

Acct ID: 514009 MTL: 051W210003000 Date: 12/11/24 Appr: JJS Prop Class: 551 RMV Prop Class: 451  
 Situs: 13669 MCKEE SCHOOL RD NE WOODBURN OR 97071 MaSaNh: 02 06 000 Unit: 62878 Year: 2024  
 Last Date Appraised: 12/19/2023 Appraiser: JORDAN SCHULTZ Retag: Y N Tag info: 2025 - Tags/Permit (Completion)  
 Owner: GOLDEN, JEREMIAH S Roll Type: R  
 Cycle ag Sales Verification Other: \_\_\_\_\_ Inspection level: 1 2 3 4 LCB TTO INSP AV: 436640  
 RMV Land: 376220 RMV Imp: 774720 RMV Total: 1150940 MAV: 227140 MSAV: 59610 SAV: 141839  
 Comment: 24-25: L2 12.19.23 JJS  
 23-24: L2 02.08.23 GRH

Notations MA @ 100/1.

RP/MS	Code	Description
MS	ZONED	FARM EFU ZONED
RP	ZONED	FARM EFU ZONED

Chris 1/14/25

Count	Code	Description	RMV	Code Area	Exception
1	MKTN	OSD - NO LANDSCAPE	30000	03470	0
1	SAA	SA OSD - AVERAGE	45000	03470	0

Site	Code Area	Size	Use Code	Zone	SAV Use	Exception
Site: 2	Code Area: 03470	Size: 1.00 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 2BD	Value Source: Farm Homesite	Description: TWO BENCH DRY			RMV: 131880	Exception: Y N
Adjustment(s): GSOIL, IRR		Fire Patrol:	Description:			
Comments: Liability year - 2009 / 10300150						
Site: 3	Code Area: 03470	Size: 0.50 Acres	Use Code: 005	Zone: REST	SAV Use:	Exception: 0
Class: 2BD	Value Source: Market Homesite	Description: TWO BENCH DRY			RMV: 65930	Exception: Y N
Adjustment(s): GSOIL, IRR		Fire Patrol:	Description:			
Comments: 10300150						
Site: 4	Code Area: 03470	Size: 0.75 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 2BI	Value Source: Farm Use - EFU	Description: TWO BENCH IRR			RMV: 103410	Exception: Y N
Adjustment(s): GSOIL, IRR		Fire Patrol:	Description:			
Comments: Liability year - 1977 / 10300150						

Improvements - Residence / Manufactured Structures

Bldg: 1	Code Area: 03470	Stat Class: 143	Year Blt: 1950	Eff Year Blt: 1965	Sq.Ft: 1440	% Complete: 100
Desc: One Story with basement			Dimensions:		RMV: 294760	
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
First Floor	4	Finished	1440	4	FB-2	1950	1965	BATH - 2, KIT-, ROOF, HVAC	Y N
Basement	4	Unfinished	1440	0	0	1950	1965		Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
YARD IMPROVEMENTS AVERAGE	4	1	1965	20088	1	Y N

Bldg: 8	Code Area: 03470	Stat Class: 142	Year Blt: 2022	Eff Year Blt: 2022	Sq.Ft: 2612	% Complete: 100
Desc: Multi Story above grade			Dimensions:		RMV: 476940	
Func Obsc: 100	Econ %: 100	Other %: 100	Exception: 149890	Adjust:	Adjust RMV: 0	

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception
First Floor	4	Finished	1652	1	FB-1/ HB-1	2022	2022	KIT-, ROOF, HVAC+, FP - 1, BATH - 1, BTH - 1	Y N
Second Floor	4	Finished	960	2	FB-1	2022	2022	BATH - 1, HVAC+, FP - 1	Y N
Garage Attached	4	Finished	489	0	0	2022	2022	ROOF	Y N

Accessories

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

Improvements - Accessory Buildings

Bldg: 3	Code Area: 03470	Stat Class: 353	Year Blt: 1988	Eff Year Blt: 1988	Sq.Ft: 900	% Complete: 100
---------	------------------	-----------------	----------------	--------------------	------------	-----------------

Desc: Machine Shed (MS)

Dimensions: 36x25

RMV: 2700

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
Machine Shed	4	Finished	900	0	0	1988	1988	Exception: Y N

**Accessories**

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

Bldg: 6 Code Area: 03470 Stat Class: 341 Year Blt: Eff Year Blt: Sq.Ft: 80 % Complete: 100  
 Desc: Multi Purpose Shed (MP) Dimensions: 10x8 RMV: 0  
 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
Multi-Purpose Bldg	4	Finished	80	0	0	0	0	Exception: Y N

**Accessories**

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

Bldg: 7 Code Area: 03470 Stat Class: 341 Year Blt: Eff Year Blt: Sq.Ft: 80 % Complete: 100  
 Desc: Multi Purpose Shed (MP) Dimensions: RMV: 320  
 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
Multi-Purpose Bldg	5	Finished	80	0	0	0	0	FAIR Exception: Y N

**Accessories**

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



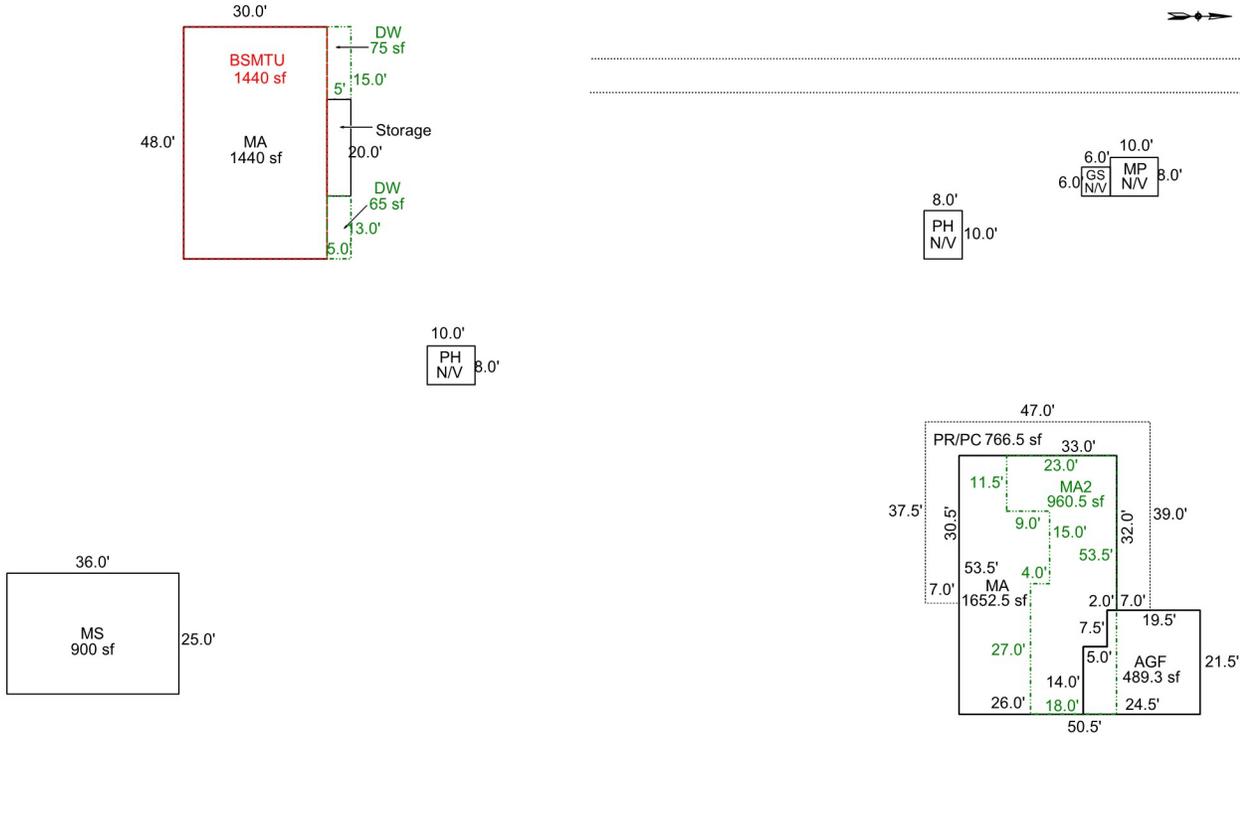
# SKETCH/AREA TABLE ADDENDUM

## SUBJECT INFO

File No.: 514009 Parcel No.: 051W21 03000  
 Property Address: 13663 McKEE SCHOOL ROAD NE  
 City: WOODBURN County: MARION State: OR ZipCode: 97071  
 Owner:  
 Client: Client Address:  
 Appraiser Name: Inspection Date:

## SKETCH

514009  
051W21 03000  
SCALE = 1:40



Sketch by Apex Sketch

### AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.0	1440.0	156.0	
	MA	1.0	1652.5	173.0	3092.5
GLA2	MA2	1.0	960.5	161.0	960.5
BSMT	BSMTU	1.0	1440.0	156.0	1440.0
GAR	AGF	1.0	489.3	92.0	489.3
OTH	PH	1.0	80.0	36.0	
	MS	1.0	900.0	122.0	
	MP	1.0	80.0	36.0	
	Storage	1.0	100.0	50.0	
	GS	1.0	36.0	24.0	
	PH	1.0	80.0	36.0	1276.0
	P/P	PR/PC	1.0	766.5	233.0
	DW	1.0	75.0	40.0	
	DW	1.0	65.0	36.0	906.5
	Net LIVABLE	cnt	3 (rounded)		4,053

### COMMENT TABLE 1

Apex 10/27/10 Jane  
 UPDATED BY CJURAN 10/10/2022 555-22-002032  
 UPDATED BY CJURAN 02/23/2023

### COMMENT TABLE 2

GRH 02/08/2023  
*JSS 12/11/27*

### COMMENT TABLE 3

TAGS L2  
*Tags L2*