

Acct ID: 540131 MTL: 084E32BC03900 Date: **10/25/24** Appr: **CLUKE** Prop Class: 401 RMV Prop Class: 401
 Situs: 35235 RUTH ST SE LYONS OR 97358 MaSaNh: 01 06 001 Unit: 43854 Year: 2024
 Last Date Appraised: 01/08/2024 Appraiser: CLINT LUKE Retag: Y **N** Tag info: 2025 - Tags/Permit (Completion)
 Owner: AUSTIN FAM TR & AUSTIN, ARTHUR C TRE & Roll Type: R
 Cycle **Tax** Sales Verification Other: _____ Inspection level: 1 **0** 3 4 LCB **TTO** INSP AV: 114850
 RMV Land: 233880 RMV Imp: 42970 RMV Total: 276850 MAV: 79370 MSAV: 0 SAV: 0
 Comment: 24-25 L2 1/8/24 CLUKE
 LEVEL 4 12.22.20 WV06//

INPUT 11-19-24 CLUKE

Notations **23-005641**

MAKE NOTED CHANGES

Per TBG

No notation data available.

OSDs

| Count | Code | Description | RMV | Code Area | Exception |
|-------|------|--------------------|-------|-----------|-----------|
| 1 | MKTN | OSD - NO LANDSCAPE | 30000 | 56540 | 14590 |

NC

Land

Site: 1 Code Area: 56540 Size: 0.78 Acres Use Code: 004 Zone: NREST SAV Use: Exception: 0
 Class: 4BDS Value Source: Rural at MKT Description: FOUR BENCH DRY SPECIAL SOUTH RMV: 203880 Exception: Y N
 S
 Adjustment(s): H2OGR **NC** Fire Patrol: SA004 Description: FIRE PATROL
 Comments: 24-25: Updated land class
 21-22: PER #06 DEL RES, GB, LTL, OSD// 2003-04 REAPPRAISAL.

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 56540 Stat Class: 131 + Year Blt: 2023 Eff Year Blt: 2023 Sq.Ft: 676 % Complete: **35/100**
 Desc: One Story Only Dimensions: RMV: 42970
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 20890 Adjust: Adjust RMV: 0

Floors

| Type | Class | Display Group | Floor Size | Beds | Baths | Yr Blt | Eff Yr Blt | Inventory | Exception |
|-------------|-------|---------------|------------|--------------|----------|--------|------------|---------------------|-----------|
| First Floor | 3 + | Finished | 676 | 1 1/2 | 0 | 2023 | 2023 | ROOF ALL NEW | Y N |

Accessories

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

+ V13A

2024 NEW

PLANS VERIFIED

Improvements - Accessory Buildings

No improvement data available for all other stat class types.



10/24/24



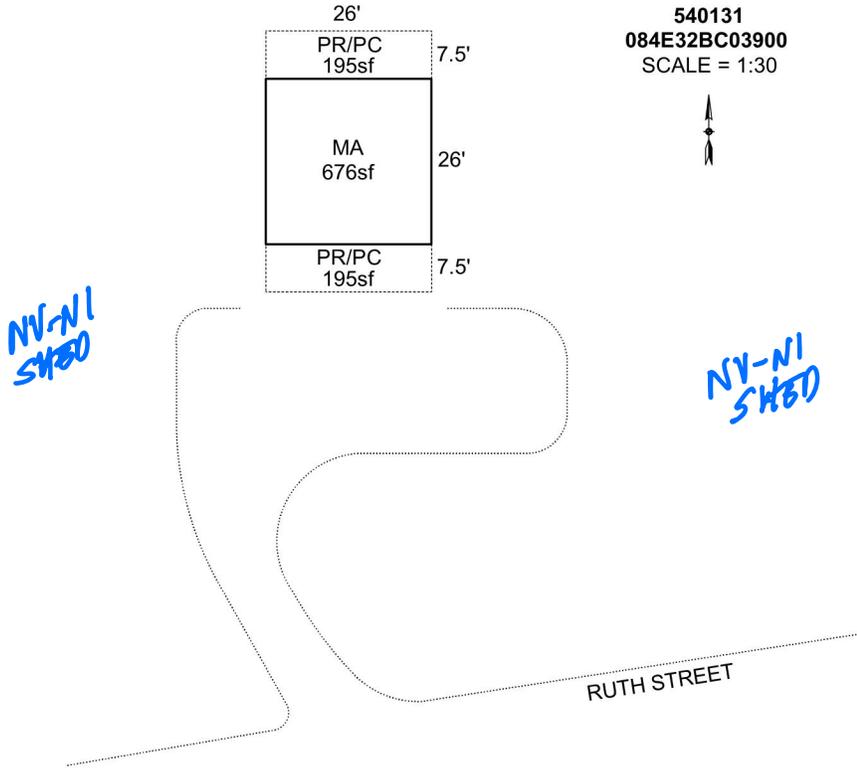
10/24/24

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 540131 Parcel No.: 084E32BC03900
 Property Address: 35235 RUTH ST SE
 City: LYONS County: MARION State: OR ZipCode: 97358
 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 | 676.0 | 104.0 | 676.0 |
| P/P | PR/PC | 1.0 | 195.0 | 67.0 | |
| | PR/PC | 1.0 | 195.0 | 67.0 | 390.0 |

COMMENT TABLE 1

DRAWN BY JRONDEMA 8/2/18
 UPDATED BY CJURAN 01/28/2021
 UPDATED BY CJURAN 10/03/2023 23-005641 MA

COMMENT TABLE 2

WV #06 12/22/2020 AOG

COMMENT TABLE 3

EVEE 10-24-24
TAGS L2

Net LIVABLE cnt 1 (rounded) 676