



Marion County
OREGON
ASSESSOR'S OFFICE

Appraiser Sales Verification From

Primary Acct: 357691
MTL: 082W20DB00400
MaSaNh/P.Class: 0701003/101
MH Acct:

Date Printed: 7/29/2021

Situs: 5413 JENSEN ST SE TURNER, OR 97392

Grantor:
NEHER, LLOYD DEAN & BRADY, FIONA MARTINE

Grantee:
POLKHOVSKIY, IVAN

Deed: 44520447
Accts In Sale: 1
Sale Date: 02/22/2021
Sale Price: 550,000 ✓
Code: 00 33
Ratio: 72.00

Total Sale RMV:
Land: 78000
OSD:
Imp: 315810
Grand Total: 393810

Attempt	Date/Time	Reason
1 st	8-26 10:30	TFO
2 nd		

Contact: Ireana Phone/email: _____

- Was the property listed on the open market? Days: 77 MLS: 771688 Y N
- Was property other than real estate included in the sale? Y N
Describe: _____ Est. \$: _____
- Did the seller pay closing costs or make other concessions? \$ _____ Y N
- Was the sale between related parties? (business or family) Y N
- Was this a distressed sale? E.g. foreclosure, short, court order, etc... Y N
- Condition at time of sale: | Poor | Fair | Avg. | Good | Exc. | Y N
Describe: _____

- Have any improvements been made since the time of sale? Y N
If yes, describe: Backyard, deck, fence

Comments:

Appraiser: 05 Date: 8-26-21