

Acct ID: 535456 MTL: 092W200000500 Date: 1/9/24 Appr: MDL Prop Class: 401 RMV Prop Class: 401
 Situs: 5146 CARONDA LN SE TURNER OR 97392 MaSaNh: 07 06 002 Unit: 94032 Year: 2024

Last Date Appraised: 02/04/2015 Appraiser: MATT LORD Retag: Y N Tag info: 2024 - Tags/Permit (Addition)

Owner: PRIVRATSKY, CHAD & PRIVRATSKY, ANDREA Roll Type: R

Cycle: Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 416560

RMV Land: 256410 RMV Imp: 655010 RMV Total: 911420 MAV: 416560 MSAV: 0 SAV: 0

Comment: 23-00T363 Replace Deck

Notations 100% complete w/c part of Y/I
 No notation data available.

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	MKTA	OSD - AVERAGE	45000	05590	0

Land

Site: 1 Code Area: 05590 Size: 1.66 Acres Use Code: 004 Zone: NREST SAV Use: Exception: 0
 Class: Value Source: Rural at MKT Description: RMV: 211410 Exception: Y N
 Adjustment(s): VWAR Fire Patrol: Description:
 Comments: 500190//2013-14: SALES VERIF BY #73- ADD VIEWA// /00-01; LAND REAPPRAISAL, CHANGED WOODLOT TO WOODLOT-M /03-04: REAPPRAISAL 04-05: RECALC PROJECT, LAND SCHEDULE CHANGES 05-06: ONSITE BY #17 MOVED .30 ACRES FROM WOODLOT-M TO 4HILL DRY //06-07: DISQ FARM USE

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 05590 Stat Class: 153 Year Blt: 2006 Eff Year Blt: 2006 Sq.Ft: 3182 % Complete: 100
 Desc: One Story with basement Dimensions: RMV: 619120
 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	Exception
First Floor	5	Finished	2452 <u>2502</u>	3	FB-2	2006	2006	ROOF, HVAC+, BATH+, KIT+, BATH - 2, FP	Y N
Basement	5	Finished	730	0	0	2006	2006	HVAC+	Y N
Garage Attached	5	Finished	728	0	0	2006	2006	ROOF	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
DECK	5	<u>1008</u> 580	2006 <u>2023</u>	10672	1	Y N
YARD IMPROVEMENTS AVERAGE	5	1	2006	34776	1	Y N

Improvements - Accessory Buildings

Bldg: 2 Code Area: 05590 Stat Class: 351 Year Blt: 2014 Eff Year Blt: 2014 Sq.Ft: 1728 % Complete: 100
 Desc: General Purpose Building (GB) Dimensions: 36x48 RMV: 35890
 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	Exception
General Purpose Bldg	6	Finished	1728	0	0	2014	2014	FAIR	Y N

Accessories

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

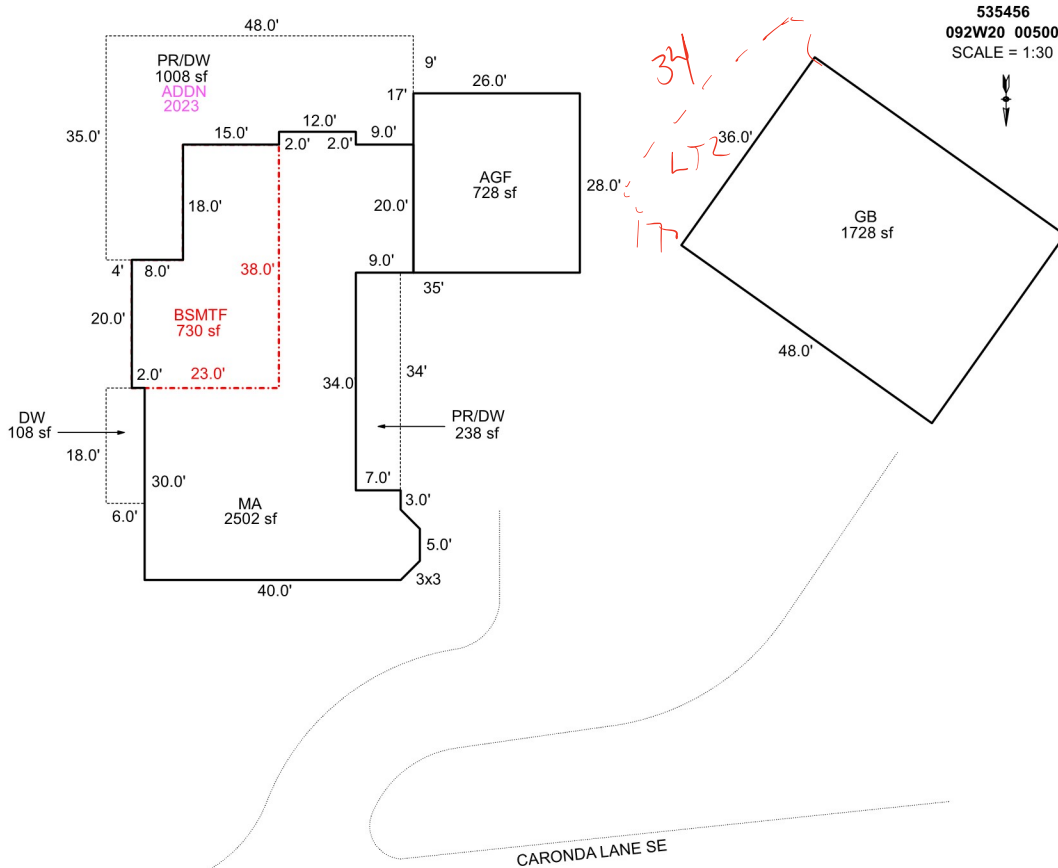
LTL
17x34 578 SF
ESSY 2017

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 535456 Parcel No.: 092W20 00500
 Property Address: 5146 CARONDA LANE SE
 City: TURNER County: State: OR ZipCode: 97392
 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	GB	1.0	1728.0	168.0	1728.0
GLA1	MA	1.0	2502.0	244.5	2502.0
BSMT	BSMTF	1.0	730.0	122.0	730.0
GAR	AGF	1.0	728.0	108.0	728.0
P/P	PR/DW	1.0	1008.0	170.0	
	DW	1.0	108.0	48.0	
	PR/DW	1.0	238.0	82.0	1354.0

COMMENT TABLE 1

UPDATED BY SRAGSDALE 4/15/14
 UPDATED BY CJURAN 11/07/2023 23-535456 AD

COMMENT TABLE 2

MDC 1/8/24

COMMENT TABLE 3

L2 TAB

Net LIVABLE cnt 1 (rounded) 2,502
 Net BUILDING cnt 1 (rounded) 1,728







