

Acct ID: 540343 MTL: 091E08D001500 Date: 12/31/24 Appr: GENCE Prop Class: 451 RMV Prop Class: 451  
 Situs: 17434 OLD MEHAMA RD SE STAYTON OR 97383 MaSaNh: 01 06 000 Unit: 149660 Year: 2025

Last Date Appraised: 08/23/2011 Appraiser: CLINT LUKE Retag: Y  Tag info: \_\_\_\_\_

Owner: DAISY HOLDING COMPANY LLC - FLIPPERS Roll Type: R

Cycle Tag Sales Verification Other: \_\_\_\_\_ Inspection level: 1 2 3 4  LCB TTO INSP AV: 134380

RMV Land: 250000 RMV Imp: 147210 RMV Total: 397210 MAV: 134380 MSAV: 0 SAV: 0

Comment: MLS 815244 DOM 117 LP 339,900, SP 305,000 (30)  
MLS 822256 ACTIVE UNDER CONTRACT LP 499,900

IMPRA  
GENCE

**Notations**

No notation data available.

**OSDs**

Count	Code	Description	RMV	Code Area	Exception
1	MKTF	OSD - FAIR	40000	29540	0

**Land**

Site: 1 Code Area: 29540 Size: 1.00 Acres Use Code: 005 Zone: REST SAV Use: \_\_\_\_\_ Exception: 0  
 Class: Value Source: Rural Restrictive Description: \_\_\_\_\_ RMV: 210000 Exception: Y N  
 Adjustment(s): \_\_\_\_\_ Fire Patrol: \_\_\_\_\_ Description: \_\_\_\_\_  
 Comments: 01-02: UPDATE OF MKT VALUE TO REFLECT PT WITH R40726/R40727 02-03: REAPPRAISAL

**Improvements - Residence / Manufactured Structures**

Bldg: 1 Code Area: 29540 Stat Class: 131 Year Blt: 1940 Eff Year Blt: 1940 Sq.Ft: 1122 % Complete: 100  
 Desc: One Story Only Dimensions: \_\_\_\_\_ RMV: 115230  
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: \_\_\_\_\_ Adjust RMV: 0

GUT TO STUDS  
AND ALL NEW

**Floors**

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception
First Floor	3	Finished	1122	3	FB-2	1940	1940	FP - 1, HVAC, REFR, KIT-, BATH - 2	Y N

2020  
MW AVS

**Accessories**

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
ENCLOSED PORCH	3	108	1940	2041	1	Y N
YARD IMPROVEMENTS AVERAGE	3	1	1940	12134	1	Y N

WC

Bldg: 2 Code Area: 29540 Stat Class: 138 Year Blt: 1985 Eff Year Blt: 1985 Sq.Ft: 0 % Complete: 100  
 Desc: Res other improvements Dimensions: 20x21 RMV: 30410  
 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	3	Unfinished	420	0	0	1985	1985	ROOF	Y N

**Accessories**

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

**Improvements - Accessory Buildings**

Bldg: 3 Code Area: 29540 Stat Class: 341 Year Blt: 1983 Eff Year Blt: 1983 Sq.Ft: 136 160 % Complete: 100  
 Desc: Multi Purpose Shed (MP) Dimensions: 17x8 RMV: 570  
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: 10x16 Adjust RMV: 0

**Floors**

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception
Multi-Purpose Bldg	<u>6</u>	Finished	136	0	0	1983	1983	<u>AVS</u>	Y N

2020  
AVS

**Accessories**

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

Bldg: 4 Code Area: 29540 Stat Class: 341 Year Blt: 1986 Eff Year Blt: 1986 Sq.Ft: 144 % Complete: 100  
 Desc: Multi Purpose Shed (MP) Dimensions: 16x9 RMV: 1000  
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: 8x13 Adjust RMV: 0

**Floors**

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception
No floor data available									

LTE

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception: Y	N
Multi-Purpose Bldg	5	Finished	144	0	0	1986	1996	FAIR		
<b>Accessories</b>										
Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity					
No accessory data available										

UE

2020

N

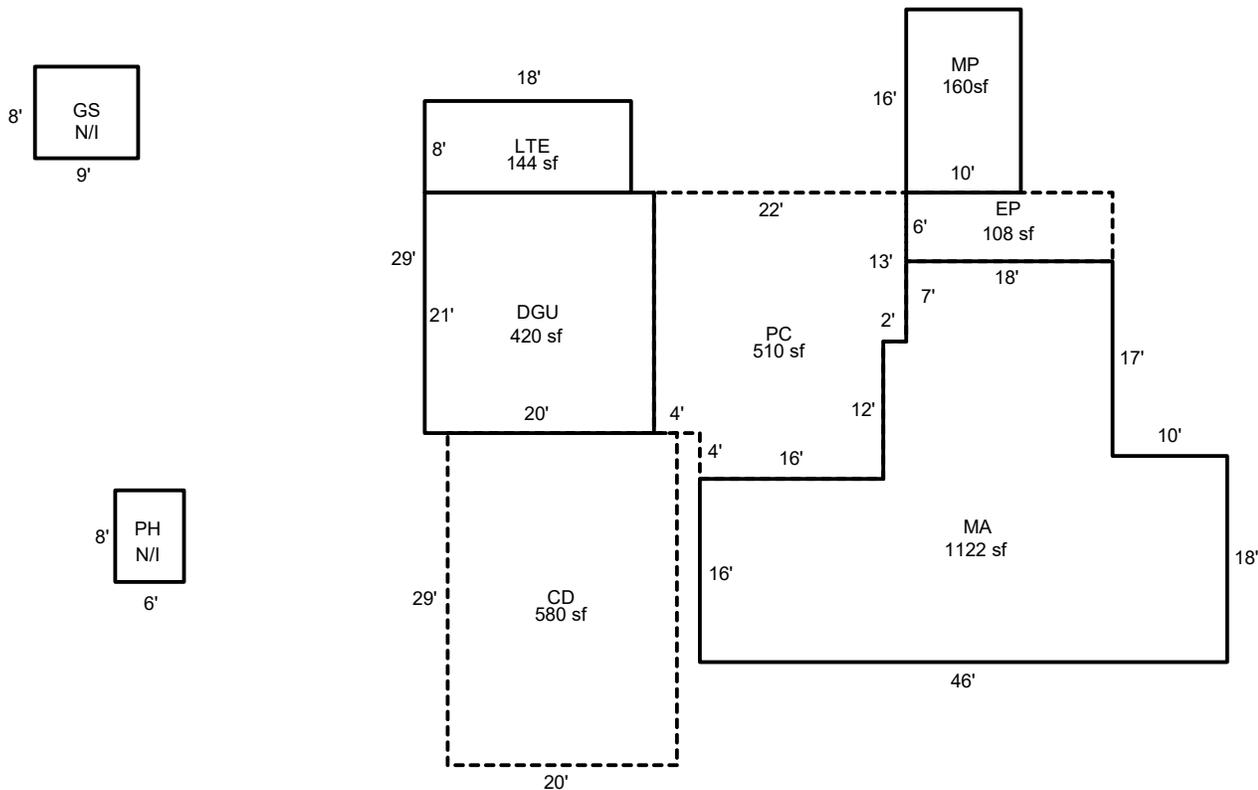
# SKETCH/AREA TABLE ADDENDUM

## SUBJECT INFO

File No.: 540343 Parcel No.: 091E08D 01500  
 Property Address: 17434 OLD MEHAMA RD SE  
 City: STAYTON County: MARION State: OR ZipCode: 97383  
 Owner:  
 Client: Client Address:  
 Appraiser Name: Inspection Date:

## SKETCH

540343  
091E08D 01500  
SCALE=1:20



Sketch by ApexSketch

### AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	MP	1.0	160.0	52.0	
	LTE	1.0	144.0	52.0	304.0
GLA1	MA	1.0	1122.0	162.0	1122.0
GAR	DGU	1.0	420.0	82.0	420.0
P/P	EP	1.0	108.0	48.0	
	PC	1.0	510.0	94.0	
	CD	1.0	580.0	98.0	1198.0
	Net LIVABLE	cnt	0 (rounded)		1,122
	Net BUILDING	cnt	2 (rounded)		304

### COMMENT TABLE 1

DRAWN BY JRONDEMA 8/9/18  
 UPDATED BY CLOBERG 01/07/25

### COMMENT TABLE 2

CLUKE 12/31/24

### COMMENT TABLE 3

SV L4