

Acct ID: 540944 MTL: 092E15AB01400 Date: **10-11-24** Appr: **Clu** Prop Class: 409 RMV Prop Class: 409  
 Situs: 25758 TAYLOR PARK RD SE LYONS OR 97358 MaSaNh: 01 06 003 Unit: 108184 **INPUT 11-20-24 Clu** Year: 2024

Last Date Appraised: 01/05/2024 Appraiser: CLINT LUKE Retag: Y **N** Tag info: 2025 - NEW CONSTRUCTION (Residence)

Owner: URRUTIA, LARRY Roll Type: R

Cycle: **Tag** Sales Verification Other: \_\_\_\_\_ Inspection level: 1 **2** 3 4 LCB **TTO** INSP AV: 211150

RMV Land: 155990 RMV Imp: 184990 RMV Total: 340980 MAV: 121210 MSAV: 0 SAV: 0

Comment: 24-25 I2 1/5/24 CLUKE  
 23-24 L2 11/21/22 CLUKE  
 L4 11.23.20 WV06//

Notations **24002500 24x40 HARDSHIP MANUF IS ON**

No notation data available.

**Acct# 111292 TL 1600**

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	MKTN	OSD - NO LANDSCAPE	30000	29540	0

Land

Site: 1 Code Area: 29540 Size: 1.38 Acres Use Code: 004 Zone: NREST SAV Use: Exception: 0  
 Class: 4BISS Value Source: Rural at MKT Description: FOUR BENCH IRR SPECIAL SOUTH RMV: 101480 Exception: Y N  
 Adjustment(s): IRR **1.27** Fire Patrol: SA004 Description: FIRE PATROL  
 Comments: 24-25: Updated land class  
 21-22: PER #06 DEL ALL IMPS, OSD// 15-16: SV PER #36 CHG OSD// . 03-04 REAPPRAISAL. //08-09 PT PROJECT: PT OF R40943(LANDLOCKED) AND R40946

Site: 2 Code Area: 29540 Size: 0.35 Acres Use Code: 004 Zone: NREST SAV Use: Exception: 0  
 Class: 4BDS Value Source: Rural at MKT Description: FOUR BENCH DRY SPECIAL SOUTH RMV: 24510 Exception: Y N  
 S Adjustment(s): IRR **0.46** Fire Patrol: SA004 Description: FIRE PATROL  
 Comments: 21-22: PER #06 DEL ALL IMPS, OSD// 15-16: SV PER #36 CHG OSD// . 03-04 REAPPRAISAL. //08-09 PT PROJECT: PT OF R40943 (LANDLOCKED) AND R40946

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 29540 Stat Class: 457 Year Blt: 2023 Eff Year Blt: 2023 Sq.Ft: 1782 % Complete: 100  
 Desc: MANUF STRUCT, CLASS 5, 26' THROUGH 28' WIDE DOUBLE Dimensions: 66x27 RMV: 184990  
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 89940 Adjust: Adjust RMV: 0

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception
First Floor	5	Finished	1782	3	FB-2	2023	2023	BATH - 2, ROOF, HVAC, KIT, SKRT+	Y N

**NG**

Accessories

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

Bldg: 1 Code Area: 29540 Stat Class: 441 Year Blt: Eff Year Blt: Sq.Ft: 0 % Complete: 100  
 Desc: MANUF STRUCT, CLASS 4, 8' WIDE SINGLE Dimensions: RMV: 0  
 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
No floor data available								

Accessories

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

Improvements - Accessory Buildings

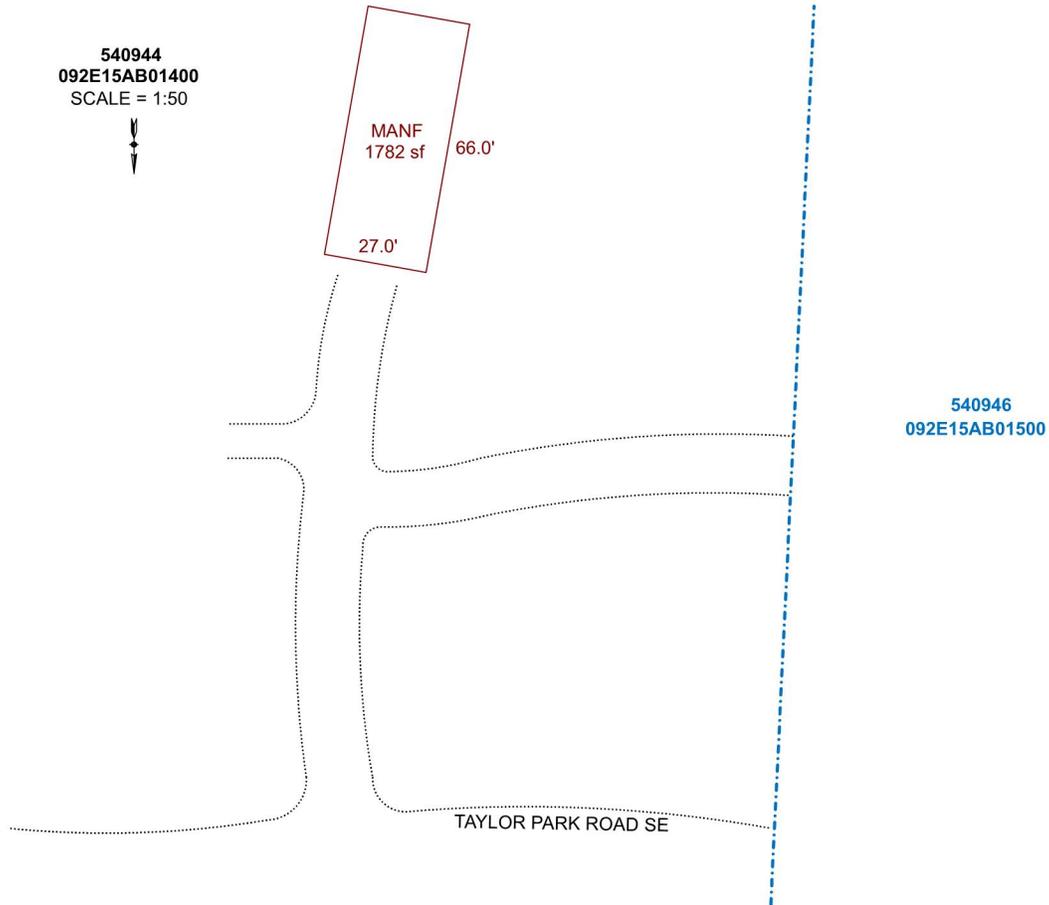
No improvement data available for all other stat class types.

# SKETCH/AREA TABLE ADDENDUM

## SUBJECT INFO

File No.: 540944 Parcel No.: 092E15AB01400  
 Property Address: 25758 TAYLOR PARK ROAD 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
GLA	MANF	1.0	1782.0	186.0	1782.0
Net LIVABLE		cnt	1 (rounded)		1,782

### COMMENT TABLE 1

APEX BY CJURAN 10/25/2023 23-006537 MANF

### COMMENT TABLE 2

### COMMENT TABLE 3