

Acct ID: 529879 MTL: 082W15A001700 Date: 11/20/24 Appr: MSL Prop Class: 401 RMV Prop Class: 401
 Situs: 5236 72ND AVE SE SALEM OR 97317 MaSaNh: 07 06 000 Unit: 89543 Year: 2025
 Last Date Appraised: 09/30/2019 Appraiser: MATT LORD Retag: Y N Tag info: 2025 - NEW CONSTRUCTION (Outbuilding)
 Owner: LEIGHTY, RONN ANTHONY Roll Type: R
 Cycle Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 450530
 RMV Land: 224890 RMV Imp: 672950 RMV Total: 897840 MAV: 450530 MSAV: 0 SAV: 0
 Comment: 24-002649

Notations 25-26 LB + LTHS 100% complete Pull tabs Exception

| RP/MS | Code | Description |
|-------|------|-------------------------|
| RP | 411 | SEE ACCOUNT NOTES - 411 |

OSDs

| Count | Code | Description | RMV | Code Area | Exception |
|-------|------|---------------|-------|-----------|-----------|
| 1 | MKTA | OSD - AVERAGE | 45000 | 05550 | 0 |

Land ✓

Site: 1 Code Area: 05550 Size: 1.65 Acres Use Code: 004 Zone: NREST SAV Use: Exception: 0
 Class: 2 BDD's Value Source: Rural at MKT Description: RMV: 179890 Exception: Y N
 Adjustment(s): GOOD Fire Patrol: Description:
 Comments: 22-23: Traffic adjustment removed due to market study No water
 20-21: PER #06 ADD OSD FOR NEW RES// 16-17: PER #54 REMOVE TRAFFIC ADJ DURING DISQ// 16-17: SV PER KH 90, PER MLS AND AERIAL, NO CHANGE. // 15-16: 05/27/15 PER KH 90, CHANGED FROM HILL TO BENCH. // 2002-03 REAPPRAISAL; 2003-04 MODIFIED LAND TABLE KKB65 10/02 //04-05: LAND ADJUSTMENT PROJECT FOR RECALCULATION BY #T19

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 05550 Stat Class: 142 Year Blt: 2019 Eff Year Blt: 2019 Sq.Ft: 3295 % Complete: 100
 Desc: Multi Story above grade Dimensions: RMV: 608540
 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 | 4 | Finished | 2683 | 3 | FB-2/ HB-1 | 2019 | 2019 | BATH - 2, BTH - 1, KIT, HVAC+, ROOF | Y N |
| Attic | 4 | Finished | 612 | 0 | 0 | 2019 | 2019 | | Y N |
| Garage Attached | 4 | Finished | 882 | 0 | 0 | 2019 | 2019 | ROOF | Y N |

Accessories

| Description | Class | Size SqFt | Eff Yr Blt | RMV | Quantity | Exception: Y N |
|-------------------------------|-------|-----------|------------|-------|----------|----------------|
| CONCRETE DRIVEWAY | 4 | 680 | 2019 | 2166 | 1 | Y N |
| CONCRETE DRIVEWAY | 4 | 6747 | 2019 | 21488 | 1 | Y N |
| PATIO | 4 | 125 | 2019 | 673 | 1 | Y N |
| PATIO | 4 | 132 | 2019 | 711 | 1 | Y N |
| PATIO | 4 | 251 | 2019 | 1352 | 1 | Y N |
| PATIO | 4 | 880 | 2019 | 4743 | 1 | Y N |
| ROOF EXTENSION OR PATIO COVER | 4 | 132 | 2019 | 3751 | 1 | Y N |
| ROOF EXTENSION OR PATIO COVER | 4 | 133 | 2019 | 3780 | 1 | Y N |

Bldg: 2 Code Area: 05550 Stat Class: 138 Year Blt: 2019 Eff Year Blt: 2019 Sq.Ft: 0 % Complete: 100
 Desc: Res other improvements Dimensions: RMV: 58640
 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 |
|-----------------|-------|---------------|------------|------|-------|--------|------------|-----------|----------------|
| Garage Detached | 3 | Unfinished | 722 | 0 | 0 | 2019 | 2019 | ROOF | Y N |

Accessories

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

Improvements - Accessory Buildings

Bldg: 3 Code Area: 05550 Stat Class: 341 Year Blt: 2019 Eff Year Blt: 2019 Sq.Ft: 120 % Complete: 100
 Desc: Multi Purpose Shed (MP) Dimensions: 12x10 RMV: 5770
 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 |
|--------------------|-------|---------------|------------|------|-------|--------|------------|-----------|----------------|
| Multi-Purpose Bldg | 5 | Finished | 120 | 0 | 0 | 2019 | 2019 | FAIR | Exception: Y N |

Accessories

| Description | Class | Size SqFt | Eff Yr Blt | RMV | Quantity | Exception: Y N |
|--|-------|-----------|------------|------|----------|----------------|
| PATIO | 5 | 72 | 2019 | 364 | 1 | Exception: Y N |
| ROOF EXTENSION OR PATIO COVER | 5 | 72 | 2019 | 2210 | 1 | Exception: Y N |

LB
 24x40
 PKB A
 CLASS 5
 2024 YR

LTH
 768 SQFT
 CLASS 5
 2024 YR

LTH
 8x40
 CLASS 5
 2024 YR

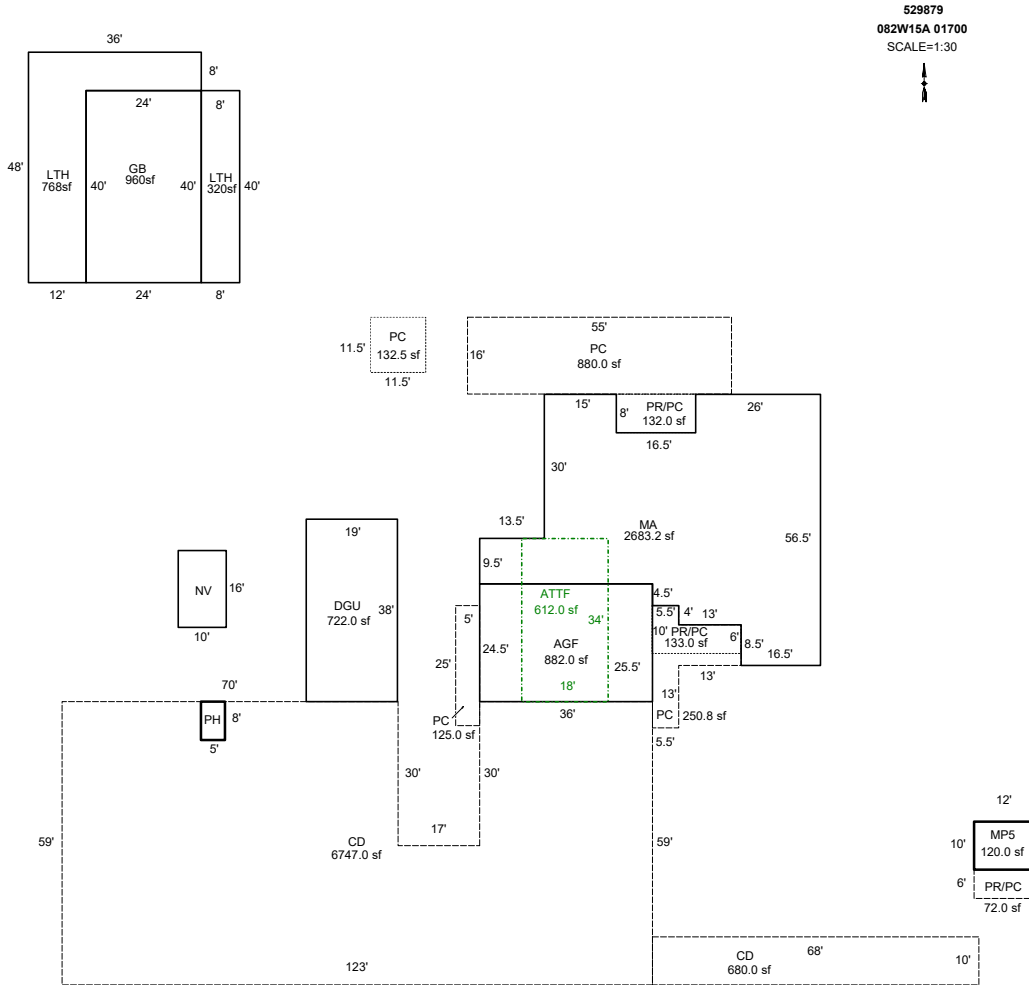
PART OF VI

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 529879 Parcel No.: 082W15A 01700
 Property Address: 5236 72ND AV SE
 City: Salem County: Marion State: OR ZipCode: 97317
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



Sketch by ApexSketch

AREA CALCULATIONS SUMMARY

| Code | Description | Factor | Net Size | Perimeter | Net Totals |
|------|--------------|-------------|----------|-----------|------------|
| GBA1 | LTH | 1.0 | 320.0 | 96.0 | |
| | LTH | 1.0 | 768.0 | 168.0 | |
| | PH | 1.0 | 40.0 | 26.0 | |
| | GB | 1.0 | 960.0 | 128.0 | |
| | MP5 | 1.0 | 120.0 | 44.0 | 2208.0 |
| GLA1 | MA | 1.0 | 2683.2 | 271.0 | 2683.2 |
| GAR | AGF | 1.0 | 882.0 | 121.0 | 882.0 |
| GARG | DGU | 1.0 | 722.0 | 114.0 | |
| | ATTF | 1.0 | 612.0 | 104.0 | 1334.0 |
| P/P | PC | 1.0 | 132.3 | 46.0 | 132.3 |
| YI1 | PR/PC | 1.0 | 72.0 | 36.0 | |
| | PC | 1.0 | 125.0 | 60.0 | |
| | CD | 1.0 | 6747.0 | 424.0 | |
| | PC | 1.0 | 880.0 | 142.0 | |
| | PC | 1.0 | 250.8 | 88.0 | |
| | CD | 1.0 | 680.0 | 156.0 | 8754.8 |
| | | Net LIVABLE | cnt | 0 | (rounded) |
| | Net BUILDING | cnt | 5 | (rounded) | 2,208 |

COMMENT TABLE 1

DRAWN BY JRONDEMA 2/12/19
 UPDATED BY KMOORE 7/29/19
 UPD BY PH 10.03.19
 UPD BY PH 10.15.19
 UPDATED BY CLOBERG 06/18/2024 24-002649 GB
 UPDATED BY CLOBERG 12/20/24

COMMENT TABLE 2

09.30.19 SR #94 & WV #0
 MDL 11/20/24

COMMENT TABLE 3

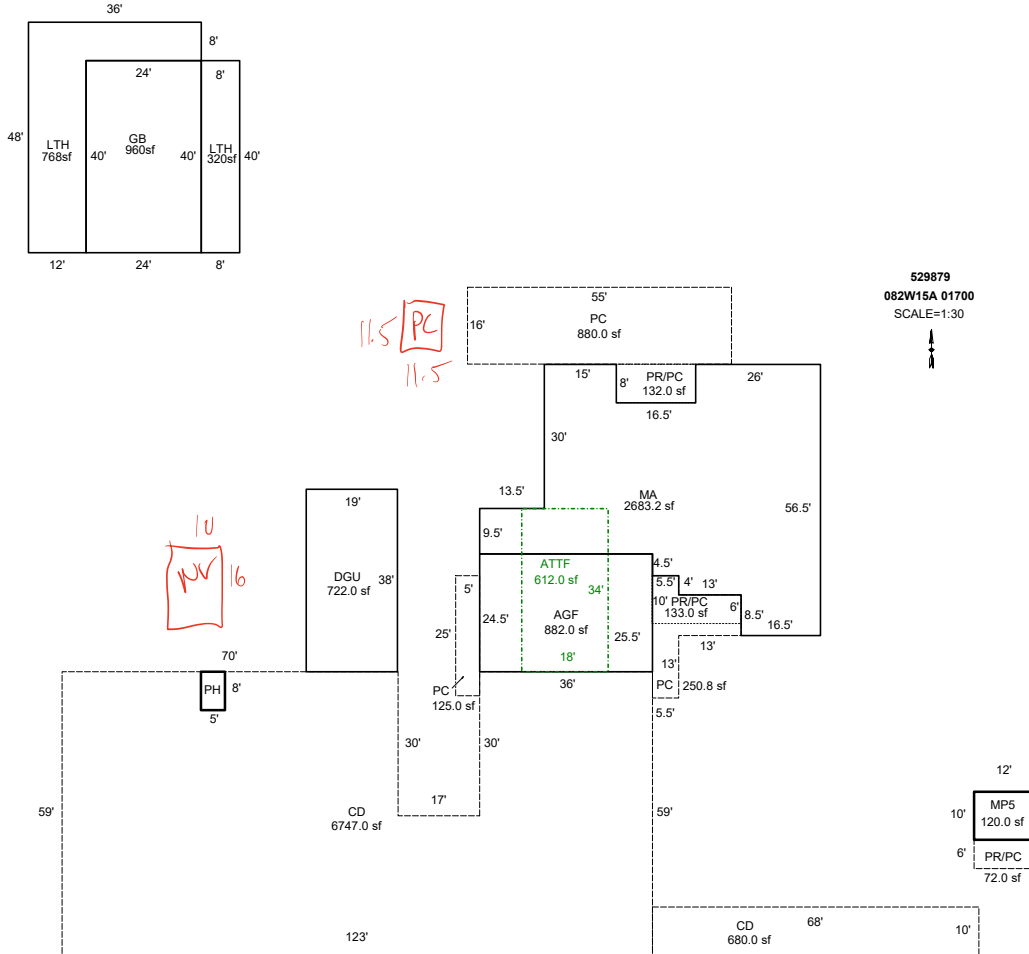
TAGS
 TAGS L2

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| | MP5 | 1.0 | 120.0 | 44.0 | |
| | LTH | 1.0 | 320.0 | 96.0 | |
| | PH | 1.0 | 40.0 | 26.0 | 2208.0 |
| GLA1 | MA | 1.0 | 2683.2 | 271.0 | 2683.2 |
| GAR | AGF | 1.0 | 882.0 | 121.0 | 882.0 |
| GARG | DGU | 1.0 | 722.0 | 114.0 | |
| | ATTF | 1.0 | 612.0 | 104.0 | 1334.0 |
| YI1 | PC | 1.0 | 880.0 | 142.0 | |
| | PC | 1.0 | 125.0 | 60.0 | |
| | PC | 1.0 | 250.8 | 88.0 | |
| | PR/PC | 1.0 | 72.0 | 36.0 | |
| | CD | 1.0 | 6747.0 | 424.0 | |
| | CD | 1.0 | 680.0 | 156.0 | 8754.8 |
| | | | | | |
| | Net LIVABLE | cnt | 1 (rounded) | | 2,683 |
| | Net BUILDING | cnt | 5 (rounded) | | 2,208 |

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COMMENT TABLE 2

09.30.19 SR #94 & WV #0

11/30/24 MBL

COMMENT TABLE 3

TAGS

W TAB





R29879 MA PC N SIDE
9-30-19



R19311 MA AGF CD W SIDE
9-30-19



R29879 MA AGF CD S SIDE
9-30-19



R29879 MA AGF W SIDE
9-30-19



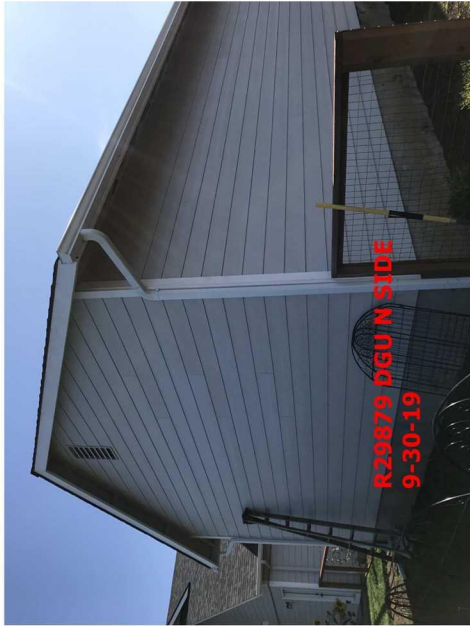
R29879 MA NE SIDE
9-30-19



R29879 DGU W SIDE
9-30-19



R29879 DGU S SIDE
9-30-19



R29879 DGU N SIDE
9-30-19



R29879 PH EXE
9-30-19



R29879 MP S SIDE
9-30-19



R29879 MP 5
9-30-19



R29879 MA SE SIDE
9-30-19