

Acct ID: 556295 MTL: 106E22AD01100 Date: **10/2/24** Appr: **CLUKE** Prop Class: 459 RMV Prop Class: 459  
 Situs: 49870 NORTH SANTIAM HWY SE IDANHA OR 97350 MaSaNh: 01 06 000 Unit: 109495 Year: 2024  
 Last Date Appraised: 01/04/2024 Appraiser: CLINT LUKE Retag: Y **N** Tag info: 2025 - Tags/Permit (Completion)  
 Owner: FRASER, PHILLIP JOHN Roll Type: R  
 Cycle **1** Tag **1** Sales Verification Other: \_\_\_\_\_ Inspection level: 1 2 3 **4** LCB TTO INSP AV: 142600  
 RMV Land: 198120 RMV Imp: 200990 RMV Total: 399110 MAV: 87880 MSAV: 0 SAV: 0  
 Comment: 24-25 L2 1/4/24 CLUKE

**INPUT 11.26.24 CLUKE**

Notations **23-003680 FINAL 9/6/24**

RP/MS	Code	Description
MS	PERM	PERMANENTLY DISQUALIFIED FROM FARM/FOREST
RP	PERM	PERMANENTLY DISQUALIFIED FROM FARM/FOREST

**OSDs**

Count	Code	Description	RMV	Code Area	Exception
1	MKTN	OSD - NO LANDSCAPE	30000	56520	0

**Land**

Site: 1 Code Area: 56520 Size: 1.34 Acres Use Code: 005 Zone: REST SAV Use: Exception: 0  
 Class: Value Source: Permanently Disqualified Description: RMV: 168120 Exception: Y N  
 Adjustment(s): H2OGR Fire Patrol: SA004 Description: FIRE PATROL  
 Comments: 24-25: No soil class identified in aerial layer.

**Improvements - Residence / Manufactured Structures**

Bldg: 1 Code Area: 56520 Stat Class: 467 + Year Blt: 1998 Eff Year Blt: 1998 Sq.Ft: 1040 % Complete: 100  
 Desc: MANUF STRUCT, CLASS 6, 26' THROUGH 28' WIDE DOUBLE Dimensions: RMV: 70480  
 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	6 +	Finished	1040	3	FB-2	1998	1998	BATH - 2, FP - 1, KIT-, HVAC+, ROOF, SKRT+	Y N

**Accessories**

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

Bldg: 2 Code Area: 56520 Stat Class: 108 Year Blt: 1998 Eff Year Blt: 1998 Sq.Ft: 0 % Complete: 100  
 Desc: Residential Other Improvements Dimensions: RMV: 17970  
 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
No floor data available									

**Accessories**

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
YARD IMPROVEMENTS AVERAGE	3	0	1998	14731	1

Bldg: 3 Code Area: 56520 Stat Class: 132 + Year Blt: 2023 Eff Year Blt: 2023 Sq.Ft: 818 % Complete: 70/100  
 Desc: Multi Story above grade Dimensions: RMV: 112540  
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 54720 Adjust: Adjust RMV: 0

**Floors**

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception
First Floor	3 +	Finished	641	2	FB-1	2023	2023	HVAC, ROOF, BATH	Y N
Attic	3 +	Finished	177	0	0	2023	2023	HVAC	Y N

**Accessories**

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

**Improvements - Accessory Buildings**

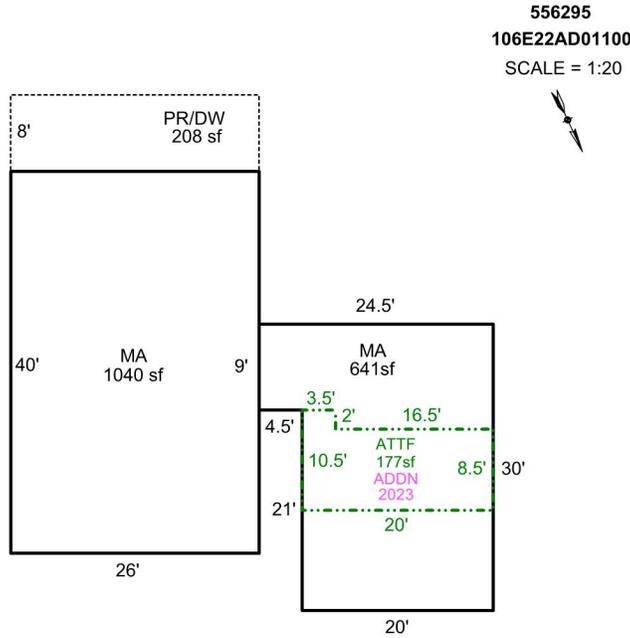
No improvement data available for all other stat class types.

# SKETCH/AREA TABLE ADDENDUM

## SUBJECT INFO

File No.: 556295 Parcel No.: 106E22AD01100  
 Property Address: 49870 NORTH SANTIAM HY SE  
 City: IDANHA County: MARION State: OR ZipCode: 97350  
 Owner:  
 Client: Client Address:  
 Appraiser Name: Inspection Date:

## SKETCH



### AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.0	1040.0	132.0	
	MA	1.0	640.5	109.0	1680.5
GLA2	ATTF	1.0	177.0	61.0	177.0
P/P	PR/DW	1.0	208.0	68.0	208.0

### COMMENT TABLE 1

DRAWN BY JRONDEMA 9/6/18  
 UPDATED BY CJURAN 08/21/2023 555-23-003680  
 UPDATED BY CJURAN 01/25/2024

### COMMENT TABLE 2

CL 01/04/2024

### COMMENT TABLE 3

TAGS L2

Net LIVABLE                      cnt                      3                      (rounded)                      1,858