

Summary

Lead Appr: WW

Clerk: Chris 1/22/24

Lead Clerk:

Appr:

Print Date: 7/31/2023

Acct ID: 353727

MTL: 071E21B000501

Date: 12-7-23

Appr: CLINT LUKE

Prop Class: 450

RMV Prop Class: 450

Situs:

MaSaNh: 01 06 000

Unit: 85951

Year: 2023

Last Date Appraised: 12/13/2022

Appraiser: CLINT LUKE

Retag: 0

Tag info: 2024 - Tags/Permit (Completion)

Owner: FINK, RONALD W & PICARD, KEELY RAE

Roll Type: R

Cycle Tag

Sales Verification

Other:

Inspection level: 1 2 3 4

LCB

TTO

INSP

AV: 218130

RMV Land: 322060

RMV Imp: 0

RMV Total: 322060

MAV: 218130

MSAV: 0

SAV: 0

Comment: 23-24: L2 12.13.22 CL

ADD NEW MA @ 45% Retag

INPUT 12-14-23 CLINT LUKE

Notations

No notation data available.

OSDs

No OSD data available.

Land

Site: 1	Code Area: 04000	Size: 1.79 Acres	Use Code: 005	Zone: REST	SAV Use:	Exception: 0
Class: 2BD	Value Source: Permanently Disqualified	Description: TWO BENCH DRY	RMV: 56170	Exception: Y	N	
Adjustment(s):	GSOIL, FSOIL	Fire Patrol:	Description:			
Comments:	19-20: #31 CYCLE, NO CHG					
Site: 2	Code Area: 04000	Size: 8.19 Acres 7.01	Use Code: 005	Zone: REST	SAV Use:	Exception: 0
Class: 6B	Value Source: Permanently Disqualified	Description: SIX BENCH	RMV: 221960	Exception: Y	N	
Adjustment(s):	GSOIL, FSOIL	1.18 6B - IRR	Fire Patrol:	Description:		
Comments:						
Site: 3	Code Area: 04000	Size: 1.54 Acres	Use Code: 005	Zone: REST	SAV Use:	Exception: 0
Class: Water	Value Source: Pond	Description: Ponds, rivers, creeks, streams, lakes	RMV: 43930	Exception: Y	N	
Adjustment(s):	GSOIL, FSOIL	Fire Patrol:	Description:			
Comments:	Pond					

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.



9/21/23

ACCOUNT #353727

DATE:12-7-23

RMV CLASS

PROP CLASS

MTL

APPR Quire

TAG 0 N

COMMENTS:

RESIDENCE / MANUFACTURED STRUCTURES				ACCESSORY IMPROVEMENTS / OUTBUILDINGS			
STAT <u>6</u> QLTY + <u>0</u> FLOOR <u>1st</u> AREA <u>3442</u> EFF AREA <u>3442</u> BED <u>2</u> ROOF + HVAC + BATH PKG: BATH BATH + 1/2 BTH FIREPLACE: <u>Ave Roof</u> KITCHEN - + <u>Nothing else</u> YR BLT <u>2023</u> EFF YR <u>2023</u> ECON % COMP <u>35</u> % GOOD FUNC EXCEPT <u>Y</u> N LUMP SUM: MISC: YI CLASS F G A E SKIRT - LIN FT COMMENT:				TYPE <u>AGF</u> STAT / CLASS <u>6</u> SIZE <u>1619</u> FAIR <u>AVERAGE</u> GOOD EXCELLENT BATH YR BLT <u>2023</u> EFF YR % COMP <u>35</u> EXCEPT <u>Y</u> N MISC: COMMENT:		TYPE STAT / CLASS SIZE FAIR AVERAGE GOOD EXCELLENT BATH YR BLT EFF YR % COMP EXCEPT Y N MISC: COMMENT:	
STAT <u>6</u> QLTY + <u>0</u> FLOOR <u>BSMTF</u> AREA <u>2416</u> EFF AREA <u>2416</u> BED <u>2</u> ROOF + HVAC + BATH PKG: BATH BATH + 1/2 BTH FIREPLACE: <u>Precure this yr</u> KITCHEN - + YR BLT <u>2023</u> EFF YR <u>2023</u> ECON % COMP <u>35</u> % GOOD FUNC EXCEPT <u>Y</u> N LUMP SUM: MISC: YI CLASS F G A E SKIRT - LIN FT COMMENT:				TYPE STAT / CLASS SIZE FAIR AVERAGE GOOD EXCELLENT BATH YR BLT EFF YR % COMP 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 <u>6</u> QLTY + <u>0</u> FLOOR <u>BSMTU</u> AREA <u>1026</u> EFF AREA <u>1026</u> BED ROOF + HVAC + BATH PKG: BATH BATH + 1/2 BTH FIREPLACE: <u>Precure this term</u> KITCHEN - + YR BLT <u>2023</u> EFF YR <u>2023</u> ECON % COMP <u>35</u> % GOOD FUNC EXCEPT <u>Y</u> N LUMP SUM: MISC: YI CLASS F G A E SKIRT - LIN FT COMMENT:				TYPE STAT / CLASS SIZE FAIR AVERAGE GOOD EXCELLENT BATH YR BLT EFF YR % COMP EXCEPT Y N MISC: COMMENT:		TYPE STAT / CLASS SIZE FAIR AVERAGE GOOD EXCELLENT BATH YR BLT EFF YR % COMP EXCEPT Y N MISC: COMMENT:	

Percent Complete Form

Account # 353727

Additions

		New Homes			
		No Basement		Basement	
% Item	% Sum	% Item	% Sum	% Item	% Sum
3%	0%	Plans/Survey	3%	3%	0%
2%		Excavation	2%	4%	
3%		Foundation	3%	10%	
35%	45%	Framing	14%	20%	16% 35%
8%	50%	Trusses	7%	30%	7% 40%
7%	60%	Roofing	7%	35%	7% 45%
7%	65%	Windows/Ext Doors	7%	45%	6% 55%
5%	70%	Siding	5%	50%	5% 60%
4%	75%	Plumbing Rough-In	4%	55%	65%
3%		Electrical Rough-In	3%	60%	
2%	80%	Heating Rough-In	2%	65%	
		Heating Unit	1%	70%	75%
3%		Insulation	3%	75%	
5%	85%	Drywall (Finished)	5%	80%	4% 70%
2%	90%	Paint Interior	2%	85%	2% 75%
2%		Paint Exterior	2%	90%	
	95%	Cabinets	6%	95%	5% 80%
2%		Electrical Fixtures	3%	100%	
2%		Plumbing Fixtures	4%	100%	3% 85%
3%	100%	Floor Coverings & Countertops	7%	100%	6% 90%
2%		Interior Trim Carpentry	7%	100%	6% 95%
		Porch/Entry/Stoop	2%	100%	2% 100%
		Finish Grade	1%	100%	1% 100%

APPR Genie

APPR _____

APPR _____

APPR _____

Date 12-7-23

Date _____

Date _____

Date _____

YR For 24-25

YR For _____

YR For _____

YR For _____

% COMP 45

% COMP _____

% COMP _____

% COMP _____

Percent Complete Form

Account # _____

MAIN FL
1 GREAT Room
2 BED
1 OFFICE
2 BTH

BSMT
2 BED
1 Fam Room
1 BTH

Additions & 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 _____

APPR _____

APPR _____

APPR _____

Date _____

Date _____

Date _____

Date _____

YR For _____

YR For _____

YR For _____

YR For _____

% COMP _____

% COMP _____

% COMP _____

% 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%	95%
Roof - Sheathing	5%	
Roof - Cover	10%	
Doors & Windows	5%	100%

APPR _____

APPR _____

APPR _____

APPR _____

Date _____

Date _____

Date _____

Date _____

YR For _____

YR For _____

YR For _____

YR For _____

% COMP _____

% COMP _____

% COMP _____

% COMP _____

12-7-29
D60F
NOT ENOUGH
STARTED
YET

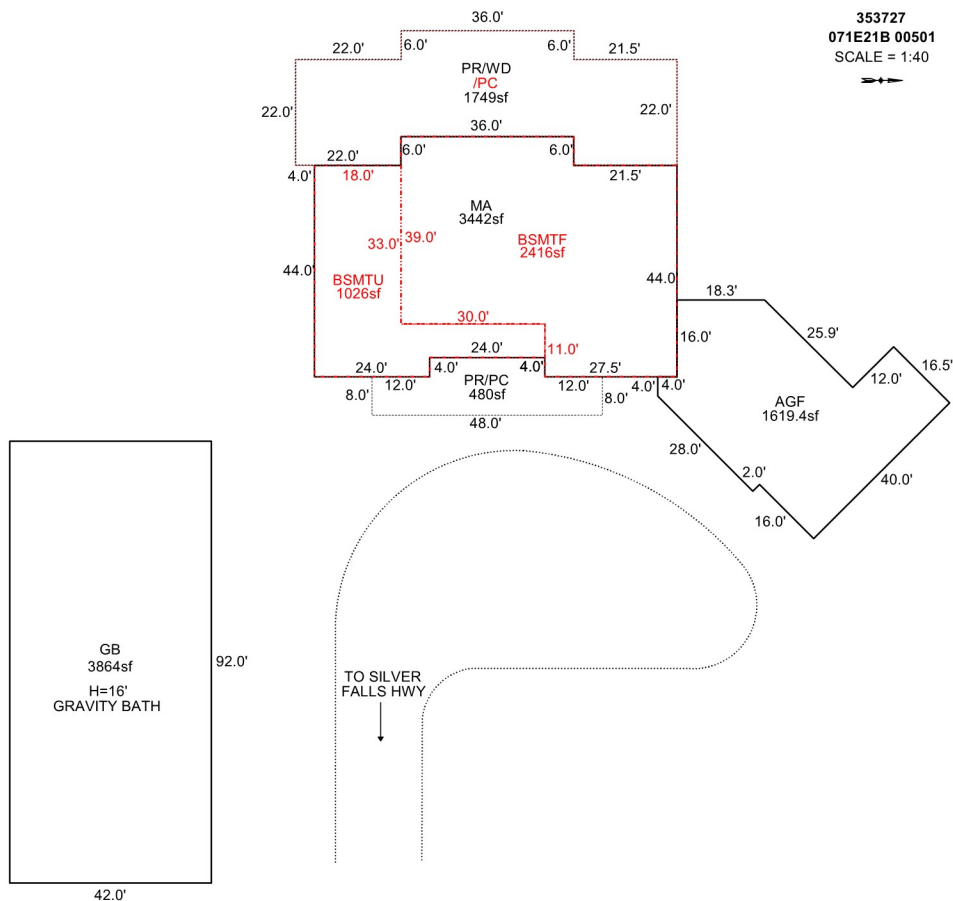
1/2 BTH
Per Plans

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 353727 Parcel No.: 071E21B 00501
 Property Address: 1569 SILVER FALLS DR NE
 City: AUMSVILLE County: MARION State: OR ZipCode:
 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	3864.0	268.0	3864.0
GLA1	MA	1.0	3442.0	259.0	3442.0
BSMT	BSMTU	1.0	1026.0	184.0	
	BSMTF	1.0	2416.0	215.0	3442.0
GAR	AGF	1.0	1619.4	182.7	1619.4
P/P	PR/WD	1.0	1749.0	227.0	
	PR/PC	1.0	480.0	120.0	
	PR/WD	1.0	1749.0	227.0	3978.0

COMMENT TABLE 1

APEX BY CJURAN 07/19/2022 555-22-002815
 APEX BY CJURAN 08/15/2022 555-22-005591

MA

COMMENT TABLE 2

COMMENT TABLE 3

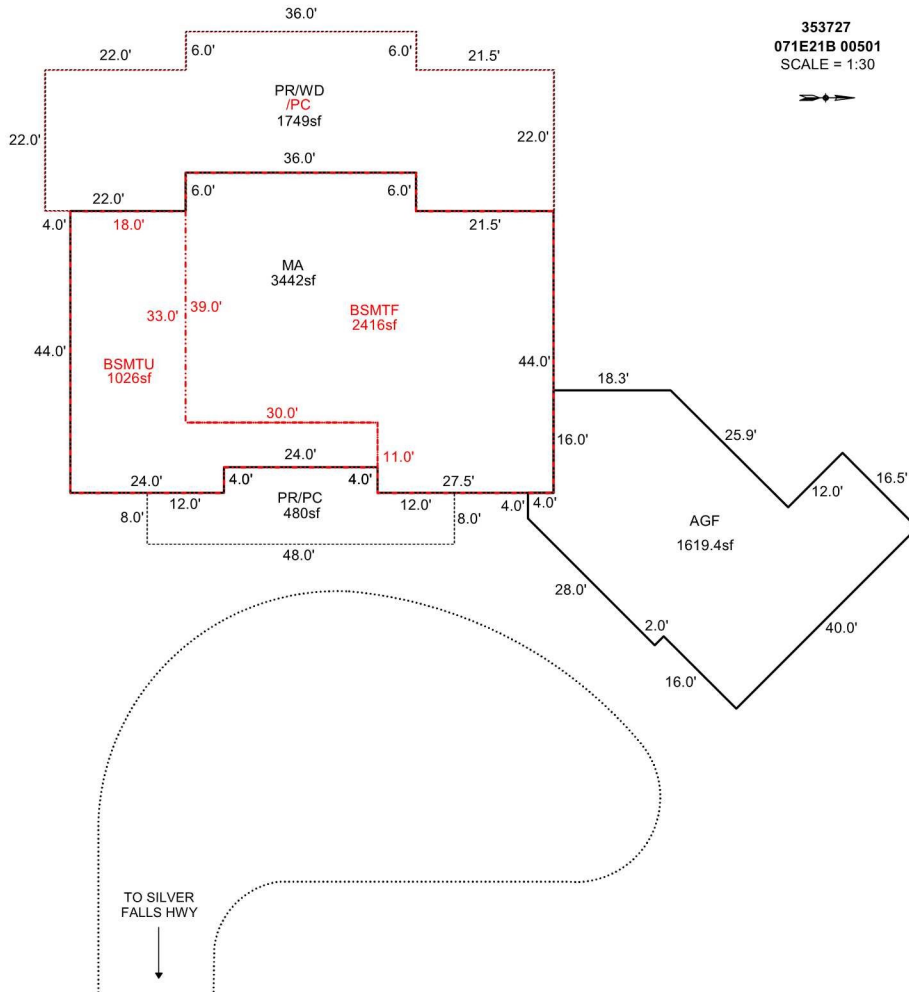
Net LIVABLE cnt 1 (rounded) 3,442
 Net BUILDING cnt 1 (rounded) 3,864

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 353727 Parcel No.: 071E21B 00501
 Property Address: 1569 SILVER FALLS DR NE
 City: SILVERTON County: MARION State: OR ZipCode:
 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	3442.0	259.0	3442.0
BSMT	BSMTU	1.0	1026.0	184.0	
	BSMTF	1.0	2416.0	215.0	3442.0
GAR	AGF	1.0	1619.4	182.7	1619.4
P/P	PR/WD	1.0	1749.0	227.0	
	PR/PC	1.0	480.0	120.0	
	PR/WD	1.0	1749.0	227.0	3978.0

COMMENT TABLE 1

APEX BY CJURAN 07/19/2022 555-22-002815

COMMENT TABLE 2

COMMENT TABLE 3

Net LIVABLE cnt 1 (rounded) 3,442



12/7/23



12/7/23



12/7/23



12/7/23



12/7/23



12/7/23

