

**Summary** Lead Appr: WW 12.3.24 Clerk: \_\_\_\_\_ Lead Clerk: \_\_\_\_\_ Appr: MSL Input Print Date: 9/24/2024

Acct ID: 536896 MTL: 102W07C000100 Date: 11/5/24 Appr: MSL Prop Class: 401 RMV Prop Class: 401  
 Situs: 16407 EMERALD GREEN LN SE JEFFERSON OR 97352 MaSaNh: 07 06 000 Unit: 46488 Year: 2024  
2025

Last Date Appraised: 12/13/2023 Appraiser: MATT LORD Retag: Y N Tag info: 2025 - NEW RESIDENCE (Completion)

Owner: LUNDBERG, JEREMY Roll Type: R  
 Cycle Y Tag Y Sales Verification Other: \_\_\_\_\_ Inspection level: 1 2 3 4 LCB TTO INSP AV: 88440

RMV Land: 185340 RMV Imp: 128690 RMV Total: 314030 MAV: 88440 MSAV: 0 SAV: 0

Comment: 24-25: L2 MDL 12.13.23 TAG 21-009751 30% N/C For 24  
 22-23: L2 11.30.21 ML

**Notations** 25-26 60% complete TAB For 26-25 Exception  
 No notation data available.

**OSDs**

Count	Code	Description	RMV	Code Area	Exception
1	MKTA	OSD - AVERAGE	45000	14530	0

**Land**  
 Site: 1 Code Area: 14530 Size: ~~46553~~ 9584 Sqft Use Code: 004 Zone: NREST SAV Use: Exception: 0  
 Class: 2HD Value Source: Rural at MKT Description: TWO HILL DRY RMV: 140340 Exception: Y N  
 Adjustment(s): GSOIL Fire Patrol: Description:  
 Comments: 18-19: #11 CYCLE WORK, NO CHG / 2003-04 REAPPRAISAL.  
437 6969

**Improvements - Residence / Manufactured Structures**  
 Bldg: 1 Code Area: 14530 Stat Class: 142 Year Blt: 2022 Eff Year Blt: 2022 Sq.Ft: 2072 % Complete: 30  
 Desc: Multi Story above grade Dimensions: RMV: 128690 60  
 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	4	Finished	1176	0	FB-1	2022	2022	HVAC+, ROOF+, KIT, BATH - 1, FP - 1	Y N
Second Floor	4	Finished	896	3	FB-2	2022	2022	BATH - 2, HVAC+	Y N
Attic	4	Unfinished	512	0	0	2022	2022		Y N

**Accessories**

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
YARD IMPROVEMENTS AVERAGE	4	0	2022	8370	1

Exception: Y N

**Improvements - Accessory Buildings**  
 No improvement data available for all other stat class types.

Percent Complete Form

Account # 536 896

Additions

New Homes

Additions		New Homes					
% Item	% Sum	No Basement		Basement			
		% Item	% Sum	% Item	% Sum		
3%	0%	Plans/Survey	3%	0%	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%		3%		
3%		Electrical Rough-In	3%	55%	2%	65%	
2%	Heating Rough-In	2%	1%				
	80%	Heating Unit	1%	60%	1%		
3%		Insulation	3%	2%			
5%	85%	Drywall (Finished)	5%	65%	4%	70%	
2%	90%	Paint Interior	2%	70%	2%	75%	
2%		Paint Exterior	2%		2%		
		Cabinets	6%	75%	5%	80%	
2%	95%	Electrical Fixtures	3%	80%	2%		
2%		Plumbing Fixtures	4%	85%	3%	85%	
3%	100%	Floor Coverings & Countertops	7%	90%	6%	90%	
2%		Interior Trim Carpentry	7%		95%		6%
		Porch/Entry/Stoop	2%		100%		2%
	Finish Grade	1%	1%				

APPR MDL Date 2023 YR For 23-24 % COMP 30  
 APPR MDL Date \_\_\_\_\_ YR For 24-25 % COMP 30  
 APPR MDL Date 11/5/24 YR For 25-26 % COMP 60%  
 APPR \_\_\_\_\_ Date \_\_\_\_\_ YR For \_\_\_\_\_ % COMP \_\_\_\_\_

Percent Complete Form

Account # \_\_\_\_\_

Gut & 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 \_\_\_\_\_ Date \_\_\_\_\_ YR For \_\_\_\_\_ % COMP \_\_\_\_\_  
 APPR \_\_\_\_\_ Date \_\_\_\_\_ YR For \_\_\_\_\_ % COMP \_\_\_\_\_  
 APPR \_\_\_\_\_ Date \_\_\_\_\_ YR For \_\_\_\_\_ % COMP \_\_\_\_\_  
 APPR \_\_\_\_\_ Date \_\_\_\_\_ YR For \_\_\_\_\_ % 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%	
Roof - Sheathing	5%	95%
Roof - Cover	10%	
Doors & Windows	5%	100%

APPR \_\_\_\_\_ Date \_\_\_\_\_ YR For \_\_\_\_\_ % COMP \_\_\_\_\_  
 APPR \_\_\_\_\_ Date \_\_\_\_\_ YR For \_\_\_\_\_ % COMP \_\_\_\_\_  
 APPR \_\_\_\_\_ Date \_\_\_\_\_ YR For \_\_\_\_\_ % COMP \_\_\_\_\_  
 APPR \_\_\_\_\_ Date \_\_\_\_\_ YR For \_\_\_\_\_ % COMP \_\_\_\_\_

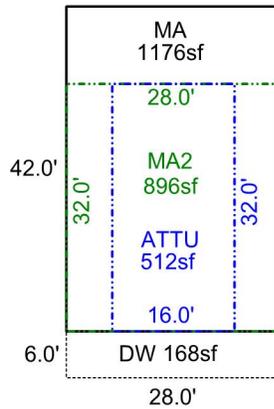
# SKETCH/AREA TABLE ADDENDUM

## SUBJECT INFO

File No.: 536896 Parcel No.: 102W07C 00100  
 Property Address: 16407 EMERALD GREEN LANE SE  
 City: SALEM County: MARION State: OR ZipCode: 97352  
 Owner:  
 Client: Client Address:  
 Appraiser Name: Inspection Date:

## SKETCH

**536896**  
**102W07C 00100**  
 SCALE=1:30



EMERALD GREEN LANE SE

Sketch by ApexSketch

### AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.0	1176.0	140.0	1176.0
GLA2	MA2	1.0	896.0	120.0	896.0
GLA3	ATTU	1.0	512.0	96.0	512.0
P/P	DW	1.0	168.0	68.0	168.0

### COMMENT TABLE 1

APEX BY CJURAN 10/21/2021 555-21-007748  
 UPDATED BY CJURAN 01/24/2022 555-21-007748 REV1  
 UPDATED BY CJURAN 04/14/2022 555-21-009751  
 UPDATED BY WWILLIAMS 3/11/24

### COMMENT TABLE 2

MDL 11.30.21  
 MDL 12.13.23

### COMMENT TABLE 3

TAGS L2  
 TAGS L2

Net LIVABLE                      cnt                      3                      (rounded)                      2,584





LB



12/13/23



11/5/24