL) Dimensions: RMV: 2630  
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

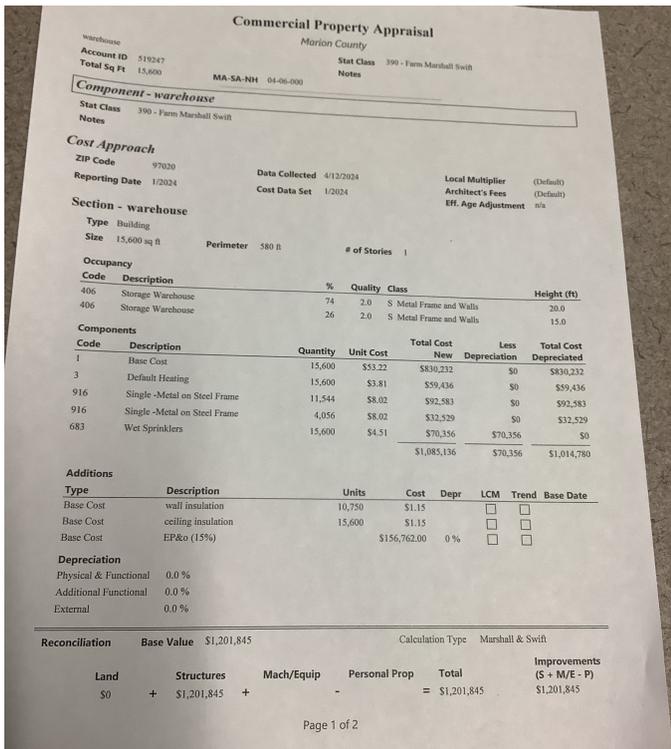
**Floors**

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory
Lean-to Light Duty	5	Finished	2500	0	0	1986	1986	Exception: Y N

**Accessories**

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

NEW 390 @ 40%



Percent Complete Form

Account # \_\_\_\_\_

Additions

New Homes

<u>Additions</u>		<u>New Homes</u>				
% Item	% Sum	No Basement		Basement		
		% Item	% Sum	% Item	% Sum	
3%	0%	Plans/Survey	3%	0%	3%	
2%		Excavation	2%		4%	
3%		Foundation	3%		10%	
35%	45%	Framing	14%	20%	16%	35%
8%	50%	Trusses	7%	30%	7%	40%
7%	60%	Roofing	7%	35%	7%	45%
7%	65%	Windows/Ext Doors	7%	45%	6%	55%
5%	70%	Siding	5%	50%	5%	60%
4%	75%	Plumbing Rough-In	4%		3%	
3%		Electrical Rough-In	3%	55%	2%	
2%	80%	Heating Rough-In	2%		1%	
		Heating Unit	1%	60%	1%	
3%		Insulation	3%		2%	
5%	85%	Drywall (Finished)	5%	65%	4%	70%
2%	90%	Paint Interior	2%	70%	2%	75%
2%		Paint Exterior	2%		2%	
	95%	Cabinets	6%	75%	5%	80%
2%		Electrical Fixtures	3%	80%	2%	
2%		Plumbing Fixtures	4%	85%	3%	
3%	100%	Floor Coverings & Countertops	7%	90%	6%	90%
2%		Interior Trim Carpentry	7%	95%	6%	95%
		Porch/Entry/Stoop	2%	100%	2%	100%
		Finish Grade	1%		1%	

APPR \_\_\_\_\_ Date \_\_\_\_\_ YR For \_\_\_\_\_ % COMP \_\_\_\_\_  
 APPR \_\_\_\_\_ Date \_\_\_\_\_ YR For \_\_\_\_\_ % COMP \_\_\_\_\_  
 APPR \_\_\_\_\_ Date \_\_\_\_\_ YR For \_\_\_\_\_ % COMP \_\_\_\_\_  
 APPR \_\_\_\_\_ Date \_\_\_\_\_ YR For \_\_\_\_\_ % COMP \_\_\_\_\_

Percent Complete Form

Account # \_\_\_\_\_

Gut & Remodels

Interior Trim Carpentry	7%	90%
Floor Coverings & Countertops	7%	85%
Plumbing Fixtures	4%	80%
Electrical Fixtures	3%	80%
Cabinets	6%	75%
Drywall (Finished)	5%	70%
Insulation	3%	65%

APPR \_\_\_\_\_ Date \_\_\_\_\_ YR For \_\_\_\_\_ % COMP \_\_\_\_\_  
 APPR \_\_\_\_\_ Date \_\_\_\_\_ YR For \_\_\_\_\_ % COMP \_\_\_\_\_  
 APPR \_\_\_\_\_ Date \_\_\_\_\_ YR For \_\_\_\_\_ % COMP \_\_\_\_\_  
 APPR \_\_\_\_\_ Date \_\_\_\_\_ YR For \_\_\_\_\_ % COMP \_\_\_\_\_

Outbuilding Type: \_\_\_\_\_

	% Item	% Sum
Excavation/Foundation	10%	40%
Floor - Concrete/Wood	30%	
Walls - Framing	10%	65%
Walls - Covering/Siding	15%	
Roof - Framing/Trusses	15%	
Roof - Sheathing	5%	95%
Roof - Cover	10%	
Doors & Windows	5%	100%

*only 2/3 of building*  
*40%*

APPR *MLH* \_\_\_\_\_ Date *12/19/23* YR For *24-25* % COMP *40* \_\_\_\_\_  
 APPR \_\_\_\_\_ Date \_\_\_\_\_ YR For \_\_\_\_\_ % COMP \_\_\_\_\_  
 APPR \_\_\_\_\_ Date \_\_\_\_\_ YR For \_\_\_\_\_ % COMP \_\_\_\_\_  
 APPR \_\_\_\_\_ Date \_\_\_\_\_ YR For \_\_\_\_\_ % COMP \_\_\_\_\_

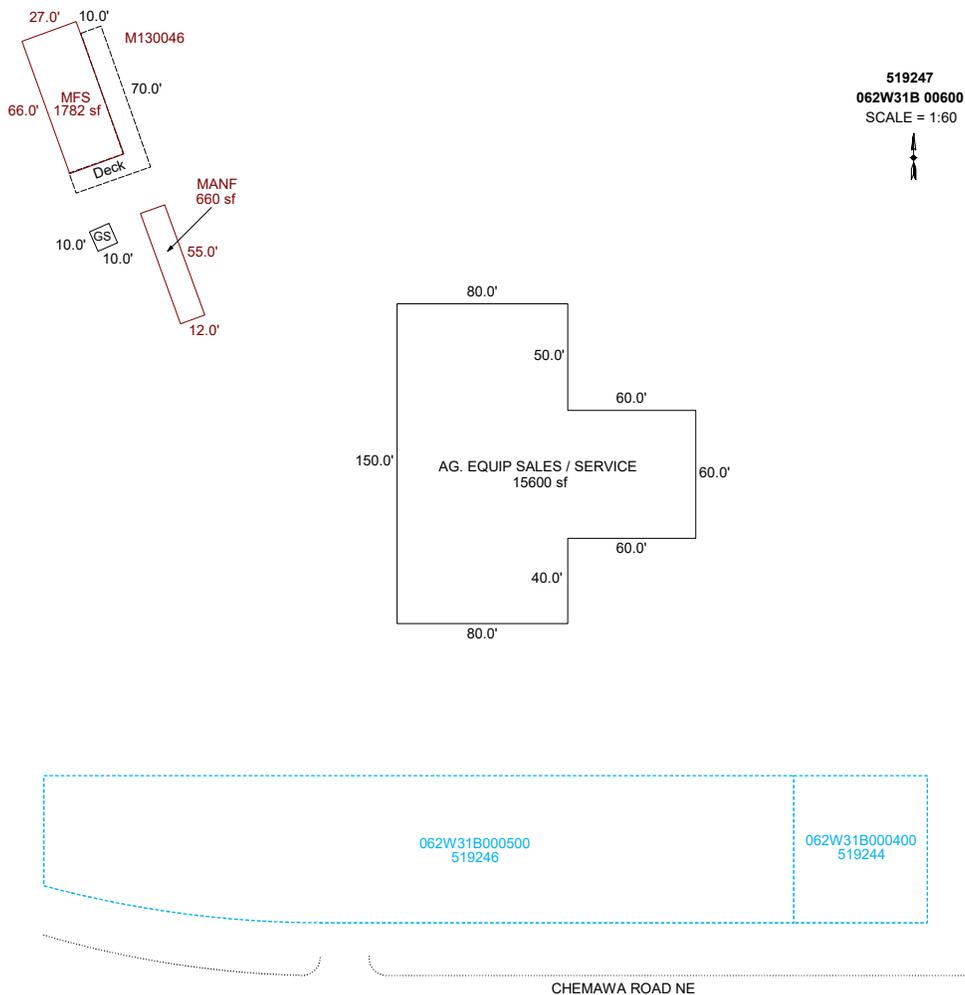


# SKETCH/AREA TABLE ADDENDUM

## SUBJECT INFO

File No.: 519247 Parcel No.: 062W31B 00600  
 Property Address: 3735 CHEMEWA RD NE  
 City: SALEM County: State: OR ZipCode: 97305  
 Owner:  
 Client: Client Address:  
 Appraiser Name: Inspection Date:

## SKETCH



Sketch by Apex Sketch

### AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	AG. EQUIP SALES	1.0	15600.0	580.0	15600.0
GLA	MANF	1.0	660.0	134.0	660.0
GLA1	MFS	1.0	1782.0	186.0	1782.0
OTH	GS	1.0	100.0	40.0	100.0
P/P	Deck	1.0	970.0	214.0	970.0

### COMMENT TABLE 1

Apex 9/02/2011 Jane  
 UPDATED BY CJURAN 08/07/2023 555-555-22-007613  
 UPDATED BY CJURAN 02/15/2024

### COMMENT TABLE 2

MLH 12/19/2023

### COMMENT TABLE 3

TAGS L3

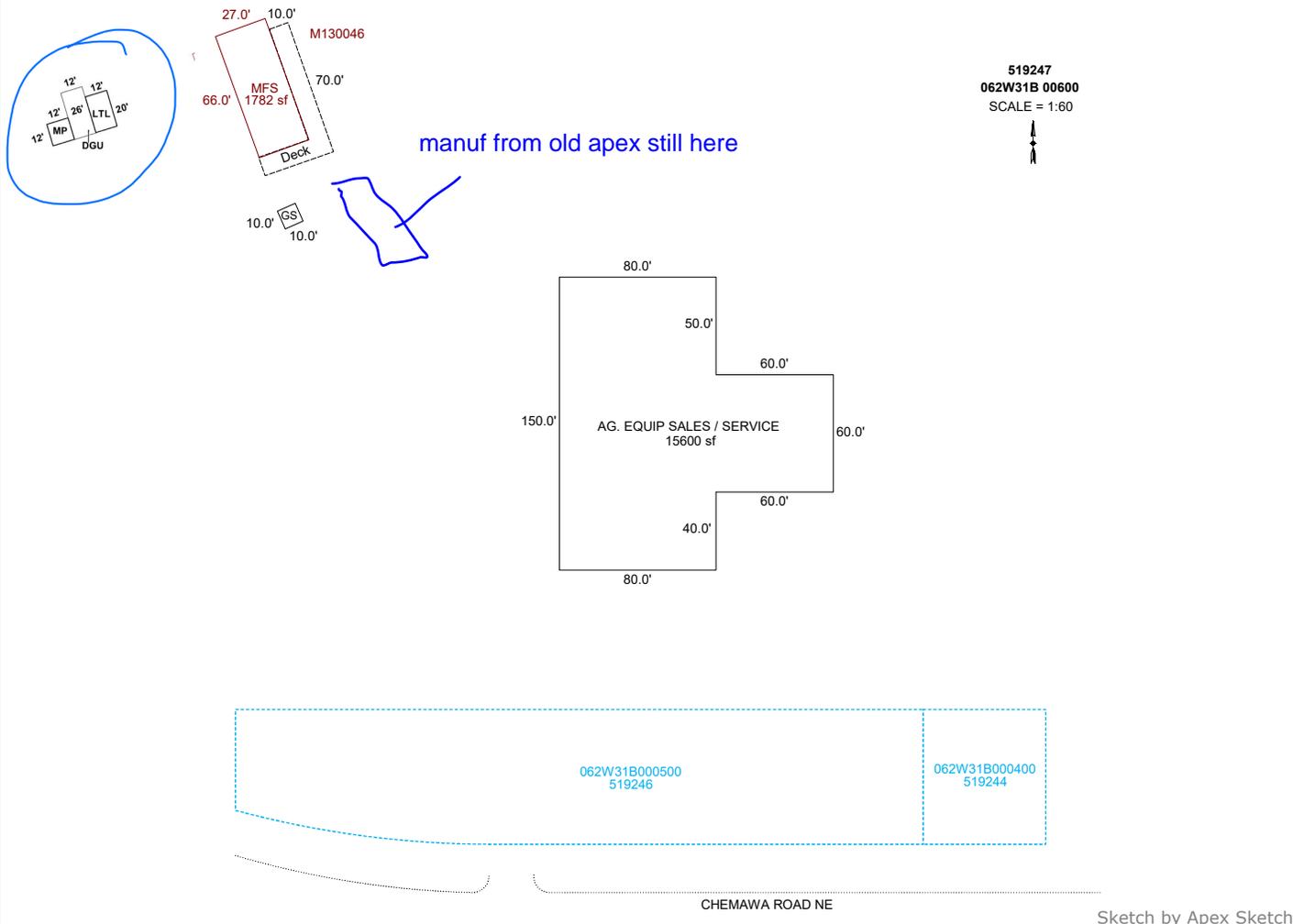
Net LIVABLE            cnt            2    (rounded)            2,442  
 Net BUILDING        cnt            1    (rounded)            15,600

# SKETCH/AREA TABLE ADDENDUM

## SUBJECT INFO

File No.: 519247 Parcel No.: 062W31B 00600  
 Property Address: 3735 CHEMEWA RD NE  
 City: SALEM County: State: OR ZipCode: 97305  
 Owner:  
 Client: Client Address:  
 Appraiser Name: Inspection Date:

## SKETCH



### AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	AG. EQUIP SALES	1.0	15600.0	580.0	15600.0
GLA1	MFS	1.0	1782.0	186.0	1782.0
OTH	GS	1.0	100.0	40.0	100.0
P/P	Deck	1.0	970.0	214.0	970.0

### COMMENT TABLE 1

Apex 9/02/2011 Jane  
 UPDATED BY CJURAN 08/07/2023 555-555-22-007613  
 UPDATED BY CJURAN 02/15/2024

### COMMENT TABLE 2

MLH 12/19/2023

### COMMENT TABLE 3

TAGS L3

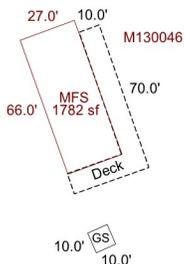
Net LIVABLE            cnt            1    (rounded)            1,782  
 Net BUILDING        cnt            1    (rounded)            15,600

# SKETCH/AREA TABLE ADDENDUM

## SUBJECT INFO

File No.: 519247 Parcel No.: 062W31B 00600  
 Property Address: 3735 CHEMEWA RD NE  
 City: SALEM County: State: OR ZipCode: 97305  
 Owner:  
 Client: Client Address:  
 Appraiser Name: Inspection Date:

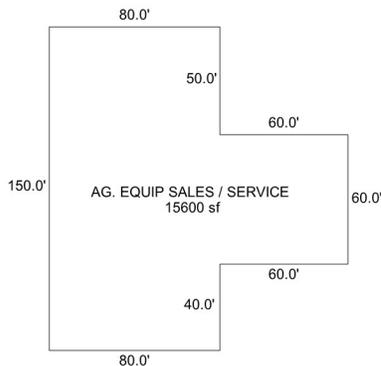
## SKETCH



519247  
062W31B 00600  
SCALE = 1:60



SEE PAGE 2 FOR  
CURRENT PROPERTY STATE  
SEE PAGE 3 FOR  
PURPOSED PROPERTY STATE



CHEMAWA ROAD NE

Sketch by Apex Sketch

### AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	AG. EQUIP SALES	1.0	15600.0	580.0	15600.0
GLA1	MFS	1.0	1782.0	186.0	1782.0
OTH	GS	1.0	100.0	40.0	100.0
P/P	Deck	1.0	970.0	214.0	970.0

### COMMENT TABLE 1

Apex 9/02/2011 Jane  
 UPDATED BY CJURAN 08/07/2023 555-555-22-007613

### COMMENT TABLE 2

MLH 12/19/23

### COMMENT TABLE 3

TAGS L3

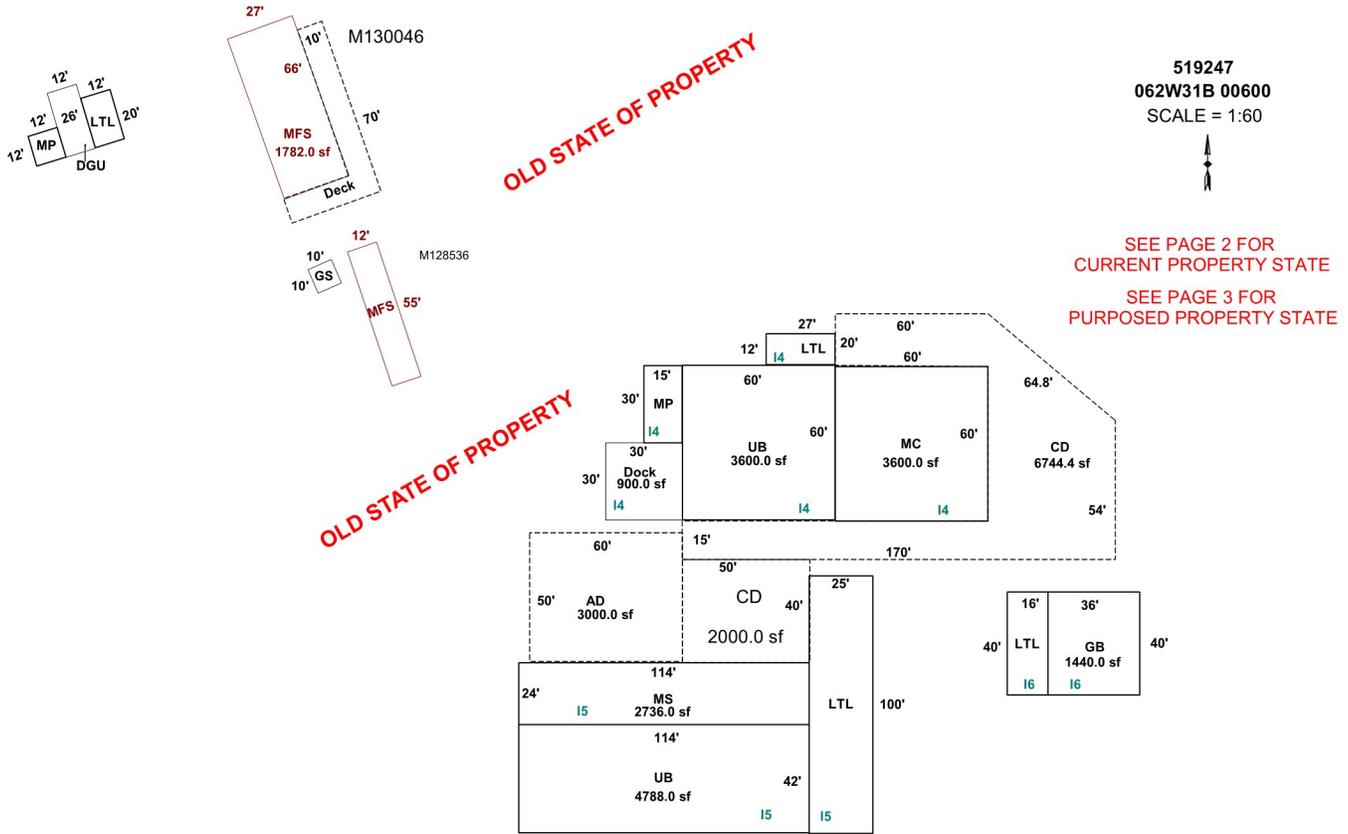
Net LIVABLE cnt 1 (rounded) 1,782  
 Net BUILDING cnt 1 (rounded) 15,600

# SKETCH/AREA TABLE ADDENDUM

## SUBJECT INFO

File No.: 519247 Parcel No.: 062W31B 00600  
 Property Address: 3735 CHEMEWA RD NE  
 City: SALEM County: State: OR ZipCode: 97305  
 Owner:  
 Client: Client Address:  
 Appraiser Name: Inspection Date:

## SKETCH



Sketch by Apex Sketch

### AREA CALCULATIONS SUMMARY

### COMMENT TABLE 1

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	LTL	1.0	324.0	78.0	
	MS	1.0	2736.0	276.0	
	UB	1.0	4788.0	312.0	
	LTL	1.0	2500.0	250.0	
	LTL	1.0	640.0	112.0	
	LTL	1.0	240.0	64.0	
	MP	1.0	144.0	48.0	
	UB	1.0	3600.0	240.0	
	MP	1.0	450.0	90.0	
	GB	1.0	1440.0	152.0	
	MC	1.0	3600.0	240.0	20462.0
GLA1	MFS	1.0	1782.0	186.0	
	MFS	1.0	660.0	134.0	2442.0
GAR	DGU	1.0	312.0	76.0	312.0
OTH	Dock	1.0	900.0	120.0	
	GS	1.0	100.0	40.0	1000.0
	4 addl items				
	Net LIVABLE	cnt	2 (rounded)		2,442
	Net BUILDING	cnt	11 (rounded)		20,462

Apex 9/02/2011 Jane  
 UPDATED BY CJURAN 08/07/2023 555-555-22-007613

### COMMENT TABLE 2

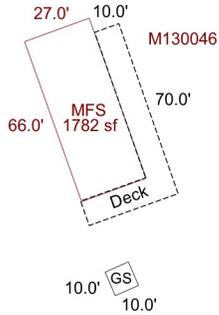
### COMMENT TABLE 3

# SKETCH/AREA TABLE ADDENDUM

## SUBJECT INFO

File No.: 519247 Parcel No.: 062W31B 00600  
 Property Address: 3735 CHEMEWA RD NE  
 City: SALEM County: State: OR ZipCode: 97305  
 Owner:  
 Client: Client Address:  
 Appraiser Name: Inspection Date:

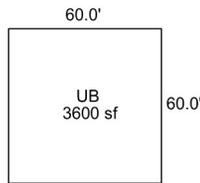
## SKETCH



519247  
 062W31B 00600  
 SCALE = 1:60



SEE PAGE 2 FOR  
 CURRENT PROPERTY STATE  
 SEE PAGE 3 FOR  
 PURPOSED PROPERTY STATE



CHEMAWA ROAD NE

Sketch by Apex Sketch

### AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	UB	1.0	3600.0	240.0	3600.0
GLA1	MFS	1.0	1782.0	186.0	1782.0
OTH	GS	1.0	100.0	40.0	100.0
P/P	Deck	1.0	970.0	214.0	970.0

### COMMENT TABLE 1

Apex 9/02/2011 Jane  
 UPDATED BY CJURAN 08/07/2023 555-555-22-007613

### COMMENT TABLE 2

### COMMENT TABLE 3

Net LIVABLE	cnt	1	(rounded)		1,782
Net BUILDING	cnt	1	(rounded)		3,600



08/31/2011



08/31/2011





08/31/2011



08/31/2011



08/31/2011



08/31/2011



08/31/2011



08/31/2011



08/31/2011



08/31/2011

R 19247

31B 062W  
062W-31B -00600 48139-000  
502 (551) 0-4H A69  
WRIGHT, DAVID G & IRENE J

38.14 ACRES

3735 CHEMAWA RD NE  
V0271P1402RD EV0342P0446RD 07/27/95

290-7665  
393-0749

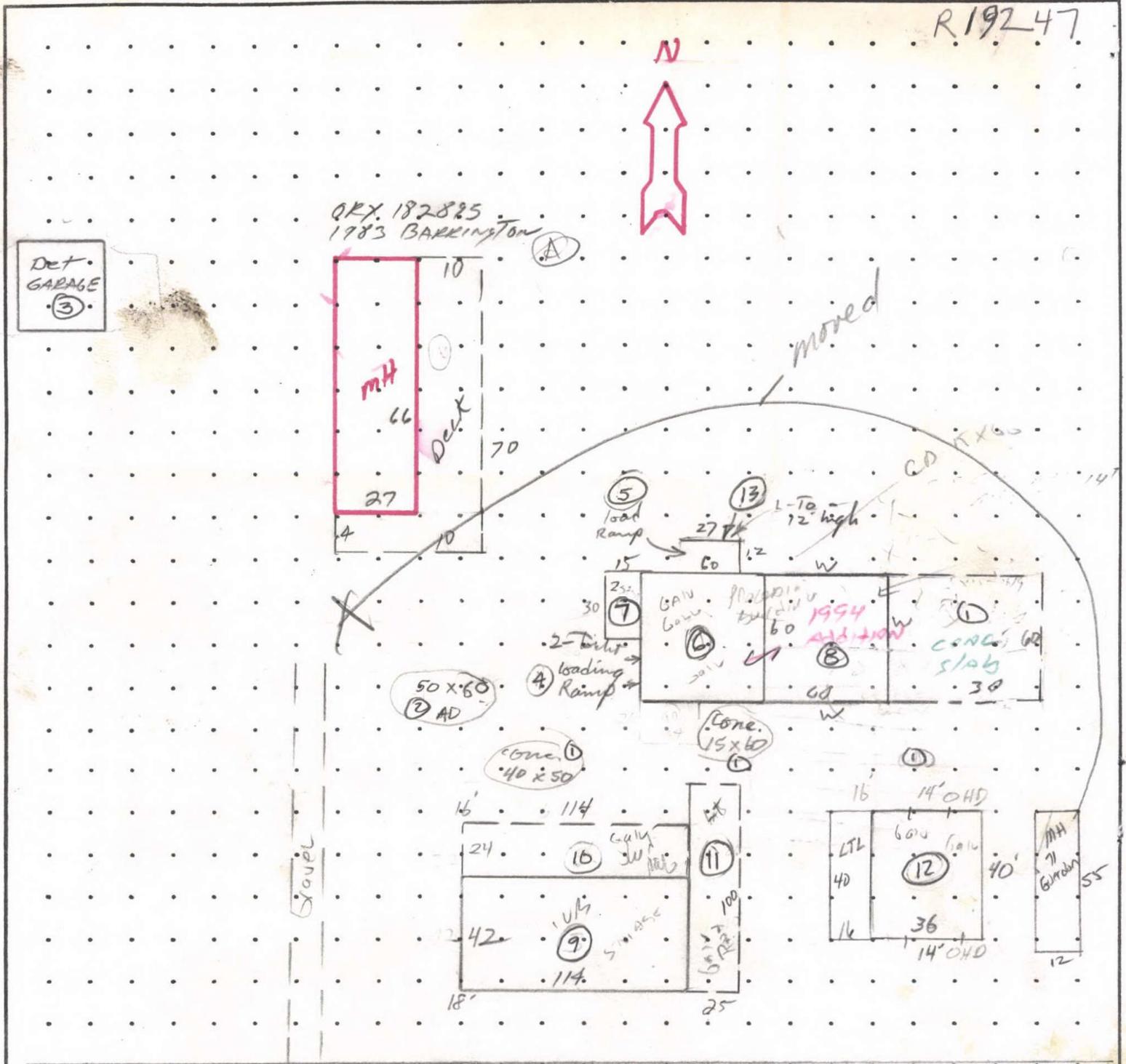
# BUILDING DIAGRAM AND OUTBUILDINGS

ACCT. NO.

MAP NO. 31-6-2w

48139-000

R19247



3615 HAZEL GREEN RD

MEASUREMENT VERIFIED		REMARKS: $DF = (4 \times 27) + (10 \times 70) = 808$ $LTL = (16 \times 40) = 640$
DATE	BY	
67	CLARK	
70	JWS	
78	ALLEN	
81	Reyes	
9-4-87	76 DN	
11-3-05	19 Sup	

BUILDING DIAGRAM AND OUTBUILDINGS

1-4-2-31-0-3659-1081-00

48139-000

ACCT. NO.

6319-4

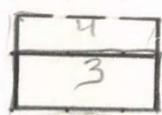
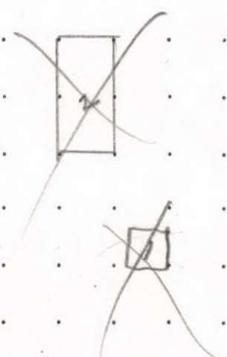
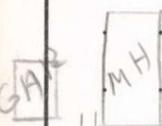
MAP NO.

31-6-2W



$24 \times 46 = 1104$

1/4 mile -



3735 Chemawz Rd

MEASUREMENT VERIFIED

REMARKS:

X63163 M.H.

DATE

BY

67

Clark

70

JWS

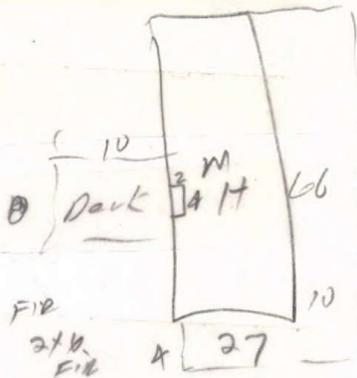
73

AB

81

RP

Charge



FIR  
 2/10  
 FIR

37 BARRING line

pure dark look vent  
 emp 71.1  
 no  
 plp up > RT

✓ A/dg not TO this property

# SKETCH/AREA TABLE ADDENDUM

Parcel No R19247

File No 062W31B 00600

Property Address 3735 Chemawa Rd NE

City Salem

State OR

Zip 97305

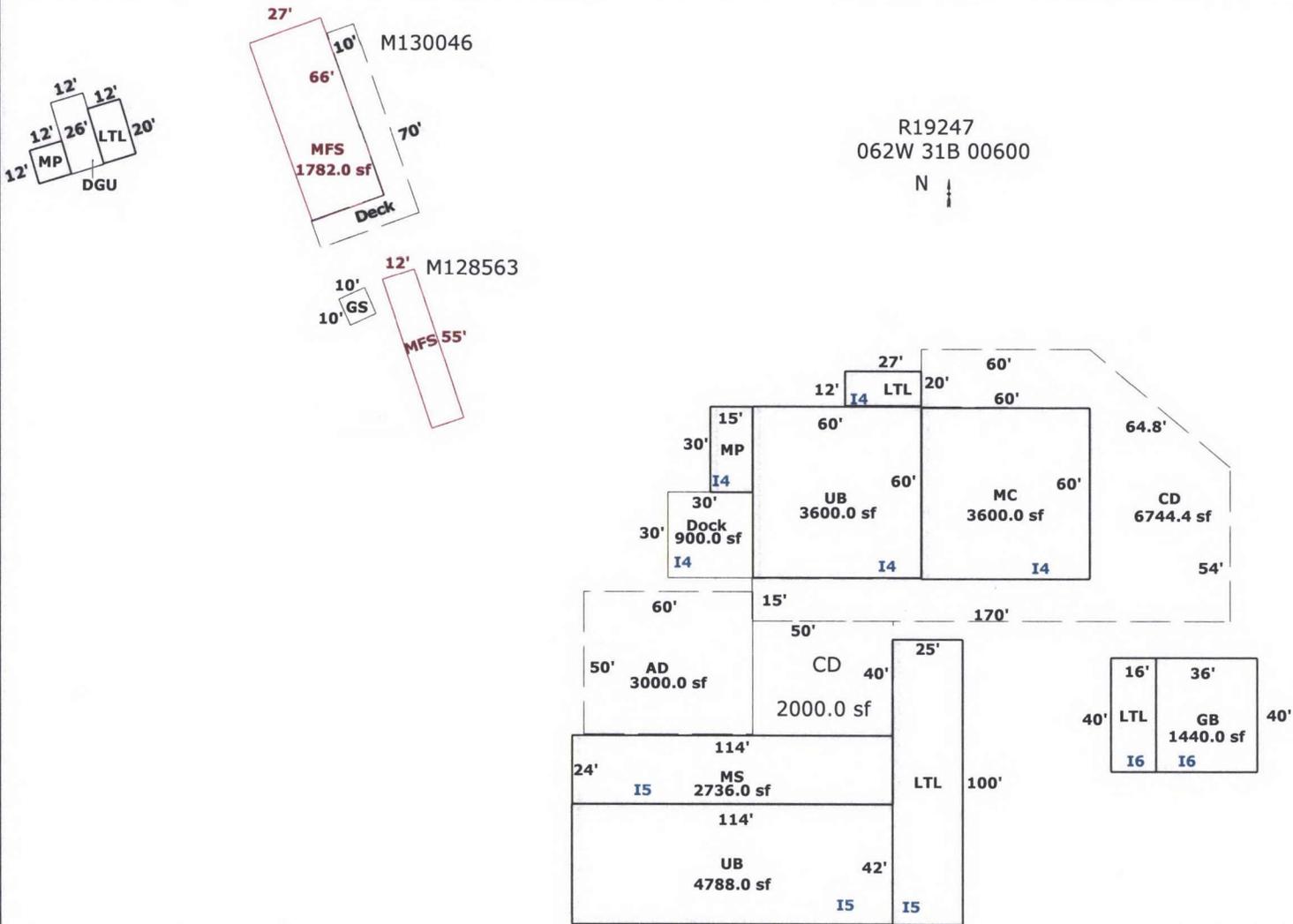
Owner

Client

Appraiser Name

SUBJECT

IMPROVEMENTS SKETCH



Scale: 1 = 60

AREA CALCULATIONS

### AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MFS	1.00	1782.0	186.0	
	MFS	1.00	660.0	134.0	2442.0
GBA1	LTL	1.00	240.0	64.0	
	MP	1.00	144.0	48.0	
	UB	1.00	3600.0	240.0	
	MP	1.00	450.0	90.0	
	LTL	1.00	324.0	78.0	
	MC	1.00	3600.0	240.0	
	GB	1.00	1440.0	152.0	
	LTL	1.00	640.0	112.0	
	LTL	1.00	2500.0	250.0	
	UB	1.00	4788.0	312.0	
	MS	1.00	2736.0	276.0	20462.0
GAR	DGU	1.00	312.0	76.0	312.0
P/P	Deck	1.00	970.0	214.0	
	CD	1.00	6744.4	623.6	
	AD	1.00	3000.0	220.0	
	CD	1.00	2000.0	180.0	12714.4
OTH	GS	1.00	100.0	40.0	
	Dock	1.00	900.0	120.0	1000.0
	Net LIVABLE Area	(rounded w/ factors)			2442
	Net BUILDING Area	(rounded w/ factors)			20462

### Comment Table 1

Apex 9/02/2011 Jane

### Comment Table 2

### Comment Table 3



Tags Cycle Sales Verification Other: \_\_\_\_\_  
 Notes: add LTL + MP & fuel tank  
 RMV Land: 366,670 RMV Imp: 171,540 RMV Total: 538,210 M50 Total: 216,350

*or approx*

**Accessory Improvements**

Seg.Type CD Seg. # 1.1 Method: R05 Class Area <sup>9120</sup> 8450 Eff Area <sup>9120</sup> 8450  
 Length Width Foundation Ex. Wall Roof Cover  
 Roof Style Floor Plumbing  
 Year Built Eff. Year Built: 1900 Cond. P F (A) G E % Comp Econ RMV: 14,790  
 Lump Sum Except Code/Year Comments

Seg.Type AD Seg. # 2.1 Method: R05 Class Area 3000 Eff Area 3000  
 Length 60 Width 50 Foundation Ex. Wall Roof Cover  
 Roof Style Floor Plumbing  
 Year Built Eff. Year Built: 1891 Cond. (P) F A G E % Comp Econ RMV: 3,000  
 Lump Sum Except Code/Year Comments

**Out Buildings**

Seg.Type DGU Seg. # 3.1 Method: R05 Class 2 Area 288 Eff Area 288  
 Length 24 Width 12 Foundation FRAME Ex. Wall PLYWD Roof Cover COMP  
 Roof Style GABLE Floor CONC Plumbing  
 Heat Int. Comp. Elect. Yr. Blt. 1940 Eff. Yr. Blt: 1940  
 Cond. P (F) A G E Adj. Codes RLCM2 % Comp Econ RMV: 5,700  
 Lump Sum Except Code/Year Comments *w/manuf.*

Seg.Type DOCK Seg. # 4.1 Method: F;LS Class Area Eff Area 0  
 Length Width Foundation Ex. Wall Roof Cover  
 Roof Style Floor Plumbing  
 Heat Int. Comp. Elect. Yr. Blt. Eff. Yr. Blt:  
 Cond. P F A G E Adj. Codes FLCM % Comp Econ RMV: 2,800  
 Lump Sum Except Code/Year Comments *gone there is only one loading dock*

Seg.Type UB Seg. # 5.1 Method: F09 Class 6 Area 3600 Eff Area 3600  
 Length 60 Width 60 Foundation CONC Ex. Wall 16FT;METAL Roof Cover METAL  
 Roof Style GABLE Floor CONC Plumbing  
 Heat Int. Comp. Elect. 220V Yr. Blt. Eff. Yr. Blt: 1985  
 Cond. P F (A) G E Adj. Codes FLCMUB % Comp Econ RMV: 29,540  
 Lump Sum Except Code/Year Comments *nlc*

Seg.Type MC Seg. # 5.2 Method: F09 Class 6 *nlc* Area 3600 Eff Area 3600  
 Length 60 Width 60 Foundation CONC Ex. Wall 8FT;METAL Roof Cover METAL  
 Roof Style GABLE Floor CONC Plumbing  
 Heat Int. Comp. Elect. Yr. Blt. Eff. Yr. Blt: 1988  
 Cond. P F (A) G E Adj. Codes FLCMMC % Comp Econ RMV: 38,370  
 Lump Sum Except Code/Year Comments *nlc*

Seg.Type DOCK Seg. # 5.3 Method: F;LS Class Area <sup>900</sup> 1800 Eff Area <sup>900</sup> 1800  
 Length ~~60~~ 30 Width 30 Foundation Ex. Wall Roof Cover  
 Roof Style Floor Plumbing  
 Heat Int. Comp. Elect. Yr. Blt. Eff. Yr. Blt: 1960  
 Cond. P F (A) G E Adj. Codes FLCM % Comp Econ RMV: 7,000  
 Lump Sum Except Code/Year Comments *14.10 x 900 = 12,690 x 52% = 6,600*

R19247 062W31B 00600 Appr #: \_\_\_\_\_ Date \_\_\_\_\_ Prop Class 551 Prop Code A69E  
 Situs Address 3735 CHEMAWA RD NE Franchise Code 19 Year For: 2011-2012  
 Owner DITCHEN, DAVID &

Tags \_\_\_\_\_ Cycle \_\_\_\_\_ Sales Verification \_\_\_\_\_ Other: \_\_\_\_\_

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

RMV Land: 366,670 RMV Imp: 171,540 RMV Total: 538,210 M50 Total: 216,350

✓ Seg. Type LTL Seg. # 5.4 Method: F09 Class Area 324 Eff Area 324  
 Length 27 Width 12 Foundation POST Ex. Wall METAL Roof Cover METAL  
 Roof Style SHED Floor DIRT Plumbing  
 Heat Int. Comp. Elect. Yr. Blt. Eff. Yr. Blt: 1989  
 Cond. P F (A) G E Adj. Codes FLCM % Comp \_\_\_\_\_ Func \_\_\_\_\_ Econ \_\_\_\_\_ RMV: 540  
 Lump Sum \_\_\_\_\_ Except Code/Year \_\_\_\_\_ Comments N/C

✓ Seg. Type MP Seg. # 5.5 Method: F09 Class 6 Area 450 Eff Area 450  
 Length 30 Width 15 Foundation CONC Ex. Wall 18FT; METAL Roof Cover METAL  
 Roof Style GABLE Floor CONC Plumbing  
 Heat Int. Comp. Elect. Yr. Blt. Eff. Yr. Blt: 1989  
 Cond. P F (A) G E Adj. Codes FLCM % Comp \_\_\_\_\_ Func \_\_\_\_\_ Econ \_\_\_\_\_ RMV: 5,940  
 Lump Sum \_\_\_\_\_ Except Code/Year \_\_\_\_\_ Comments N/C has 2nd floor

✓ Seg. Type UB Seg. # 6.1 Method: F09 Class 5 Area 4788 Eff Area 4788  
 Length 114 Width 42 Foundation CONC Ex. Wall 18FT; METAL Roof Cover METAL  
 Roof Style GABLE Floor CONC Plumbing  
 Heat Int. Comp. Elect. 110V Yr. Blt. Eff. Yr. Blt: 1986  
 Cond. P F (A) G E Adj. Codes FLCMUB % Comp \_\_\_\_\_ Func \_\_\_\_\_ Econ \_\_\_\_\_ RMV: 30,110  
 Lump Sum \_\_\_\_\_ Except Code/Year \_\_\_\_\_ Comments N/C

✓ Seg. Type MS Seg. # 6.2 Method: F09 Class 5 Area 2736 Eff Area 2736  
 Length 114 Width 24 Foundation CONC Ex. Wall 18FT; METAL Roof Cover METAL  
 Roof Style Floor CONC Plumbing  
 Heat Int. Comp. Elect. Yr. Blt. Eff. Yr. Blt: 1986  
 Cond. P F (A) G E Adj. Codes FLCM % Comp \_\_\_\_\_ Func \_\_\_\_\_ Econ \_\_\_\_\_ RMV: 17,070  
 Lump Sum \_\_\_\_\_ Except Code/Year \_\_\_\_\_ Comments N/C

✓ Seg. Type LTL Seg. # 6.3 Method: F09 Class Area 2500 Eff Area 2500  
 Length 100 Width 25 Foundation POST Ex. Wall Roof Cover METAL  
 Roof Style GABLE Floor DIRT Plumbing  
 Heat Int. Comp. Elect. Yr. Blt. Eff. Yr. Blt: 1986  
 Cond. P F (A) G E Adj. Codes FLCM % Comp \_\_\_\_\_ Func \_\_\_\_\_ Econ \_\_\_\_\_ RMV: 3,710  
 Lump Sum \_\_\_\_\_ Except Code/Year \_\_\_\_\_ Comments N/C

✓ Seg. Type GB Seg. # 7.1 Method: F09 Class 5 Area 1440 Eff Area 1440  
 Length 40 Width 36 Foundation POST Ex. Wall METAL; 16FT Roof Cover METAL  
 Roof Style GABLE Floor CONC Plumbing  
 Heat Int. Comp. Elect. 110V Yr. Blt. Eff. Yr. Blt: 1986  
 Cond. P F (A) G E Adj. Codes FLCM % Comp \_\_\_\_\_ Func \_\_\_\_\_ Econ \_\_\_\_\_ RMV: 10,490  
 Lump Sum \_\_\_\_\_ Except Code/Year \_\_\_\_\_ Comments N/C

✓ Seg. Type LTL Seg. # 7.2 Method: F09 Class Area 640 Eff Area 640  
 Length 16 Width 40 Foundation POST Ex. Wall METAL; EWAL Roof Cover METAL  
 Roof Style SHED Floor DIRT Plumbing  
 Heat Int. Comp. Elect. Yr. Blt. Eff. Yr. Blt: 1994  
 Cond. P F (A) G E Adj. Codes FLCM % Comp \_\_\_\_\_ Func \_\_\_\_\_ Econ \_\_\_\_\_ RMV: 1,240  
 Lump Sum \_\_\_\_\_ Except Code/Year \_\_\_\_\_ Comments N/C

✓ Seg. Type LTL Seg. # 8.1 Method: F09 Class Area 640 Eff Area 640  
 Length 16 Width 40 Foundation POST Ex. Wall METAL; EWAL Roof Cover METAL  
 Roof Style SHED Floor DIRT Plumbing  
 Heat Int. Comp. Elect. Yr. Blt. Eff. Yr. Blt: 1994  
 Cond. P F A G E Adj. Codes FLCM % Comp \_\_\_\_\_ Func \_\_\_\_\_ Econ \_\_\_\_\_ RMV: 1,240  
 Lump Sum \_\_\_\_\_ Except Code/Year \_\_\_\_\_ Comments I deleted duplicate - no exception value had been added.

R19247 062W31B 00600 Appr #: \_\_\_\_\_ Date \_\_\_\_\_ Prop Class 551 Prop Code A69E  
 Situs Address 3735 CHEMAWA RD NE Franchise Code 19 Year For: 2011-2012  
 Owner DITCHEN, DAVID &

Tags Cycle Sales Verification Other: \_\_\_\_\_

Notes: \_\_\_\_\_  
 RMV Land: 366,670 RMV Imp: 171,540 RMV Total: 538,210 M50 Total: 216,350

Segment	LTL ✓	MP ✓	FLTAG	Land
Class		4		
Dim/Size	12x20=240	12x12=144		
Foundation	Post	Post		
Exter Wall	Metal	Fbrg l		
Wall Height				
Inter Finish				
Roof Cover	Metal	Fbrg l		
Roof Style	Shed	Shed		
Flooring	dirt	Dirt		
Plumbing				
Electric				
Misc.			2,000 gal used	
Yr Blt				
Eff Yr	1990	1990		
Cond.	A			
% Good				
% Comp				
Lump Sum			\$2500	
Except. Code	12RNEW	12RNEW	12RNEW	

*Tank belongs to renter - Truett Trucking*

**Land Segments**

Seg. No	Description	Schedule	Acres	Adjustment Codes	Exception Code
1	FOUR BENCH IRR	009CI	2.25		
2	FARM OSD	OSDA.RUR	0.00		
3	FARM HOMESITE	009C	1.00		
4	TWO BENCH IRR	009CGI	10.36		
5	FOUR BENCH IRR	009CI	1.03		
6	TWO LAKE LABISH LAND	009CI	19.50		
7	WASTELAND	WASTE	4.00		

Eff Acres 38.94 Companion Accounts M128536 062W31B 00600;062W31B 00600;062W31B M130046 R19246 00500

Date 9-12-11 Clerk Jene **ROUTING SLIP**

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

Data entry reviewed by/comments DOCK INVENTORY (30x30) BUT DIAGRAM IS LISTED (60x30) ?? good catch - 30x30

APEX: Please review and return appraisal jacket to clerical staff for Apex attachment to TSG.

Appraiser response Sue 9/15/11

Reviewed by lead appraiser/comments \_\_\_\_\_

APPR INITIALS & #:   J29   DATE:   6-13-06   ACCOUNT#: \_\_\_\_\_ CLERK'S INITIALS & DATE: \_\_\_\_\_

1. FARMLAND ACRES: \_\_\_\_\_ Type of Crop: \_\_\_\_\_ Type of animals: \_\_\_\_\_

2. FOREST LAND ACRES: \_\_\_\_\_ 3. SOIL CLASS CHANGES: Y / N *Circle one* Dry to Irrigated Irrigated to Dry *Circle the appropriate one(s)*  
Soil Class Change: \_\_\_\_\_

4. UNUSED FARMLAND? Y / N *Circle one* AMOUNT OF ACRES?: \_\_\_\_\_ DESCRIBE STATUS OF UNUSED ACRES: \_\_\_\_\_

5. UNPLANTED FOREST LAND ACRES: Y / N *Circle one* AMOUNT OF ACRES?: \_\_\_\_\_ DESCRIBE UNPLANTED ACRES: \_\_\_\_\_

6. HOMESITE(S) USED IN CONJUNCTION WITH FARM/FOREST ACTIVITY? Y / N *Circle one*

7. NEW BUILDINGS OR MS? Y / N *Circle one* Describe: \_\_\_\_\_ 8. NO ONE HOME, LCB Y / N

DATE OF PHONE CALL: \_\_\_\_\_ WHO WAS CONTACTED? \_\_\_\_\_

DISCUSSION NOTES:   6/10/05 OK J29  

9. NEED INQUIRY LETTER SENT? Y / N *Circle one* HAVE PICTURES BEEN TAKEN? Y / N *Circle one*

10. CHECK 1-1- \_\_\_\_\_ FOR CONTINUED FARM/FOREST QUALIFICATION



APPR INITIALS & #: \_\_\_\_\_ DATE: \_\_\_\_\_ ACCOUNT#: \_\_\_\_\_ CLERK'S INITIALS & DATE: \_\_\_\_\_

1. FARMLAND ACRES: \_\_\_\_\_ Type of Crop: \_\_\_\_\_ Type of animals: \_\_\_\_\_

2. FOREST LAND ACRES: \_\_\_\_\_ 3. SOIL CLASS CHANGES: Y / N *Circle one* Dry to Irrigated Irrigated to Dry *Circle the appropriate one(s)*  
Soil Class Change: \_\_\_\_\_

4. UNUSED FARMLAND? Y / N *Circle one* AMOUNT OF ACRES?: \_\_\_\_\_ DESCRIBE STATUS OF UNUSED ACRES: \_\_\_\_\_

5. UNPLANTED FOREST LAND ACRES: Y / N *Circle one* AMOUNT OF ACRES?: \_\_\_\_\_ DESCRIBE UNPLANTED ACRES: \_\_\_\_\_

6. HOMESITE(S) USED IN CONJUNCTION WITH FARM/FOREST ACTIVITY? Y / N *Circle one*

7. NEW BUILDINGS OR MS? Y / N *Circle one* Describe: \_\_\_\_\_ 8. NO ONE HOME, LCB Y / N

DATE OF PHONE CALL: \_\_\_\_\_ WHO WAS CONTACTED? \_\_\_\_\_

DISCUSSION NOTES: \_\_\_\_\_

9. NEED INQUIRY LETTER SENT? Y / N *Circle one* HAVE PICTURES BEEN TAKEN? Y / N *Circle one*

10. CHECK 1-1- \_\_\_\_\_ FOR CONTINUED FARM/FOREST QUALIFICATION

**SPECIALY ASSESSED LAND APPRAISAL CARD**

Page \_\_\_\_ of \_\_\_\_

Input Date: \_\_\_\_ / \_\_\_\_ / \_\_\_\_ By \_\_\_\_\_

Print Date: 4/7/2006

Account # **R19247** Code Area 02400210

Map Tax Lot: 062W31B 00600

Additional Accounts: ( ) Fire Patrol ( Y / N ) Fire Patrol Acres \_\_\_\_\_ Inside UGB? ( Y / N )  
 (That make up this tax lot)

Date Appraised \_\_\_\_ / \_\_\_\_ / \_\_\_\_ Appraiser \_\_\_\_\_ Year For 2007-08 Account # Acres 38.14

Property Class 551 Prop Code A69E Maint. Area 04H Zoning EFU

Prop Situs Addr: 3735 CHEMAWA RD NE  
 SALEM, OR 97305

**LAND REAL MARKET VALUE FOR ACREAGE:**

Land Seg #	Yr. of Liab.	Land Type	Soil Class/Land Description	Acres	Land Sched.	Land Adj.	Exception Codes
R19247.1	76	3260	FOUR BENCH IRR	2.25	_____	_____	_____
R19247.2	99	1040	EFU NHSTD INCREMENT	0.00	_____	_____	_____
R19247.3		1060	EFU NHSTD HOMESITE	1.00	_____	_____	_____
R19247.4	78	3220	TWO BENCH IRR	10.36	_____	_____	_____
R19247.5	78	3260	FOUR BENCH IRR	1.03	_____	_____	_____
R19247.6	78	3410	TWO LAKE LABISH LAND	19.50	_____	_____	_____
R19247.7	83	3980	WASTELAND	4.00	_____	_____	_____

# of Farm Related Homesites \_\_\_\_\_

Remarks \_\_\_\_\_

Companion Accounts	Part Total:	Account #	Map/Taxlot	Acres
<b>M128536</b>	<b>062W31B 00600</b>	_____	_____	_____
<b>M130046</b>		_____	_____	_____
		_____	_____	_____
		_____	_____	_____
		_____	_____	_____

See "Over" for Farm Use Info

Effective Acres: 38.14  
 (Basis of Market Value)





R19247 062W31B 00600 11/3/05



R19247 062W31B 00600 11/3/05



R19247 062W31B 00600 11/3/05



R19247 062W31B 00600 11/3/05



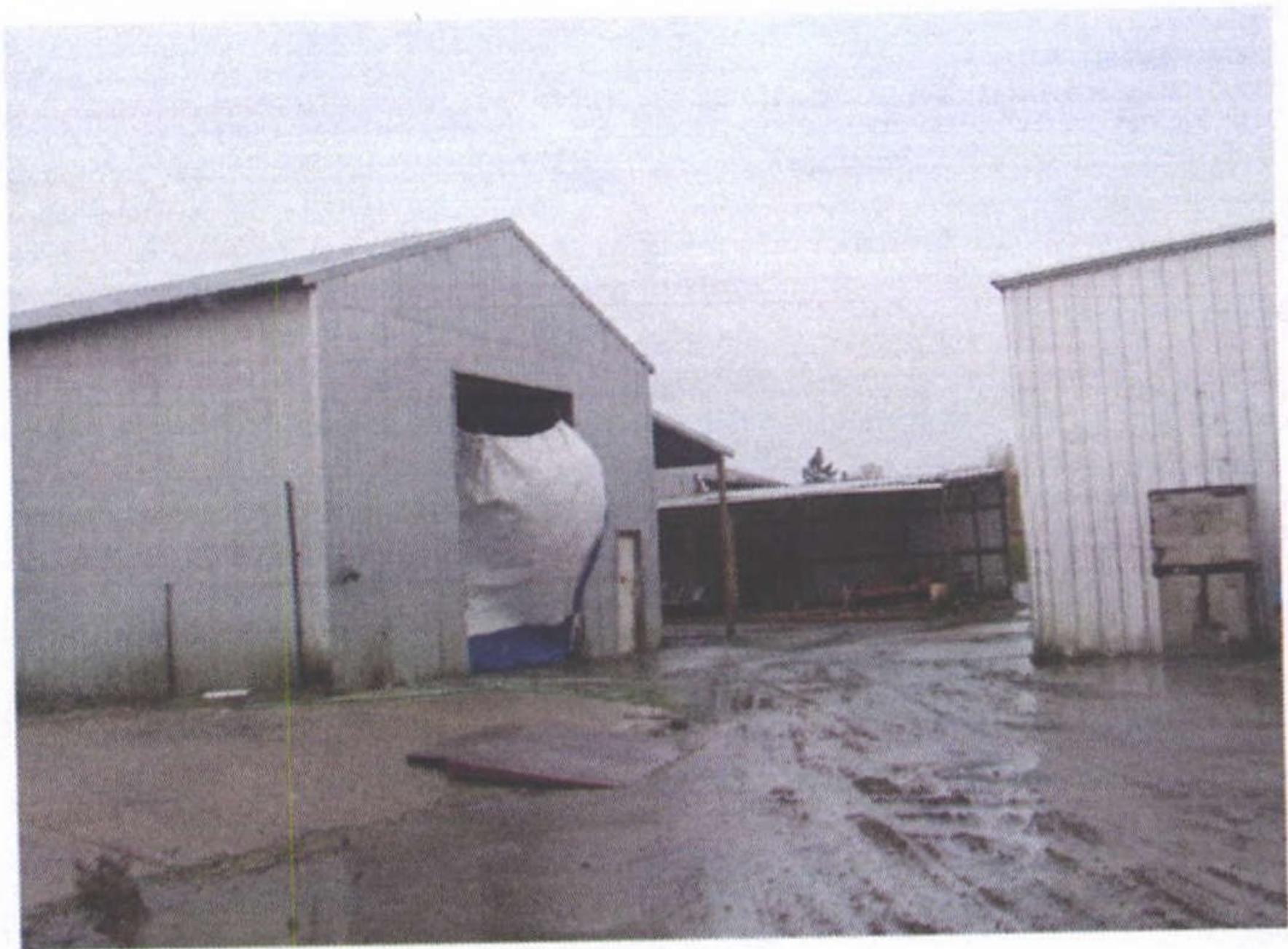
R19247 062W31B 00600 11/3/05



R19247 062W31B 00600 11/3/05



R19247 062W31B 00600 11/3/05



R19247 062W31B 00600 11/3/05

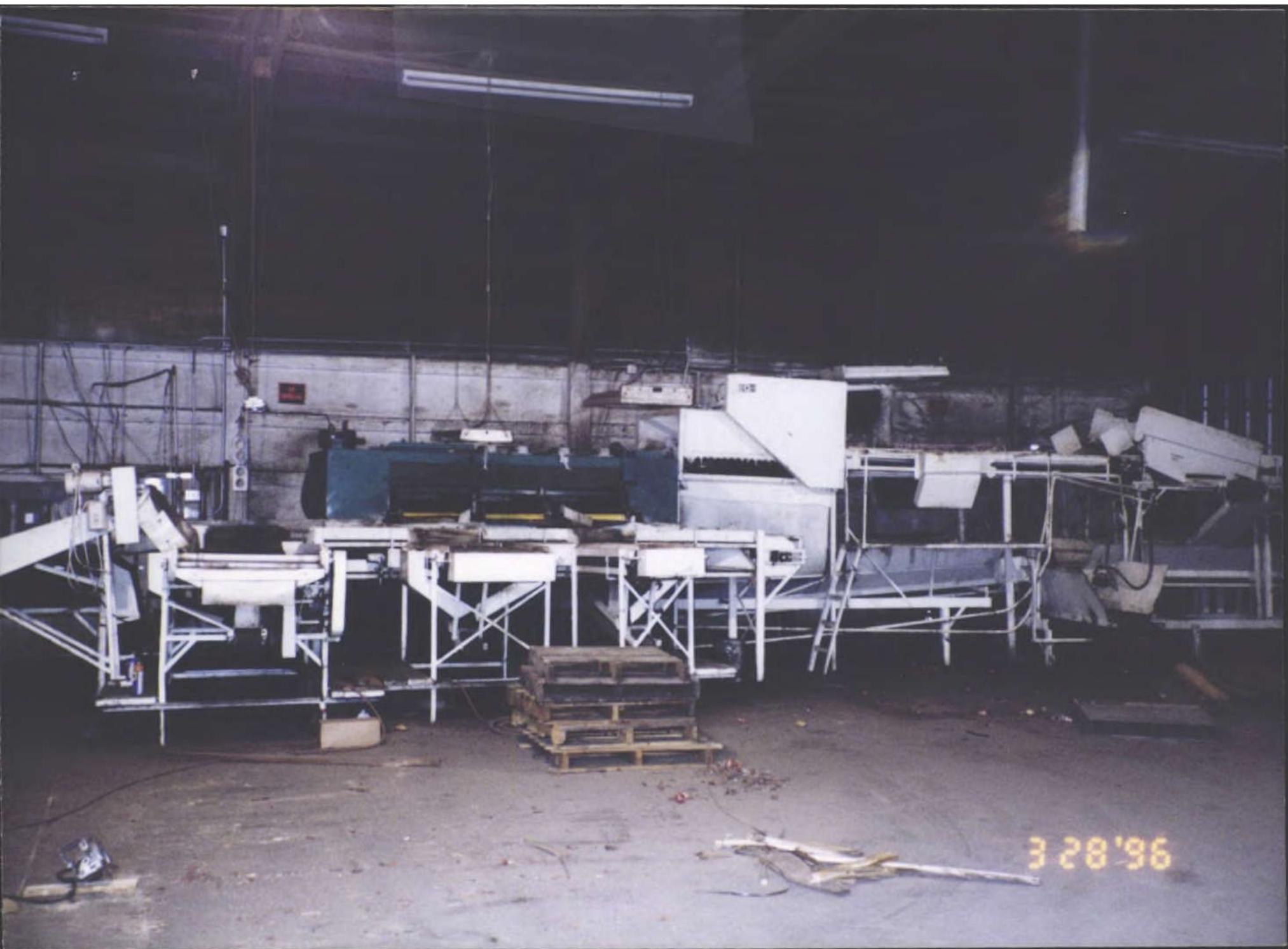


R19247 062W31B 00600 11/3/05



3 28 '96

6240 313 0600



3 28 '96

62w 31B obas

5



3.28.96

62W 31B 0600



M128536



08/31/2011

M130046



08/31/2011

R19247

12x20 LTL  
on DGU



R 19247

12 Y 12 MP



08/31/2011

R 19247

12x24 DGL

12x20 LTL

12x12 MP



08/31/2011

R 19247

15x30 MF

60x60 GB

15x30 Dock



08/31/2011

R 19247

12x27 LTL

15x30 MP

60x60 UB



08/31/2011

R 19247

fuel tank



08/31/2011

R 19247

60x60 MC



08/31/2011

R19247

16x40 LTL



08/31/2011

R 19247

16x40 LTL

36x40 GB



08/31/2011

R19247

25X100 LTL



MAKING GREAT  
CHRISTMAS  
TREES

SNOW FLOCKING

08/31/2011

R19247

42x114 uB