

lak 11.20.24

MBH 12/11/24

Summary Lead Appr: _____ Clerk: _____ Lead Clerk: _____ Appr: _____ Print Date: 9/27/2024

Acct ID: 127853 MTL: 083W23DC05300P1 Date: 11/6/24 Appr: 02 ts 12-16-24 Prop Class: 019 RMV Prop Class: 019

Situs: 2010 NOMAD CT SE SALEM, OR 97306 MaSaNh: 16 05 003 Unit: 141208 Year: 2024
Last Date Appraised: 07/03/2024 Appraiser: THERESA SWEARINGEN Retag: Y N Tag info: 2025 - REPAIR/REMODEL STRUCTURE (MS REMODEL)
Owner: GARIC, OGNJEN Roll Type: MS
Cycle Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 15050
RMV Land: 0 RMV Imp: 32370 RMV Total: 32370 MAV: 15050 MSAV: 0 SAV: 0
Comment: 24-25: SV; L3 07.03.24, TS

Before update Inv & EFB 1998
live 2002 - new

Notations
No notation data available.

OSDs
No OSD data available.

Land
No land
Improv
No resid
Improv
No impr

Improvement Detail

MARION County

For Assessment Year 2024

Account ID 127853
Map 083W23DC05300P1
Mailing GARIC, OGNJEN
PETROVIC, MICO
19090 SW CHRISTOPHER DR
BEAVERTON OR 97006
Situs 2010 NOMAD CT SE SALEM OR 97306
Appraiser THERESA SWEARINGEN Inspected 07/03/2024
Appraisal Area 16-05-003
Stat Class 454 - MANUF STRUCT, CLASS 5, 14' WIDE SINGLE

Bldg	Code Area	Year Built	Eff Year	Comp %	% Good	LCM	Value	RMV	Taxable		AV	Sqft	
									RMV	MAV Exception			
1	24010	1977	1977	100	16	231	Tabled	32,370	32,370	15,050	0	15,050	924

Rooms: 2 - BD, 2 - FB

Description	Yr Blt	Eff Yr	% Good	Class	Comp %	OR %	Sqft	RCN
First Floor	1977	1977	16	5	100		924	85,193

F	Description	Qty/Size	RMV	F	Description	Qty/Size	RMV
1st	ABOVE CLASS HEATING/COOLING	924	290	1st	AVERAGE CLASS SKIRTING	0	651
1st	AVERAGE CLASS ROOF	924	0	1st	BATH - FULL	2	1,109
1st	<u>Below</u> CLASS KITCHEN	1	517				

Description	Eff Yr	Size	Qty	RMV
ROOF EXTENSION OR PATIO COVER	1977	260		1,206

Totals		Size Breakdown	
Description	RMV	Finished	Sqft
First Floor	\$16,197		924
Inventory	\$0		
Accessories	\$1,206		
Calculation	Tabled		
Trend	186.00%		
Total RMV	\$32,370		

Comments 24-25: SV; No change, TS

22-23 add cond notation ts //16-17 S.V. N.C.// 16-17 CYCLE WORK INV UPDATE // 08-09 CYCLE WORK INVENTORY UPDATES PER #04// 01- 02: REAPPRAISAL



Active
Listed
New kit 19 hrs
Floors
Windows
Doors
Baths

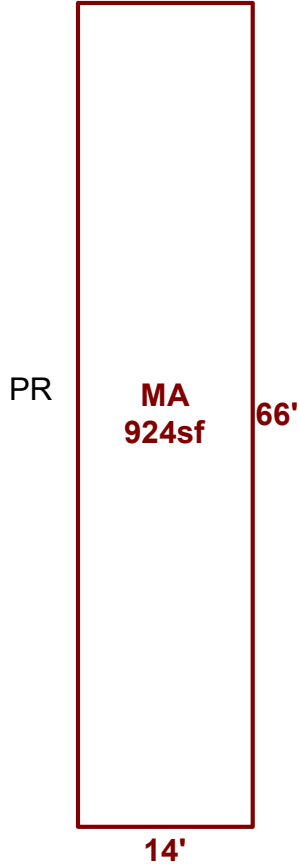
SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 127853 Parcel No.: 083W23DC05300
 Property Address: 2010 NOMAD CT SE
 City: SALEM County: State: OR ZipCode: 97306
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH

127853
083W23DC05300



Sketch by ApexSketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
MFH	MA	1.0	924.0	160.0	924.0

COMMENT TABLE 1

APEXED BY LK 8.15.24

COMMENT TABLE 2

7-3-24 SV TS

COMMENT TABLE 3

Net LIVABLE	cnt	1	(rounded)		924
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