

Acct ID: 528381 MTL: 081W200001300 Date: **12-3-24** Appr: **LUKE** Prop Class: 551 RMV Prop Class: 551
 Situs: 11278 SIMPSON RD SE AUMSVILLE OR 97325 MaSaNh: 01 06 000 Unit: 59957 Year: 2024

INPUT 12-16-24 LUKE

Last Date Appraised: 12/04/2020 Appraiser: CLINT LUKE Retag: Y Tag info: 2025 - Tags/Permit (Addition)
 Owner: ALAN & ANGELA RASMUSSEN TR Roll Type: R
 Cycle: Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 419080
 RMV Land: 572990 RMV Imp: 662660 RMV Total: 1235650 MAV: 388680 MSAV: 30400 SAV: 77147
 Comment: LEVEL 2 12.4.20 CL10//

Notations

24-000037 Add NEW GB + 2TB Per TRC

RP/MS	Code	Description
RP	ZONED	FARM EFU ZONED

OSDs **Chris 1/15/25**

Count	Code	Description	RMV	Code Area	Exception
1	SAA	SA OSD - AVERAGE	45000	05558	0

Land

Site: 1 Code Area: 05558 Size: 1.00 Acres Use Code: 005 Zone: **REST** SAV Use: 011 Exception: 0
 Class: Value Source: Farm Homesite Description: RMV: 25360 Exception: Y N
 Adjustment(s): GSOIL, IRR, WASTE Fire Patrol: Description:
 Comments: Liability year - 2009 / 02-03: REAPPRAISAL

Site: 2 Code Area: 05558 Size: 12.00 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 2HI Value Source: Farm Use - EFU Description: TWO HILL IRR RMV: 350010 Exception: Y N
 Adjustment(s): GSOIL, IRR, WASTE Fire Patrol: Description:
 Comments: Liability year - 1980 / 08-09: CHG 4 HILL TO 2HILL// 08-09: 8 BENCH PROJECT, CHG 8HILL TO 4 HILL (3 AC) AND 2 ACRES TO WOODLOT-M// 560050: 01-02; CHANGED SOIL CLASS FROM 3 HILL IRR TO 4 HILL IRR

Site: 3 Code Area: 05558 Size: 4.00 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 4HD Value Source: Farm Use - EFU Description: FOUR HILL DRY RMV: 101450 Exception: Y N
 Adjustment(s): GSOIL, IRR, WASTE Fire Patrol: Description:
 Comments: Liability year - 1980 / 08-09: 8 BENCH PROJECT, CHG 8HILL BY MOVING 2 ACRES TO WOODLOT-M AND 3 ACRES CHG TO 4HILL// 560050

Site: 4 Code Area: 05558 Size: 0.58 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: WST Value Source: WASTE RURAL Description: Rural WASTELAND RMV: 440 Exception: Y N
 Adjustment(s): GSOIL, IRR, WASTE Fire Patrol: Description:
 Comments: Liability year - 1980 / 560050

Site: 5 Code Area: 05558 Size: 2.00 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: WOOD Value Source: Woodlot Description: FARM WOODLOT RMV: 50730 Exception: Y N
 Adjustment(s): GSOIL, IRR, WASTE Fire Patrol: Description:
 Comments: Liability year - 1980 / 08-09: 8 BENCH PROJECT, CHG 8HILL BY MOVING 2 ACRES TO WOODLOT-M AND 3 ACRES CHG TO 4HILL// 560050

Improvements - Residence / Manufactured Structures

Bldg: 2 Code Area: 05558 Stat Class: 151 Year Blt: 1997 Eff Year Blt: 2005 Sq.Ft: 2903 % Complete: 100
 Desc: One Story Only Dimensions: RMV: 603060
 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	5	Finished	2903	4	FB-2/ HB-1	1997	2005	BATH - 2, BTH - 1, KIT, ROOF, HVAC+, FP - 1	Exception: Y N
Garage Attached	5	Finished	624	0	0	1997	1997	ROOF	Exception: Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
CONCRETE DRIVEWAY	5	484	1997	1369	1	Exception: Y N
DECK	5	40	1997	766	1	Exception: Y N
DECK	5	188	1997	3598	1	Exception: Y N
ROOF EXTENSION OR PATIO COVER	5	40	1997	1009	1	Exception: Y N

Bldg: 5 Code Area: 05558 Stat Class: 108 Year Blt: 2002 Eff Year Blt: 2002 Sq.Ft: 0 % Complete: 100
 Desc: Residential Other Improvements Dimensions: RMV: 5220
 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	Exception: Y N		
PATIO	1	264	2002	1307	1	Exception: Y N		
PATIO	1	600	2002	2970	1	Exception: Y N		

PT OF Y1

Improvements - Accessory Buildings

Bldg: 1 Code Area: 05558 Stat Class: 341 Year Blt: 1997 Eff Year Blt: 2008 Sq.Ft: 648 % Complete: 100
 Desc: Multi Purpose Shed (MP) Dimensions: 18x18 RMV: 17570
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception: Y N
Finished Office	6	Finished	324	0	0	2008	2008	FAIR	Exception: Y N
Multi-Purpose Bldg	6	Finished	324	0	0	1997	2008		Exception: Y N

NC

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception: Y N		
CONCRETE DRIVEWAY	6	32	2008	123	1	Exception: Y N		
ROOF EXTENSION OR PATIO COVER	6	32	2008	740	1	Exception: Y N		

NC

Bldg: 3 Code Area: 05558 Stat Class: 351 Year Blt: 2002 Eff Year Blt: 2003 Sq.Ft: 1916 % Complete: 100
 Desc: General Purpose Building (GB) Dimensions: RMV: 34790
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception: Y N
General Purpose Bldg	6	Finished	1436	0	0	2002	2003	AVG	Exception: Y N
Finished Office	6	Finished	480	0	0	2003	2003		Exception: Y N

NC

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception: Y N		
No accessory data available								

Bldg: 4 Code Area: 05558 Stat Class: 355 Year Blt: 2002 Eff Year Blt: 2007 Sq.Ft: 440 % Complete: 100
 Desc: Lean-to Heavy (LTH) Dimensions: 44x10 RMV: 2020
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception: Y N
Lean-to Heavy Duty	4	Finished	440	0	0	2002	2007		Exception: Y N

NC

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception: Y N		
No accessory data available								

GB 5 50x72 AVE 2025 NEW 2025
 GB 4V 24x50 2025 NEW 2025
 LTE 14x68 NEW 2025



12/3/24



12/3/24

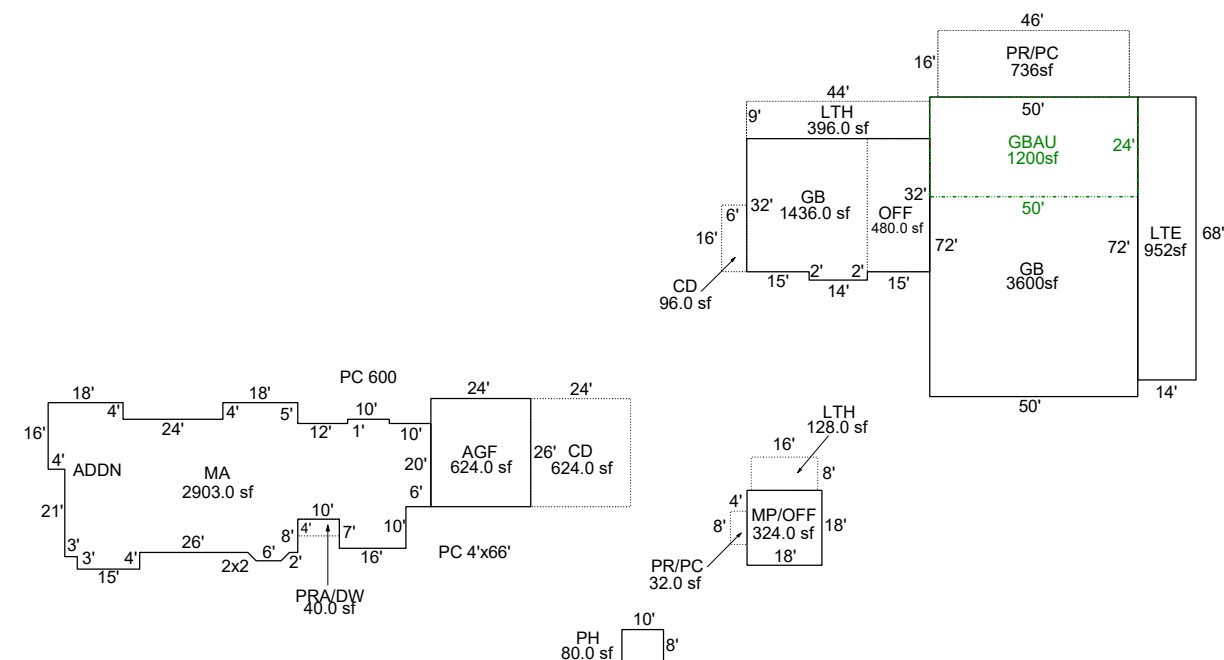
SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 528381 Parcel No.: 081W20 01300
 Property Address: 11278 SIMPSON RD SE
 City: AUMSVILLE County: MARION State: OR ZipCode: 97325
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH

528381
081W20 01300
SCALE = 1:50



Sketch by ApexSketch

AREA CALCULATIONS SUMMARY						COMMENT TABLE 1	
Code	Description	Factor	Net Size	Perimeter	Net Totals		
GBA1	MP	1.0	324.0	72.0		DRAWN BY JRONDEMA 1/26/18 UPDATED BY CHRIS 10/17/19 UPD BY PH 10.29.19 UPDATED BY CJURAN 02/25/2021 UPDATED BY CJURAN 02/14/2024 24-000037 GB UPDATED BY CLOBERG 12/05/24	
	GB	1.0	1436.0	156.0			
	LTH	1.0	396.0	106.0			
	PH	1.0	80.0	36.0			
	OFF	1.0	480.0	94.0			
	GB	1.0	3600.0	244.0			
	LTE	1.0	952.0	164.0	7268.0		
GBA2	GBAU	1.0	1200.0	148.0	1200.0	COMMENT TABLE 2 COMMENT TABLE 3 ADDN/BP#19-006918 CL #10 12/04/2020 CLUKE 12/03/24 TAGS TAGS L2	
GBA3	LTH	1.0	128.0	48.0	128.0		
GLA1	MA	1.0	2903.0	289.7	2903.0		
P/P	PR/PC	1.0	736.0	124.0	736.0		
YI	PRA/DW	1.0	40.0	28.0			
	PR/PC	1.0	32.0	24.0	72.0		
	Net LIVABLE	cnt	0 (rounded)		2,903		
	Net BUILDING	cnt	9 (rounded)		8,596		