

Acct ID: 541305 MTL: 092E25D001800 Date: **10-20-23** Appr: **CLINT LUKE** Prop Class: 640 RMV Prop Class: 400
 Situs: 27990 RIVER RD SE MILL CITY OR 97360 MaSaNh: 01 06 000 Unit: 56876 Year: **2023**
 Last Date Appraised: 02/09/2023 Appraiser: CLINT LUKE **1-4-24** Retag: **Y** N Tag info: 2024 - Tags/Permit (Completion) **1 map 1-25-24 CLINT LUKE**
 Owner: AERNI, SPRING ROSE Roll Type: R
 Cycle: **Tag** Sales Verification Other: _____ Inspection level: **DO** 1 2 3 4 LCB TTO INSP AV: 11966
 RMV Land: 36880 RMV Imp: 0 RMV Total: 36880 MAV: 3680 MSAV: 8286 SAV: 14992
 Comment: 23-24: L2 2.9.23 CL

**ADD D60F / D62F C 35%
MP @ 100% RAMP**

Notations

RP/MS	Code	Description
RP	DFL	DESIGNATED FORESTLAND

OSDs

No OSD data available.

OSD N. RWA

Land

Site: 2 Code Area: 56000 Size: 1.00 Acres Use Code: 005 Zone: REST SAV Use: Exception: 0
 Class: 4BD Value Source: Rural Restrictive Description: FOUR BENCH DRY RMV: 21970 Exception: Y N
 Adjustment(s): **WASTE** Fire Patrol: SA004 Description: FIRE PATROL
 Comments: Liability year - 1986 / Liability Year - 1986

HOMESTEAD

22-23: Update soil classes

20-21: #10 CYCLE C19, NO CHG / 12900000 03-04: REAPPRAISAL

Site: 3 Code Area: 56000 Size: 17.95 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: FTLD Value Source: Designated Forest Land Description: H&B or DFL Class D RMV: 14910 Exception: Y N
 Adjustment(s): WASTE Fire Patrol: SA004 Description: FIRE PATROL
 Comments: Liability year - 1986 / Liability Year - 1986

2010-11: EDIT REPORT SHOWS THAT THE ACREAGE WAS INCREASED BY MAP ROOM, CLERK DID NOT INCREASE LAND SEG ACREAGE OR SEND LETTER TO OWNER TO ADD ACREAGE TO ACCOUNT// 03-04: REAPPRAISAL

Site: 4 Code Area: 56000 Size: 5.09 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: FTLX Value Source: Designated Forest Land Description: H&B or DFL Class X RMV: 0 Exception: Y N
 Adjustment(s): WASTE Fire Patrol: SA004 Description: FIRE PATROL
 Comments: Liability Year - 1986

22-23: Can not apply FSOIL adj - results in Negative RMV

2010-11: EDIT REPORT SHOWS THAT THE ACREAGE WAS INCREASED BY MAP ROOM, CLERK DID NOT INCREASE LAND SEG ACREAGE OR SEND LETTER TO OWNER TO ADD ACREAGE TO ACCOUNT// 03-04: REAPPRAISAL

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.

ACCOUNT # 541305

DATE: 10-2-23
APPR Genie

RMV CLASS _____ PROP CLASS _____

MTL _____ TAG (Y) N _____

COMMENTS: _____
ADD PACKAGE w/ BTH NEXT YEAR

RESIDENCE / MANUFACTURED STRUCTURES

ACCESSORY IMPROVEMENTS / OUTBUILDINGS

STAT _____ QLTY + - FLOOR _____
 AREA _____ EFF AREA _____ BED _____
 ROOF + HVAC +
 BATH PKG: _____ BATH BATH + 1/2 BTH
 FIREPLACE: _____
 KITCHEN - +
 YR BLT _____ EFF YR _____ ECON _____
 % COMP _____ % GOOD _____ FUNC _____
 EXCEPT Y N LUMP SUM: _____
 MISC: _____
 YI CLASS _____ F G A E
 SKIRT - LIN FT _____
 COMMENT: _____

TYPE D60F
 STAT / CLASS _____
 SIZE 34X50
1700
 FAIR AVERAGE ROOF ONLY THIS YEAR
 GOOD _____
 EXCELLENT _____
 BATH 1
 YR BLT 2023
 EFF YR _____
 % COMP 35
 EXCEPT (Y) N
 MISC: _____
 COMMENT: _____

TYPE D62F
 STAT / CLASS _____
 SIZE 20X50
1000
 FAIR AVERAGE
 GOOD _____
 EXCELLENT _____
 BATH 1
 YR BLT 2023
 EFF YR _____
 % COMP 35
 EXCEPT (Y) N
 MISC: _____
 COMMENT: _____

STAT _____ QLTY + - FLOOR _____
 AREA _____ EFF AREA _____ BED _____
 ROOF + HVAC +
 BATH PKG: _____ BATH BATH + 1/2 BTH
 FIREPLACE: _____
 KITCHEN - +
 YR BLT _____ EFF YR _____ ECON _____
 % COMP _____ % GOOD _____ FUNC _____
 EXCEPT Y N LUMP SUM: _____
 MISC: _____
 YI CLASS _____ F G A E
 SKIRT - LIN FT _____
 COMMENT: _____

TYPE MP
 STAT / CLASS _____
 SIZE 12X12 6
144
 FAIR AVERAGE
 GOOD _____
 EXCELLENT _____
 BATH _____
 YR BLT 2023
 EFF YR _____
 % COMP 100
 EXCEPT (Y) N
 MISC: _____
 COMMENT: _____

TYPE _____
 STAT / CLASS _____
 SIZE _____
 FAIR _____
 AVERAGE _____
 GOOD _____
 EXCELLENT _____
 BATH _____
 YR BLT _____
 EFF YR _____
 % COMP _____
 EXCEPT Y N
 MISC: _____
 COMMENT: _____

STAT _____ QLTY + - FLOOR _____
 AREA _____ EFF AREA _____ BED _____
 ROOF + HVAC +
 BATH PKG: _____ BATH BATH + 1/2 BTH
 FIREPLACE: _____
 KITCHEN - +
 YR BLT _____ EFF YR _____ ECON _____
 % COMP _____ % GOOD _____ FUNC _____
 EXCEPT Y N LUMP SUM: _____
 MISC: _____
 YI CLASS _____ F G A E
 SKIRT - LIN FT _____
 COMMENT: _____

Percent Complete Form

Account # 541305

Additions

New Homes

		No Basement		Basement	
% Item	% Sum	% Item	% Sum	% Item	% Sum
3%		3%		3%	
2%	0%	2%	0%	4%	0%
3%		3%		10%	
35%	45%	14%	20%	16%	35%
8%	50%	7%	30%	7%	40%
7%	60%	7%	35%	7%	45%
7%	65%	7%	45%	6%	55%
5%	70%	5%	50%	5%	60%
4%	75%	4%	55%	3%	65%
3%		3%		2%	
2%	80%	2%	60%	1%	
		1%		1%	
3%		3%		2%	
5%	85%	5%	65%	4%	70%
2%	90%	2%	70%	2%	75%
2%		2%		2%	
		6%	75%	5%	80%
2%		3%	80%	2%	
2%	95%	4%	85%	3%	85%
3%		7%	90%	6%	90%
2%	100%	7%	95%	6%	95%
		2%	100%	2%	100%
		1%		1%	

APPR Lenex Date 1-9-24 YR For 2425 % COMP 35

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%

APPR _____ Date _____ YR For _____ % COMP _____

APPR _____ Date _____ YR For _____ % COMP _____

APPR _____ Date _____ YR For _____ % COMP _____

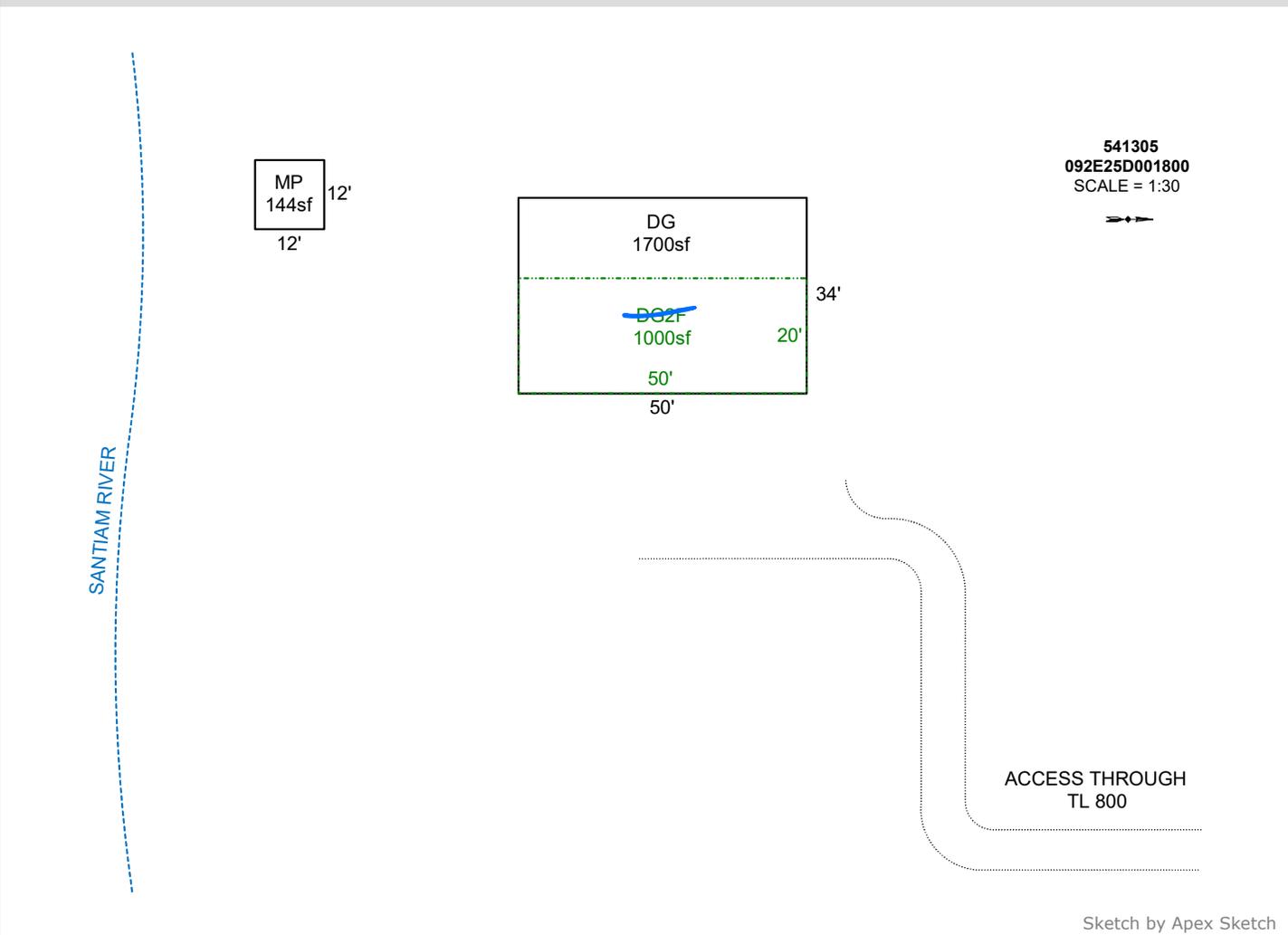
APPR _____ Date _____ YR For _____ % COMP _____

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 541305	Parcel No.: 092E25D001800
Property Address:	
City: MILL CITY	County: MARION State: OR ZipCode:
Owner:	
Client:	Client Address:
Appraiser Name:	Inspection Date:

SKETCH



AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	DG	1.0	1700.0	168.0	
	MP	1.0	144.0	48.0	1844.0
GBA2	DG2F	1.0	1000.0	140.0	1000.0
	Net BUILDING	cnt	3 (rounded)		2,844

COMMENT TABLE 1

APEX BY CJURAN 10/03/2022 555-22-006851
 UPDATED BY CJURAN 12/12/2023

COMMENT TABLE 2

CL 10/02/2023

COMMENT TABLE 3

TAGS L2



10/2/23