

Acct ID: 542071 MTL: 094E300000300 Date: 1-4-24 Appr: EWCE Prop Class: 641 RMV Prop Class: 501
 Situs: 34489 NORTH SANTIAM HWY GATES OR 97346 MaSaNh: 01 06 000 Unit: 35627 Year: 2023
 Last Date Appraised: 01/12/2023 Appraiser: CLINT LUKE Retag: Y N Tag info: 2024 - Tags/Permit (Completion) 24
 Owner: TOEWS, PAUL R Roll Type: R
 Cycle Tag Sales Verification Other: _____ Inspection level: 1 3 4 LCB TTO INSP AV: 68443
 RMV Land: 584560 RMV Imp: 52890 RMV Total: 637450 MAV: 0 MSAV: 15553 SAV: 34276
 Comment: 23-24: L3 1.12.23 CL
 22-23: L4 4.11.22 CL

MA 6590 ROTAB
60%

Notations

RP/MS	Code	Description
RP	DFL	DESIGNATED FORESTLAND

OSDs

Count	Code	Description	RMV	Code Area	Exception
2	SAN	SA OSD - NO LANDSCAPE	30000	56490	0

Land

Site: 1	Code Area: 56490	Size: 26.57 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: FTLF	Value Source: Designated Forest Land	Description: H&B or DFL Class F	RMV: 465780	Exception: Y	N	
Adjustment(s): FSOIL	Fire Patrol: SA004	Description: FIRE PATROL				
Comments: Liability year - 1978 / 16-17: COMB LIKE SEGS // //11-16-09(GW39):Change to improved land schedule after issue of dwelling permit// 12900000 +03-04: REAPPRAISAL						
Site: 2	Code Area: 56490	Size: 1.23 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: FTLF	Value Source: Designated Forest Land	Description: H&B or DFL Class D	RMV: 22700	Exception: Y	N	
Adjustment(s): FSOIL	Fire Patrol: SA004	Description: FIRE PATROL				
Comments: Liability year - 1978 / 21-22: PER #06 DEL ALL IMPS, OSD// //11-16-09(GW39):Change to improved land schedule after issue of dwelling permit// 12900000 +03-04: REAPPRAISAL						
Site: 3	Code Area: 56490	Size: 1.00 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 6H	Value Source: Forest Homesite	Description: SIX HILL	RMV: 17530	Exception: Y	N	
Adjustment(s): FSOIL	Fire Patrol: SA004	Description: FIRE PATROL				
Comments: Liability year - 2023 11-12: PER #36 CHG 1.0 AC DFL FC0 TO FOREST HOMESITE// //11-16-09(GW39):Change to improved land schedule after issue of dwelling permit// 12900000 +03-04: REAPPRAISAL						
Site: 4	Code Area: 56490	Size: 2.77 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: FTLF	Value Source: Designated Forest Land	Description: H&B or DFL Class F	RMV: 48550	Exception: Y	N	
Adjustment(s): FSOIL	Fire Patrol: SA004	Description: FIRE PATROL				
Comments:						

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 56490 Stat Class: 142 Year Blt: 2022 Eff Year Blt: 2022 Sq.Ft: 567 % Complete: 35
 Desc: Multi Story above grade Dimensions: RMV: 52890
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 52890 Adjust: Adjust RMV: 0

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception
First Floor	4	Finished	0	0	0	2022	2022	ROOF	Y N
Second Floor	4	Finished	567	0	0	2022	2022		Y N

Accessories

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

Improvements - Accessory Buildings

No improvement data available for all other stat class types.

INSULATION 8/10/23

60
SHOULD NOT HAVE BEEN ADDED AVE
PLANS VERIFIED
WILL ADD INTERIOR NEXT YEAR

Percent Complete Form

Account # 542071

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%		3%	
3%		3%	55%	2%	
2%	80%	2%	60%	1%	65%
		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 4/21/25 Date 1-4-24 YR For 2425 % COMP 60
 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%

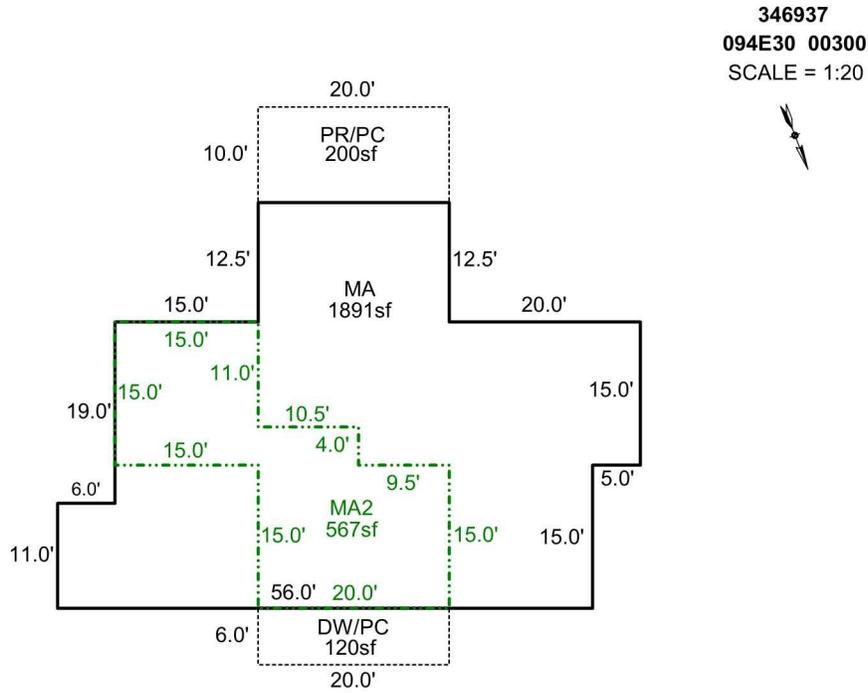
APPR _____ Date _____ YR For _____ % COMP _____
 APPR _____ Date _____ YR For _____ % COMP _____
 APPR _____ Date _____ YR For _____ % COMP _____
 APPR _____ Date _____ YR For _____ % COMP _____

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 346937 Parcel No.: 094E30 00300
 Property Address: 34489 NORTH SANTIAM HWY
 City: GATES County: State: OR ZipCode: 97346
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



Sketch by Apex Sketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.0	1891.0	207.0	1891.0
GLA2	MA2	1.0	567.0	130.0	567.0
P/P	PR/PC	1.0	200.0	60.0	
	DW/PC	1.0	120.0	52.0	320.0

COMMENT TABLE 1

APEXED BY NRC 10/30/2009
 UPDATED BY CJURAN 01/28/2021
 UPDATED BY CJURAN 10/18/2021 555-21-007708

COMMENT TABLE 2

WV #06 12/14/2020 AOG

COMMENT TABLE 3

Net LIVABLE cnt 2 (rounded) 2,458



10/5/23



10/5/23



10/5/23



10/5/23



10/5/23



10/5/23



10/5/23

