

Summary

Lead Appr: _____ Clerk: _____ Lead Clerk: _____ Appr: _____

Print Date:

9/20/2024

Acct ID: 127975

MTL: 083W23DC00500P1

Date: *9-20-24*

Appr: *GM*

Prop Class: 019

RMV Prop Class: 019

Situs: 2045 NOUGAT CT SE SALEM, OR 97306

MaSaNh: 16 05 003

Unit: 141248

Year: *2024*

Last Date Appraised: 10/02/2015

Appraiser: THERESA SWEARINGEN

Retag: Y N

Tag info:

Owner: KNUPP, VICKI A

Roll Type: MS

0 Cycle Tag Sales Verification Other: _____

Inspection level: 1 *0* 2 3 4

LCB

TTO

INSP

NOMIS

AV: 9440

RMV Land: 0

RMV Imp: 35810

RMV Total: 35810

MAV: 9440

MSAV: 0

SAV: 0

Comment: SOUTHBROOK M.P., MS SERIAL # 3108, X # X00143401, Home ID 212352, PERSONAL MS

NIC
Notations

No notation data available.

OSDs

No OSD data available.

Land

No land data available.

Improvements - Residence / Manufactured Structures

No residence or manufactured structure improvement data available.

Improvements - Accessory Buildings

No improvement data available for all other stat class types.

REB



Improvement Detail

MARION County

For Assessment Year 2024

Account ID 127975

Map 083W23DC00500P1

Mailing KNUPP, VICKI A
2045 NOUGAT CT SE
SALEM OR 97306

Situs 2045 NOUGAT CT SE SALEM OR 97306

Appraiser THERESA SWEARINGEN

Inspected 10/02/2015

Appraisal Area 16-05-003

Stat Class 444 - MANUF STRUCT, CLASS 4, 14' WIDE SINGLE

Bldg	Code Area	Year Built	Eff Year	Comp %	% Good	LCM	Value	RMV	Taxable RMV	MAV	Exception	AV	Sqft
1	24010	1973	1973	100	20	231	Tabled	35,810	35,810	9,440	0	9,440	840

Rooms: 2 - BD, 2 - FB

Floor Segments

Description	Yr Blt	Eff Yr	% Good	Class	Comp %	OR %	Sqft	RCN
First Floor	1973	1973	20	4	100		840	71,836

Improvement Inventory

F	Description	Qty/Size	RMV	F	Description	Qty/Size	RMV
1st	ABOVE CLASS HEATING/COOLING	840	330	1st	AVERAGE CLASS ROOF	840	0
1st	AVERAGE CLASS KITCHEN	1	462	1st	AVERAGE CLASS SKIRTING	0	752
1st	BATH - FULL	2	1,386				

Accessories

Description	Eff Yr	Size	Qty	RMV
ROOF EXTENSION OR PATIO COVER	1973	337		1,955

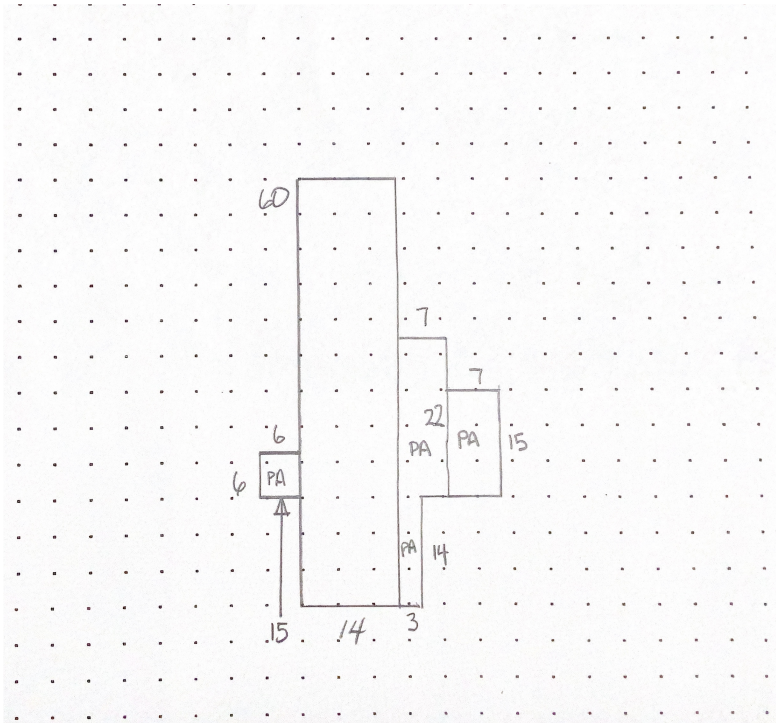
Totals

Description	RMV
First Floor	\$17,297
Inventory	\$0
Accessories	\$1,955
Calculation	Tabled
Trend	186.00 %
Total RMV	\$35,810

Size Breakdown

Finished	840
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Comments //2020-21 SET PA TO CALCULATE, INV. //16-17 CYCLE WORK INV UPDATE// 08-09: CYCLE WK. INV-UPDATES. DT4. 09/05/08. 2001-02 REAPPRAISAL, ADDED PA.



M127975 083W23DC00500 Appr #: DT Date: 10-2-15 Prop Class 019 Prop Code T44 30
 Situs Address 2045 NOUGAT CT SE Franchise Code 04 Year For: ~~2015-2016~~
 Owner KOSMOSKI, LINDA J *pull tag for 1-1-16.*

Notes: Calc x 1973 E4B (no longer lump sum)
 Tags Cycle Sales Verification Other:

RMV Imp: 2,000 RMV Total: 2,000 M50 Total: 0

Seg. Type MA Seg. # 1.1 Method F;LS Class 4S Area 840 Eff Area 840 Length 60 Width 14
 Make: GUERDON Model: KINGSWOOD Intfinish: PANEL Roof Cover BLTUP
 Plumbing BATH2 Heat: HP Fireplace: ~~HRTU~~ Inter. Comp: H&F;DSP;DW Bedrooms: 2
 Year Built 1973 Eff. Year Built 1973 Cond. P F A G E
 Adj Codes MSLCMS Qty 4 % Comp ___ Func ___ Econ ___ RMV 2,000
 Lump Sum ___ Except Code/Year ___ Comments Sales details below.

Accessory Improvements *problems essentially resolved.*

Seg. Type PA MFD STRUCT Seg. # 1.3 Method: F;N Class Area 337 Eff Area 337
 Length Width Foundation Ex. Wall Roof Cover METAL
 Roof Style Floor Plumbing
 Year Built 1973 Eff. Year Built: 1973 Cond. P F A G E % Comp ___ Econ ___ RMV: 0
 Lump Sum ___ Except Code/Year ___ Comments ___

Out Buildings and Skirting

Seg. Type MHSK MFD STRUCT Seg. # 1.2 Method: F;N Class Area 148 Eff Area 148
 Length Width Foundation Ex. Wall METAL Roof Cover
 Roof Style Floor Plumbing
 Heat Int. Comp. Elect. Yr. Blt. 1973 Eff. Yr. Blt: 1973
 Cond. P F A G E Adj. Codes % Comp ___ Func ___ Econ ___ RMV: 0
 Lump Sum ___ Except Code/Year ___ Comments ___





2045

10-02-15