

Acct ID: 518204 MTL: 062W03A000800 Date: 10/13/24 Appr: JJS Prop Class: 551 RMV Prop Class: 451  
 Situs: 11093 71ST AVE NE SALEM OR 97305 MaSaNh: 02 06 000 Unit: 45935 Year: 2024  
 Last Date Appraised: 05/10/2024 Appraiser: JORDAN SCHULTZ Retag: Y N Tag info: 2025 - Tags/Permit (Alt Energy System)  
 Owner: GUYER, IAN K & GUYER, JUDY E Roll Type: R  
 Cycle Tag Sales Verification Other: \_\_\_\_\_ Inspection level: 1 2 3 4 LCB TTO INSP AV: 293572  
 RMV Land: 341750 RMV Imp: 397820 RMV Total: 739570 MAV: 237760 MSAV: 55812 SAV: 120195  
 Comment: 24-25: L2 5.10.24 JJS  
 LEVEL 4 C19 4.14.20 CL10//

**Notations** Add solar, I was here for cycle in 5/24

RP/MS	Code	Description
RP	ZONED	FARM EFU ZONED

**OSDs**

Count	Code	Description	RMV	Code Area	Exception
1	SAA	SA OSD - AVERAGE	45000	01600	0

**Land**

Site: 1	Code Area: 01600	Size: 1.00 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class:	Value Source: Farm Homesite	Description:			RMV: 108700	Exception: Y N
Adjustment(s):	GSOIL		Fire Patrol:		Description:	
Comments: Liability year - 2009 / 00100030						
Site: 2	Code Area: 01600	Size: 1.00 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 2BD	Value Source: Farm Use - EFU	Description: TWO BENCH DRY			RMV: 119570	Exception: Y N
Adjustment(s):	GSOIL		Fire Patrol:		Description:	
Comments: Liability year - 1983 / 100030; 1-14-02: onsite shows electric fence and goats, changing .63 acres to woodlot-m						
Site: 3	Code Area: 01600	Size: 0.63 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: WOOD D	Value Source: Woodlot	Description: FARM WOODLOT			RMV: 68480	Exception: Y N
Adjustment(s):	GSOIL		Fire Patrol:		Description:	
Comments: Liability year - 1983 / 1-14-02: onsite shows electric fence and goats, changing .63 acres to woodlot-m						

**Improvements - Residence / Manufactured Structures**

Bldg: 1	Code Area: 01600	Stat Class: 141	Year Blt: 1971	Eff Year Blt: 1992	Sq.Ft: 2015	% Complete: 100
Desc: One Story Only					Dimensions:	RMV: 314330
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	2015	3	FB-1/ HB-1	1971	1992	BATH - 1, BTH - 1, KIT, ROOF, HVAC, FP - 1	Y N

**Accessories**

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
YARD IMPROVEMENTS GOOD	4	0	1992	31620	1

Bldg: 2	Code Area: 01600	Stat Class: 148	Year Blt: 1971	Eff Year Blt: 1971	Sq.Ft: 0	% Complete: 100
Desc: Res other improvements					Dimensions:	RMV: 38910
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	Unfinished	440	0	0	1971	1971	ROOF	Y N

**Accessories**

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

**Improvements - Accessory Buildings**

Bldg: 3	Code Area: 01600	Stat Class: 351	Year Blt: 1995	Eff Year Blt: 2009	Sq.Ft: 3100	% Complete: 100
Desc: General Purpose Building (GB)					Dimensions: 62x50	RMV: 43870
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
General Purpose Bldg	5	Finished	3100	0	0	1995	2009	FAIR	Y N

**Accessories**

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

Bldg: 4    Code Area: 01600    Stat Class: 355    Year Blt: 1995    Eff Year Blt: 1995    Sq.Ft: 240    % Complete: 100  
Desc: Lean-to Heavy (LTH)    Dimensions: 12x20    RMV: 710  
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: Y N
Lean-to Heavy Duty	4	Finished	240	0	0	1995	1995		

**Accessories**

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

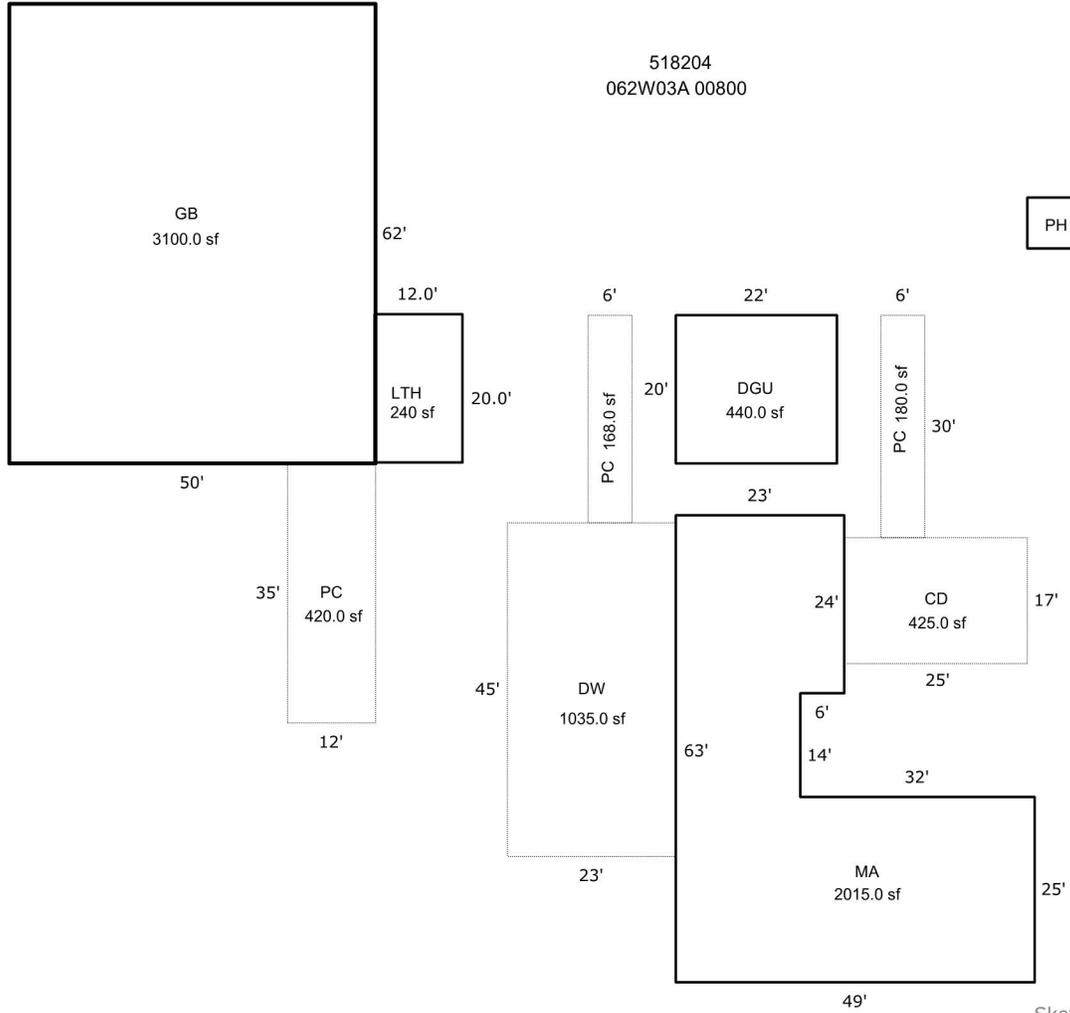
905    Silver    \$20 K    2024    New

# SKETCH/AREA TABLE ADDENDUM

## SUBJECT INFO

File No.: 518204 Parcel No.: 062W03A 00800  
 Property Address: 11093 71ST AVE NE  
 City: SALEM County: State: OR ZipCode: 97305  
 Owner:  
 Client: Client Address:  
 Appraiser Name: Inspection Date:

## SKETCH



### AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	GB	1.0	3100.0	224.0	3100.0
GLA1	MA	1.0	2015.0	236.0	2015.0
GAR	DGU	1.0	440.0	84.0	
	LTH	1.0	240.0	64.0	680.0
P/P	DW	1.0	1035.0	136.0	
	PC	1.0	425.0	84.0	
	PC	1.0	180.0	72.0	
	PC	1.0	168.0	68.0	
	PC	1.0	420.0	94.0	2228.0
	Net LIVABLE	cnt	1 (rounded)		2,015
	Net BUILDING	cnt	1 (rounded)		3,100

### COMMENT TABLE 1

DRAWN BY AC 5/21/10  
 UPD BY WW 5.29.24

### COMMENT TABLE 2

JJS 5.10.24  
*JJS 10.3.24*

### COMMENT TABLE 3

CYCLE L2  
*TAYS L4*

