

Acct ID: 544426 MTL: 082W15D000800 Date: 11/20/24 Appr: MDL Prop Class: 401 RMV Prop Class: 401  
 Situs: 5572 70TH AVE SE SALEM OR 97317 MaSaNh: 07 06 000 Unit: 117002 Year: 2024  
 Last Date Appraised: 07/31/2015 Appraiser: MATT LORD Retag: Y N Tag info: 2025 - NEW CONSTRUCTION (Outbuilding)  
 Owner: GOSNELL JRLT & GOSNELL, MENDELL M M TRE & Roll Type: R  
 Cycle: Tag Sales Verification Other: \_\_\_\_\_ Inspection level: 1 2 3 4 LCB TTO INSP AV: 435590  
 RMV Land: 230700 RMV Imp: 572390 RMV Total: 803090 MAV: 435590 MSAV: 0 SAV: 0  
 Comment: 24-001013 New GB

Foundation only ✓ 11/1/26

Notations 25-26 working on Foundation / Per contractor will only be unfinished inside until 2nd phase  
 No notation data available.

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	MKTA	OSD - AVERAGE	45000	05410	0

Land

Site: 1 Code Area: 05410 Size: 1.89 Acres Use Code: 004 Zone: NREST SAV Use: Exception: 0  
 Class: MBPSS Value Source: Rural at MKT Description: RMV: 185700 Exception: Y N  
 Adjustment(s): NO WATER Fire Patrol: Description:  
 Comments: 2002-03 REAPPRAISAL; 2003-04 MODIFIED LAND TABLE KKB65 10/02 //04-05: LAND SCHEDULE CHGS FOR RECALCULATION BY #29\_

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 05410 Stat Class: 143 Year Blt: 1992 Eff Year Blt: 1998 Sq.Ft: 3328 % Complete: 100  
 Desc: One Story with basement Dimensions: RMV: 568750  
 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	1664	3	FB-2	1992	1998	BATH - 2, KIT+, HVAC+, FP - 1, ROOF	Y N
Basement	4	Finished	1664	2	FB-1	1992	1992	BATH - 1, HVAC+	Y N
Garage Attached	4	Finished	528	0	0	1992	1992	ROOF	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
<del>CONCRETE DRIVEWAY</del>	4	580	1992	1602	1	Y N
<del>ROOF EXTENSION OR PATIO COVER</del>	4	310	2010	8451	1	Y N
YARD IMPROVEMENTS GOOD	4	1	1998	32736	1	Y N

Improvements - Accessory Buildings

Bldg: 2 Code Area: 05410 Stat Class: 353 Year Blt: 1997 Eff Year Blt: 1997 Sq.Ft: 432 % Complete: 100  
 Desc: Machine Shed (MS) Dimensions: 36x12 RMV: 3640  
 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
Machine Shed	5	Finished	432	0	0	1997	1997		Y N

Accessories

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

MP LTL  
Eff Yr 2019 2017  
12x18 15x18  
FAIR

ACCOUNT # \_\_\_\_\_ DATE: 11/20/24 *Foundation only* RMV CLASS \_\_\_\_\_ PROP CLASS \_\_\_\_\_  
 MTL \_\_\_\_\_ APPR \_\_\_\_\_ TAG Y N \_\_\_\_\_  
 COMMENTS: \_\_\_\_\_

RESIDENCE / MANUFACTURED STRUCTURES

ACCESSORY IMPROVEMENTS / OUTBUILDINGS

STAT \_\_\_\_\_ QLTY + - FLOOR \_\_\_\_\_  
 AREA \_\_\_\_\_ EFF AREA \_\_\_\_\_ BED \_\_\_\_\_  
 ROOF + HVAC +  
 BATH PKG: \_\_\_\_\_ BATH \_\_\_\_\_ BATH + \_\_\_\_\_ 1/2 BTH  
 FIREPLACE: \_\_\_\_\_  
 KITCHEN - +  
 YR BLT \_\_\_\_\_ EFF YR \_\_\_\_\_ ECON \_\_\_\_\_  
 % COMP \_\_\_\_\_ % GOOD \_\_\_\_\_ FUNC \_\_\_\_\_  
 EXCEPT Y N LUMP SUM: \_\_\_\_\_  
 MISC: \_\_\_\_\_  
 YI CLASS \_\_\_\_\_ F G A E  
 SKIRT + LIN FT \_\_\_\_\_  
 COMMENT: \_\_\_\_\_

STAT \_\_\_\_\_ QLTY + - FLOOR \_\_\_\_\_  
 AREA \_\_\_\_\_ EFF AREA \_\_\_\_\_ BED \_\_\_\_\_  
 ROOF + HVAC +  
 BATH PKG: \_\_\_\_\_ BATH \_\_\_\_\_ BATH + \_\_\_\_\_ 1/2 BTH  
 FIREPLACE: \_\_\_\_\_  
 KITCHEN - +  
 YR BLT \_\_\_\_\_ EFF YR \_\_\_\_\_ ECON \_\_\_\_\_  
 % COMP \_\_\_\_\_ % GOOD \_\_\_\_\_ FUNC \_\_\_\_\_  
 EXCEPT Y N LUMP SUM: \_\_\_\_\_  
 MISC: \_\_\_\_\_  
 YI CLASS \_\_\_\_\_ F G A E  
 SKIRT + LIN FT \_\_\_\_\_  
 COMMENT: \_\_\_\_\_

STAT \_\_\_\_\_ QLTY + - FLOOR \_\_\_\_\_  
 AREA \_\_\_\_\_ EFF AREA \_\_\_\_\_ BED \_\_\_\_\_  
 ROOF + HVAC +  
 BATH PKG: \_\_\_\_\_ BATH \_\_\_\_\_ BATH + \_\_\_\_\_ 1/2 BTH  
 FIREPLACE: \_\_\_\_\_  
 KITCHEN - +  
 YR BLT \_\_\_\_\_ EFF YR \_\_\_\_\_ ECON \_\_\_\_\_  
 % COMP \_\_\_\_\_ % GOOD \_\_\_\_\_ FUNC \_\_\_\_\_  
 EXCEPT Y N LUMP SUM: \_\_\_\_\_  
 MISC: \_\_\_\_\_  
 YI CLASS \_\_\_\_\_ F G A E  
 SKIRT + LIN FT \_\_\_\_\_  
 COMMENT: \_\_\_\_\_

TYPE 1ST  
 STAT / CLASS \_\_\_\_\_  
 SIZE 60x80 4000  
 FAIR  
 AVERAGE  
 GOOD  
 EXCELLENT  
 BATH 2(1/2)  
 YR BLT 2024  
 EFF YR 2024  
 % COMP \_\_\_\_\_  
 EXCEPT Y N  
 MISC: \_\_\_\_\_  
 COMMENT: \_\_\_\_\_

COMMENT: \_\_\_\_\_

TYPE ATHF  
 STAT / CLASS \_\_\_\_\_  
 SIZE 3600  
 FAIR  
 AVERAGE  
 GOOD  
 EXCELLENT  
 BATH \_\_\_\_\_  
 YR BLT 2024  
 EFF YR 2024  
 % COMP \_\_\_\_\_  
 EXCEPT Y N  
 MISC: \_\_\_\_\_  
 COMMENT: \_\_\_\_\_

COMMENT: \_\_\_\_\_

TYPE 2ND  
 STAT / CLASS \_\_\_\_\_  
 SIZE 20x60 1200  
 FAIR  
 AVERAGE  
 GOOD  
 EXCELLENT  
 BATH 1/2  
 YR BLT 2024  
 EFF YR 2024  
 % COMP \_\_\_\_\_  
 EXCEPT Y N  
 MISC: \_\_\_\_\_  
 COMMENT: \_\_\_\_\_

COMMENT: \_\_\_\_\_

TYPE ATU  
 STAT / CLASS \_\_\_\_\_  
 SIZE 1600  
 FAIR  
 AVERAGE  
 GOOD  
 EXCELLENT  
 BATH \_\_\_\_\_  
 YR BLT 2024  
 EFF YR 2024  
 % COMP \_\_\_\_\_  
 EXCEPT Y N  
 MISC: \_\_\_\_\_  
 COMMENT: \_\_\_\_\_

COMMENT: \_\_\_\_\_

LTH  
23x36  
2024 YR

BSMNT  
20x60 = 2005F  
1BA  
2024

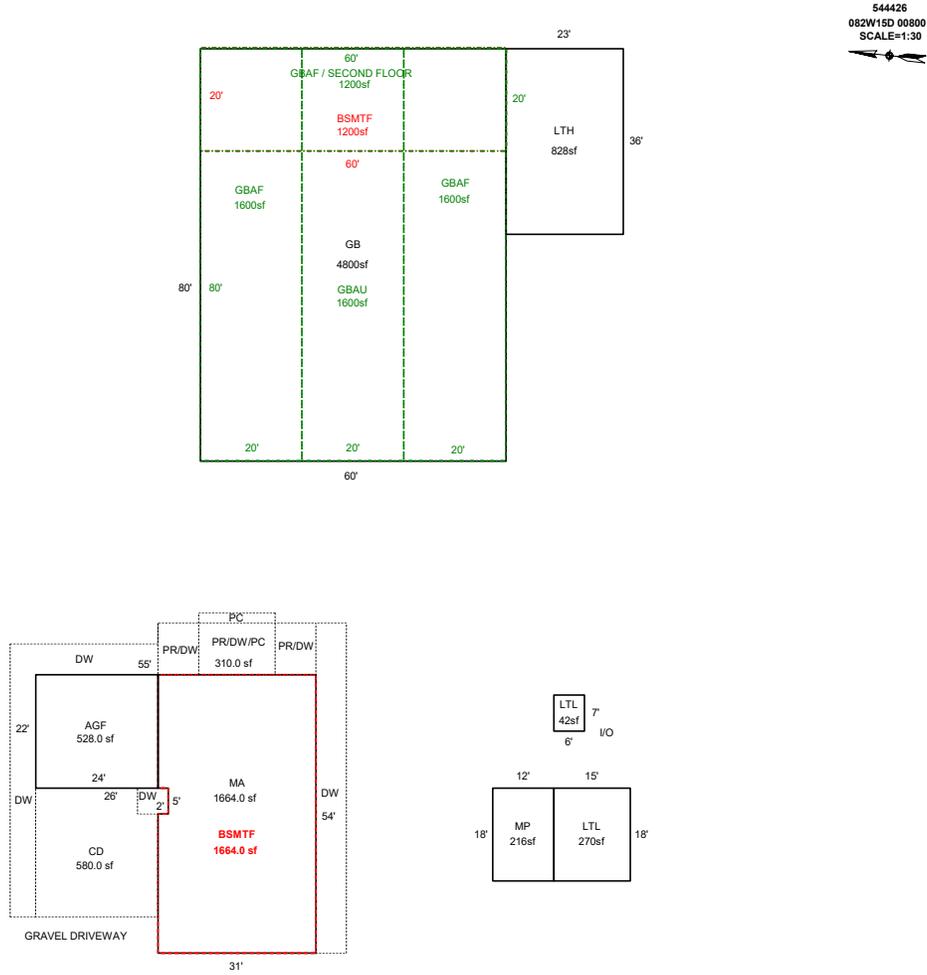
PKB Good

# SKETCH/AREA TABLE ADDENDUM

## SUBJECT INFO

File No.: 544426 Parcel No.: 082W15D 00800  
 Property Address: 5572 70TH 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	GB	1.0	4800.0	280.0	
	LTH	1.0	828.0	118.0	
	MP	1.0	216.0	60.0	
	LTL	1.0	270.0	66.0	
	LTL	1.0	42.0	26.0	6156.0
GBA2	GBAF / SECOND F	1.0	1200.0	160.0	
	GBAF	1.0	1600.0	200.0	
	GBAU	1.0	1600.0	200.0	
	GBAF	1.0	1600.0	200.0	6000.0
GLA0	BSMTF	1.0	1664.0	174.0	1664.0
GLA1	MA	1.0	1664.0	174.0	1664.0
BSMT	BSMTF	1.0	1200.0	160.0	1200.0
GAR	AGF	1.0	528.0	92.0	528.0
P/P	CD	1.0	580.0	98.0	
	PR/DW/PC	1.0	310.0	82.0	890.0
	Net LIVABLE	cnt	0 (rounded)		3,328
	Net BUILDING	cnt	9 (rounded)		12,156

### COMMENT TABLE 1

DRAWN BY JRONDEMA 8/6/15  
 UPDATED BY CLOBERG 09/09/24 24-001813 GB  
 UPDATED BY CLOBERG 12/20/24

### COMMENT TABLE 2

MDL 11/20/24

### COMMENT TABLE 3

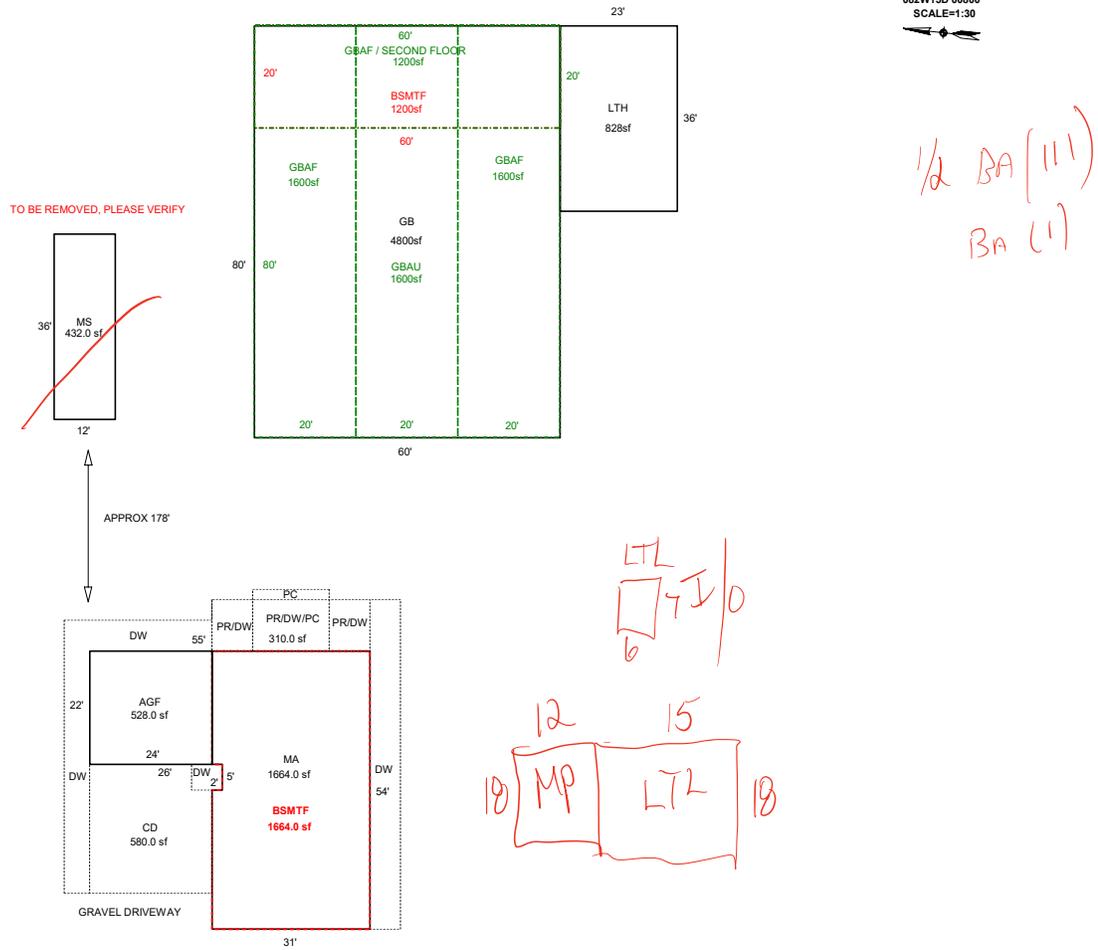
TAGS L2

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## SKETCH



Sketch by ApexSketch

### AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	MS	1.0	432.0	96.0	
	GB	1.0	4800.0	280.0	
	LTH	1.0	828.0	118.0	6060.0
GBA2	GBAF / SECOND F	1.0	1200.0	160.0	
	GBAF	1.0	1600.0	200.0	
	GBAU	1.0	1600.0	200.0	
	GBAF	1.0	1600.0	200.0	6000.0
GLA0	BSMTF	1.0	1664.0	174.0	1664.0
GLA1	MA	1.0	1664.0	174.0	1664.0
BSMT	BSMTF	1.0	1200.0	160.0	1200.0
GAR	AGF	1.0	528.0	92.0	528.0
P/P	CD	1.0	580.0	98.0	
	PR/DW/PC	1.0	310.0	82.0	890.0
	Net LIVABLE	cnt	1 (rounded)		3,328
	Net BUILDING	cnt	7 (rounded)		12,060

### COMMENT TABLE 1

DRAWN BY JRONDEMA 8/6/15  
 UPDATED BY CLOBERG 09/09/24 24-001813 GB

### COMMENT TABLE 2

### COMMENT TABLE 3