

Summary Lead Appr: _____ Clerk: _____ Lead Clerk: _____ Appr: _____ Print Date:

10/2/2024

Acct ID: 131276 MTL: 082W06AC02600P54 Date: 11/6/24 Appr: DZ Prop Class: 019 RMV Prop Class: 019

Situs: 2200 LANCASTER DR SE # 2-A SALEM, OR 97317 MaSaNh: 17 05 000 Unit: 142621 Year: 2024

25.26

Last Date Appraised: 10/04/2019 Appraiser: THERESA SWEARINGEN Retag: Y N Tag info:

Owner: CARTWRIGHT, MAXINE

Roll Type: MS

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

AV: 43160

RMV Land: 0 RMV Imp: 46440 RMV Total: 46440 MAV: 43160 MSAV: 0

SAV: 0

Comment: SUNDIAL RANCH, SPACE #2-A, MS SERIAL # HOO3696AB, X # X00203693, PERSONAL MS

Notations

No notation data available.

M/C

OSDs

No OSD data available.

Land

No land data available.

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 24010 Stat Class: 457 + Year Blt: 1989 Eff Year Blt: 1989 Sq.Ft: 1080 % Complete: 100

Desc: MANUF STRUCT, CLASS 5, 26' THROUGH 28' WIDE DOUBLE Dimensions: 40x27 RMV: 46440

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: Y N
First Floor	5 +	Finished	1080	2	FB-2	1989	1989	BATH - 2, KIT, HVAC+, ROOF, SKIRT	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception: Y N
DECK	5	178	1989	940	0	Y N

Improvements - Accessory Buildings

No improvement data available for all other stat class types.

EXPLIMS
Original Int

M131276 082W06AC02500 Appr #: 02 Date 10/4/19 Prop Class 019 Prop Code T57
 Situs Address 2200 LANCASTER DR SE, #2-A Year For: 2020-2021
 Owner HARRIS, JAMES G per#02, pull tag Fran Code 02
 Tags Cycle Sales Verification Other: update DW TTO LCB Insp. Pictom. MLS
 Notes:

RMV Land: 0 RMV Imp: 23,970 RMV Total: 23,970 M50 Total: 23,970 NBHD Code: A
 Seg. Type MA MFD STRUCT Seg. # 1.1 Method: M04 Class 5D Area 1080 Eff Area 1080
 Length 40 Width 27 Roof Cover COMP Plumbing BATH2 Heat HP
 Fireplace Inter. Comp: DW;DSP;H&F Bedrooms 2
 Year Built 1989 Eff. Year Built 1986/1989 Cond. P F A G E
 Adj Codes MSD+QLTY;MSLCMD Qty 54 % Comp ___ Func ___ Econ ___ RMV: 22,820
 Lump Sum ___ Except Code/Year ___ Comments ___

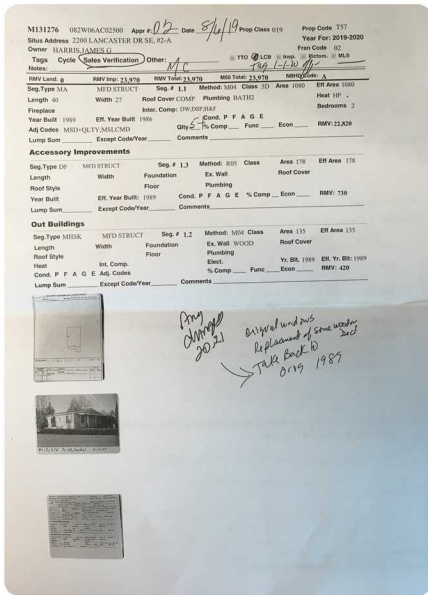
Accessory Improvements

Seg. Type DF MFD STRUCT Seg. # 1.3 Method: R05 Class Area 178 Eff Area 178
 Length Width Foundation Ex. Wall Roof Cover
 Roof Style Floor Plumbing
 Year Built Eff. Year Built: 1989 Cond. P F A G E % Comp ___ Econ ___ RMV: 730
 Lump Sum ___ Except Code/Year ___ Comments ___

Out Buildings

Seg. Type MHSK MFD STRUCT Seg. # 1.2 Method: M04 Class Area 135 Eff Area 135
 Length Width Foundation Ex. Wall WOOD Roof Cover
 Roof Style Floor Plumbing
 Heat Int. Comp. Elect. Yr. Blt. 1989 Eff. Yr. Blt: 1989
 Cond. P F A G E Adj. Codes % Comp ___ Func ___ Econ ___ RMV: 420
 Lump Sum ___ Except Code/Year ___ Comments ___

*From 8/6/19
Field visit
look like
Back to original*



M131276 082W06AC02500 Appr #: _____ Date _____ Prop Class 019 Prop Code T57
 Situs Address 2200 LANCASTER DR SE, #2-A Year For: 2020-2021
 Owner HARRIS,JAMES G Fran Code 02
 Tags Cycle Sales Verification Other: _____ TTO LCB Insp. Pictom. MLS
 Notes: _____

RMV Land: 0 RMV Imp: 23,970 RMV Total: 23,970 M50 Total: 23,970 NBHD Code: A

Segment							Land
Class							
Dim/Size							
Foundation							
Exter Wall							
Wall Height							
Inter Finish							
Roof Cover							
Roof Style							
Flooring							
Plumbing							
Electric							
Misc.							
Yr Blt							
Eff Yr							
Cond.							
% Good							
% Comp							
Lump Sum							
Except.Code							

Land Segments

Seg. No	Description	Schedule	Acres	Adjustment Codes	Exception Code
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Eff Acres Companion Accounts

Zone:

ROUTING SLIP

Date 10-28 Clerk mi

Work Needed: (Please make necessary comments, sign and pass to the next appropriate person.)

Data entry reviewed by/comments _____

APEX: Please review and return appraisal jacket to clerical staff for Apex attachment to TSG.

Appraiser response _____

Reviewed by lead appraiser/comments _____



Marion County
OREGON
ASSESSOR'S OFFICE

Appraiser Sales Verification From

Primary Acct: 131276
 MTL: 082W06AC02600
 MaSaNh/P.Class: 1705000/019
 Appraiser: THERESA
 MS Acct: SWEARINGEN
 131276

Date Printed: 10/2/2024

Situs: 2200 LANCASTER DR SE # 2-A SALEM, OR 97317

Grantor:
HARRIS, JAMES G

Grantee:
CARTWRIGHT, MAXINE

26,000 purchase

Deed: MS
 Accts In Sale: 1
 Sale Date: 6/26/2024
 Sale Price: 30,000
 Code: 00
 Ratio: 155

Total Sale RMV:
 Land:
 OSD:
 Imp:
 Grand Total: 46440

Attempt	Date/Time	Reason
1 st		
2 nd		

Contact: MAXINE Phone/email: 971-283-4369

- Was the property listed on the open market? Days: _____ MLS: — Y N
- Was property other than real estate included in the sale? Y N
Describe: _____ Est. \$: _____
- Did the seller pay closing costs or make other concessions? \$ _____ Y N
- Was the sale between related parties? (business or family) Y N
- Was this a distressed sale? E.g. foreclosure, short, court order, etc... Y N
- Condition at time of sale: | Poor | Fair | Avg. | Good | Exc. | Y N
Describe: _____

- Have any improvements been made since the time of sale? Y N
If yes, describe: _____
popcorn ceiling removal, floors, painted
new toilet,

Comments: Reduced Price

Appraiser: 02 Date: 11/6/24