

Acct ID: 542062 MTL: 094E290001000 Date: **10-2-23** Appr: **CLUKE** Prop Class: 451 RMV Prop Class: 451  
 Situs: 35250 NORTH SANTIAM HWY SE GATES OR 97346 MaSaNh: 01 06 000 Unit: 105943 Year: 2024

**MMT 11-21-24 CLUKE**

Last Date Appraised: 02/08/2024 Appraiser: CLINT LUKE Retag: Y **(N)** Tag info: 2025 - Tags/Permit (Completion)  
 Owner: SHUMATE, JEFFERY ALLEN Roll Type: R  
 Cycle **(Tag)** Sales Verification Other: \_\_\_\_\_ Inspection level: 1 2 3 **(4)** LCB TTO INSP AV: 247800  
 RMV Land: 320610 RMV Imp: 262870 RMV Total: 583480 MAV: 177300 MSAV: 0 SAV: 0  
 Comment: 24-25 L4 2/8/24 CLUKE  
 24-25 L2 1/4/24 CLUKE  
 23-24: L2 11.17.22 CL  
 22-23 L4 2.7.22 CL  
 LEVEL 4 4.13.21 WV06

**Notations 22-008721 FINR 2/26/24**  
 No notation data available.

**OSDs**

Count	Code	Description	RMV	Code Area	Exception
1	MKTN	OSD - NO LANDSCAPE	30000	56490	0

**Land**

Site: 1 Code Area: 56490 Size: 2.37 Acres Use Code: 005 Zone: REST SAV Use: Exception: 0  
 Class: 2HD Value Source: Rural Restrictive Description: TWO HILL DRY RMV: 265640 Exception: Y N  
 Adjustment(s): H2OGR, GSOIL, FSOIL, WASTE Fire Patrol: SA004 Description: FIRE PATROL  
 Comments: 22-23 CHANGED WATER ADJUSTMENT TO GOOD  
 21-22: PER #06 DEL ALL IMPS, OSD / 2010-11: CYCLE WORK, CHG OF WATERG TO WATERE// 00-01: UPDATE INFO AND ADD OSD . 2003 -04 REAPPRAISAL.

Site: 2 Code Area: 56490 Size: 0.30 Acres Use Code: 005 Zone: REST SAV Use: Exception: 0  
 Class: 6H Value Source: Rural Restrictive Description: SIX HILL RMV: 23580 Exception: Y N  
 Adjustment(s): H2OGR, GSOIL, FSOIL, WASTE Fire Patrol: SA004 Description: FIRE PATROL  
 Comments:

Site: 3 Code Area: 56490 Size: 0.56 Acres Use Code: 005 Zone: REST SAV Use: Exception: 0  
 Class: WST Value Source: MarketWater Description: Rural WASTELAND RMV: 1390 Exception: Y N  
 Adjustment(s): H2OGR, GSOIL, FSOIL, WASTE Fire Patrol: SA004 Description: FIRE PATROL  
 Comments: Santiam River

**Improvements - Residence / Manufactured Structures**

Bldg: 1 Code Area: 56490 Stat Class: 108 Year Blt: 2022 Eff Year Blt: 2022 Sq.Ft: 0 % Complete: 100  
 Desc: Residential Other Improvements Dimensions: RMV: 117870  
 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
Garage Detached	4	Finished	768	0	FB-1	2022	2022	BATH - 1, ROOF, HVAC	Y N

**Accessories**

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
YARD IMPROVEMENTS FAIR	4	0	2022	16740	1	Y N

Bldg: 2 Code Area: 56490 Stat Class: 131 + Year Blt: 2023 Eff Year Blt: 2023 Sq.Ft: 1440 % Complete: 65  
 Desc: One Story Only Dimensions: RMV: 143060  
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 69560 Adjust: Adjust RMV: 0

**100**

**Floors**

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception
First Floor	3 +	Finished	1440	2	FB-2	2023	2023	ROOF	Y N

**AVB**

**Accessories**

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
YARD IMPROVEMENTS AVERAGE	3	0	2023	10881	1	Y N

**Improvements - Accessory Buildings**

Bldg: 3 Code Area: 56490 Stat Class: 355 Year Blt: 2023 Eff Year Blt: 2023 Sq.Ft: 288 % Complete: 100  
 Desc: Lean-to Heavy (LTH) Dimensions: 24x12 RMV: 1940  
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 940 Adjust: Adjust RMV: 0

**Floors**

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory
Lean-to Heavy Duty	4	Finished	288	0	0	2023	2023	Exception: Y N

**Accessories**

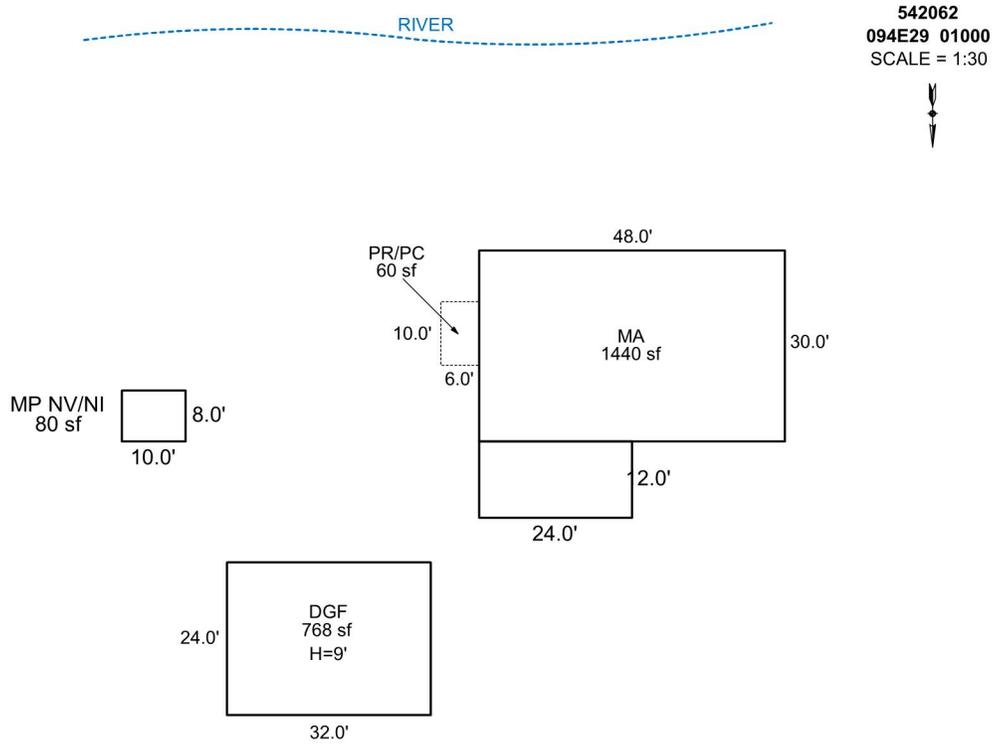
Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
No accessory data available					

# SKETCH/AREA TABLE ADDENDUM

## SUBJECT INFO

File No.: 542062 Parcel No.: 094E29 01000  
 Property Address: 35250 NORTH SANTIAM HWY SE  
 City: GATES County: MARION State: OR ZipCode: 97346  
 Owner:  
 Client: Client Address:  
 Appraiser Name: Inspection Date:

## SKETCH



Sketch by Apex Sketch

### AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	MP NV/NI	1.0	80.0	36.0	80.0
GLA1	MA	1.0	1440.0	156.0	1440.0
GAR	DGF	1.0	768.0	112.0	768.0
P/P	PR/PC	1.0	60.0	32.0	60.0

### COMMENT TABLE 1

Apex 4/05/2010 Jane  
 UPDATED BY CJURAN 07/26/2021  
 UPDATED BY CJURAN 07/28/2022 555-22-004570  
 UPDATED BY CJURAN 12/19/2022  
 UPDATED BY CJURAN 08/21/2023 555-22-008721  
 UPDATED BY CJURAN 01/18/2024

### COMMENT TABLE 2

WV #06 04/13/2021 AOG  
 #10 CL 12/19/2022  
 CL 01/04/2024

### COMMENT TABLE 3

2020 WILDFIRE  
 TAGS L2  
 TAGS L2

Net LIVABLE cnt 1 (rounded) 1,440  
 Net BUILDING cnt 1 (rounded) 80