

Acct ID: 541016 MTL: 092E17AB00600 Date: **10-11-24** Appr: **CLUKE** Prop Class: 641 RMV Prop Class: 451  
 Situs: 23465 NORTH FORK RD SE LYONS OR 97358 MaSaNh: 01 06 000 Unit: 35927 **INPUT 1-22-25** Year: 2024  
 Last Date Appraised: 10/23/2023 Appraiser: CLINT LUKE Retag: **0** N Tag info: 2025 - NEW CONSTRUCTION (Residence)  
 Owner: **LOUGHTON, ANTHONY W & CURTISS, KAREN G** Roll Type: R  
 Cycle: **Tag** Sales Verification Other: \_\_\_\_\_ Inspection level: 1 **2** 3 4 LCB TTO INSP AV: 55325  
 RMV Land: 419080 RMV Imp: 33420 RMV Total: 452500 MAV: 35330 MSAV: 3745 SAV: 7034  
 Comment: 24-25 L2 10/23/23 CLUKE LEVEL 4 4.7.21 WV06

Notations **23-007602 NSFD 60% Complete R0TAG**

RP/MS	Code	Description
RP	DFL	DESIGNATED FORESTLAND

OSDs **SA OSDN**  
 No OSD data available.

**Land**

Site: 1 Code Area: 29540 Size: 1.00 Acres Use Code: 005 Zone: REST SAV Use: Exception: 0  
 Class: 4BDS Value Source: Market Homesite Description: FOUR BENCH DRY SPECIAL SOUTH RMV: 82450 Exception: Y N  
 Adjustment(s): H2OGR Fire Patrol: SA004 Description: FIRE PATROL  
 Comments: 21-22: PER #06 DEL ALL IMPS, OSD / 02900040, 00-01:f1000 add osd, was removed when mkt values updated , ALSO CORRECT HOMESITE VALUE /03-04: REAPPRAISAL

Site: 2 Code Area: 29540 Size: 4.00 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0  
 Class: FTLD Value Source: Designated Forest Land Description: DFL Class D RMV: 169800 Exception: Y N  
 Adjustment(s): H2OGR Fire Patrol: SA004 Description: FIRE PATROL  
 Comments: Liability year - 1993 / 2900040

Site: 3 Code Area: 29540 Size: 3.93 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0  
 Class: FTLD Value Source: Designated Forest Land Description: DFL Class D RMV: 166830 Exception: Y N  
 Adjustment(s): H2OGR Fire Patrol: SA004 Description: FIRE PATROL  
 Comments: Liability year - 1993 / 18-19: #36 CYCLE WORK, NO CHG / 2900000: 03-04: REAPPRAISAL

**Improvements - Residence / Manufactured Structures**

No residence or manufactured structure improvement data available.

**Improvements - Accessory Buildings**

Bldg: 1 Code Area: 29540 Stat Class: 351 Year Blt: 2023 Eff Year Blt: 2023 Sq.Ft: 1224 % Complete: 100  
 Desc: General Purpose Building (GB) Dimensions: 36x24, 36x10 RMV: 23680  
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 11510 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	864	0	0	2023	2023	AVG	Y N
Lean-to Light Duty	5	Finished	360	0	0	2023	2023		Y N

**Accessories**

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

Bldg: 2 Code Area: 29540 Stat Class: 341 Year Blt: 2023 Eff Year Blt: 2023 Sq.Ft: 192 % Complete: 100  
 Desc: Multi Purpose Shed (MP) Dimensions: 16x12 RMV: 9740  
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 4740 Adjust: Adjust RMV: 0

**Floors**

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception:
Multi-Purpose Bldg	6	Finished	192	0	0	2023	2023	AVG	Y N

**Accessories**

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

ACCOUNT # 541016 DATE: \_\_\_\_\_ RMV CLASS \_\_\_\_\_ PROP CLASS \_\_\_\_\_  
 MTL \_\_\_\_\_ APPR \_\_\_\_\_ TAG Y N \_\_\_\_\_  
 COMMENTS: \_\_\_\_\_

RESIDENCE / MANUFACTURED STRUCTURES

ACCESSORY IMPROVEMENTS / OUTBUILDINGS

STAT 142 QLTY + - FLOOR MA  
 AREA 1260 EFF AREA 1260 BED \_\_\_\_\_  
 ROOF Asph + HVAC +  
 BATH PKG: \_\_\_\_\_ BATH BATH + 1/2 BTH  
 FIREPLACE: \_\_\_\_\_  
 KITCHEN - + No Price yet  
 YR BLT \_\_\_\_\_ EFF YR 2025 ECON \_\_\_\_\_  
 % COMP 60 % GOOD \_\_\_\_\_ FUNC \_\_\_\_\_  
 EXCEPT 0 N LUMP SUM: \_\_\_\_\_  
 MISC: \_\_\_\_\_  
 YI CLASS \_\_\_\_\_ F G A E  
 SKIRT - LIN FT \_\_\_\_\_  
 COMMENT: \_\_\_\_\_

STAT \_\_\_\_\_ QLTY + - FLOOR MA2  
 AREA 672 EFF AREA 672 BED \_\_\_\_\_  
 ROOF + HVAC +  
 BATH PKG: \_\_\_\_\_ BATH BATH + 1/2 BTH  
 FIREPLACE: \_\_\_\_\_  
 KITCHEN - + No Price yet  
 YR BLT \_\_\_\_\_ EFF YR 2025 ECON \_\_\_\_\_  
 % COMP 60 % GOOD \_\_\_\_\_ FUNC \_\_\_\_\_  
 EXCEPT 0 N LUMP SUM: \_\_\_\_\_  
 MISC: \_\_\_\_\_  
 YI CLASS \_\_\_\_\_ F G A E  
 SKIRT - LIN FT \_\_\_\_\_  
 COMMENT: \_\_\_\_\_

STAT \_\_\_\_\_ QLTY + - FLOOR \_\_\_\_\_  
 AREA \_\_\_\_\_ EFF AREA \_\_\_\_\_ BED \_\_\_\_\_  
 ROOF + HVAC +  
 BATH PKG: \_\_\_\_\_ BATH BATH + 1/2 BTH  
 FIREPLACE: \_\_\_\_\_  
 KITCHEN - +  
 YR BLT \_\_\_\_\_ EFF YR \_\_\_\_\_ ECON \_\_\_\_\_  
 % COMP \_\_\_\_\_ % GOOD \_\_\_\_\_ FUNC \_\_\_\_\_  
 EXCEPT Y N LUMP SUM: \_\_\_\_\_  
 MISC: \_\_\_\_\_  
 YI CLASS \_\_\_\_\_ F G A E  
 SKIRT - LIN FT \_\_\_\_\_  
 COMMENT: \_\_\_\_\_

TYPE \_\_\_\_\_  
 STAT / CLASS \_\_\_\_\_  
 SIZE \_\_\_\_\_  
 FAIR  
 AVERAGE  
 GOOD  
 EXCELLENT  
 BATH \_\_\_\_\_  
 YR BLT \_\_\_\_\_  
 EFF YR \_\_\_\_\_  
 % COMP \_\_\_\_\_  
 EXCEPT Y N  
 MISC: \_\_\_\_\_  
 COMMENT: \_\_\_\_\_

TYPE \_\_\_\_\_  
 STAT / CLASS \_\_\_\_\_  
 SIZE \_\_\_\_\_  
 FAIR  
 AVERAGE  
 GOOD  
 EXCELLENT  
 BATH \_\_\_\_\_  
 YR BLT \_\_\_\_\_  
 EFF YR \_\_\_\_\_  
 % COMP \_\_\_\_\_  
 EXCEPT Y N  
 MISC: \_\_\_\_\_  
 COMMENT: \_\_\_\_\_

TYPE \_\_\_\_\_  
 STAT / CLASS \_\_\_\_\_  
 SIZE \_\_\_\_\_  
 FAIR  
 AVERAGE  
 GOOD  
 EXCELLENT  
 BATH \_\_\_\_\_  
 YR BLT \_\_\_\_\_  
 EFF YR \_\_\_\_\_  
 % COMP \_\_\_\_\_  
 EXCEPT Y N  
 MISC: \_\_\_\_\_  
 COMMENT: \_\_\_\_\_

TYPE \_\_\_\_\_  
 STAT / CLASS \_\_\_\_\_  
 SIZE \_\_\_\_\_  
 FAIR  
 AVERAGE  
 GOOD  
 EXCELLENT  
 BATH \_\_\_\_\_  
 YR BLT \_\_\_\_\_  
 EFF YR \_\_\_\_\_  
 % COMP \_\_\_\_\_  
 EXCEPT Y N  
 MISC: \_\_\_\_\_  
 COMMENT: \_\_\_\_\_

Percent Complete Form

Account # \_\_\_\_\_

Additions

New Homes

		No Basement		Basement	
% Item	% Sum	% Item	% Sum	% Item	% Sum
3%		3%		3%	
2%	0%	2%	0%	4%	0%
3%		3%		10%	
35%	45%	14%	20%	16%	35%
8%	50%	7%	30%	7%	40%
7%	60%	7%	35%	7%	45%
7%	65%	7%	45%	6%	55%
5%	70%	5%	50%	5%	60%
4%	75%	4%		3%	
3%		3%	55%	2%	
2%	80%	2%	60%	1%	65%
		1%		1%	
3%		3%		2%	
5%	85%	5%	65%	4%	70%
2%	90%	2%	70%	2%	75%
2%		2%		2%	
		6%	75%	5%	80%
2%		3%	80%	2%	
2%	95%	4%	85%	3%	85%
3%		7%	90%	6%	90%
2%	100%	7%	95%	6%	95%
		2%	100%	2%	100%
		1%		1%	

APPR Una Date 1-9-25 YR For 25-26 % COMP 60  
 APPR \_\_\_\_\_ Date \_\_\_\_\_ YR For \_\_\_\_\_ % COMP \_\_\_\_\_  
 APPR \_\_\_\_\_ Date \_\_\_\_\_ YR For \_\_\_\_\_ % COMP \_\_\_\_\_  
 APPR \_\_\_\_\_ Date \_\_\_\_\_ YR For \_\_\_\_\_ % COMP \_\_\_\_\_

Percent Complete Form

Account # \_\_\_\_\_

Gut & Remodels

Interior Trim Carpentry	7%	90%
Floor Coverings & Countertops	7%	85%
Plumbing Fixtures	4%	80%
Electrical Fixtures	3%	80%
Cabinets	6%	75%
Drywall (Finished)	5%	70%
Insulation	3%	65%

APPR \_\_\_\_\_ Date \_\_\_\_\_ YR For \_\_\_\_\_ % COMP \_\_\_\_\_  
 APPR \_\_\_\_\_ Date \_\_\_\_\_ YR For \_\_\_\_\_ % COMP \_\_\_\_\_  
 APPR \_\_\_\_\_ Date \_\_\_\_\_ YR For \_\_\_\_\_ % COMP \_\_\_\_\_  
 APPR \_\_\_\_\_ Date \_\_\_\_\_ YR For \_\_\_\_\_ % COMP \_\_\_\_\_

Outbuilding Type: \_\_\_\_\_

	% Item	% Sum
Excavation/Foundation	10%	40%
Floor - Concrete/Wood	30%	
Walls - Framing	10%	65%
Walls - Covering/Siding	15%	
Roof - Framing/Trusses	15%	
Roof - Sheathing	5%	95%
Roof - Cover	10%	
Doors & Windows	5%	100%

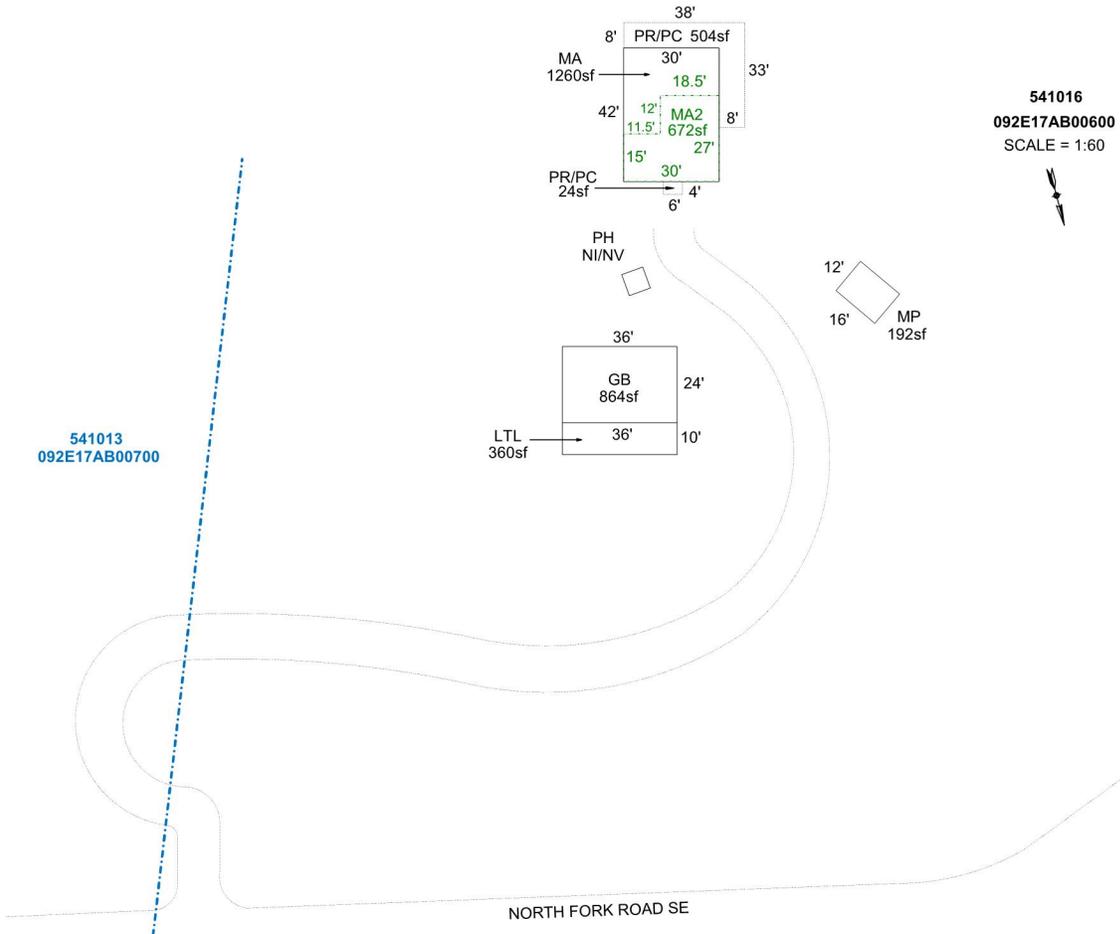
APPR \_\_\_\_\_ Date \_\_\_\_\_ YR For \_\_\_\_\_ % COMP \_\_\_\_\_  
 APPR \_\_\_\_\_ Date \_\_\_\_\_ YR For \_\_\_\_\_ % COMP \_\_\_\_\_  
 APPR \_\_\_\_\_ Date \_\_\_\_\_ YR For \_\_\_\_\_ % COMP \_\_\_\_\_  
 APPR \_\_\_\_\_ Date \_\_\_\_\_ YR For \_\_\_\_\_ % COMP \_\_\_\_\_

# SKETCH/AREA TABLE ADDENDUM

## SUBJECT INFO

File No.: 541016 Parcel No.: 092E17AB00600  
 Property Address: 23465 NORTH FORK RD SE  
 City: LYONS County: MARION State: OR ZipCode: 97358  
 Owner:  
 Client: Client Address:  
 Appraiser Name: Inspection Date:

## SKETCH



Sketch by Apex Sketch

### AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	LTL	1.0	360.0	92.0	
	GB	1.0	864.0	120.0	
	MP	1.0	192.0	56.0	1416.0
GLA1	MA	1.0	1260.0	144.0	1260.0
GLA2	MA2	1.0	672.0	114.0	672.0
P/P	PR/PC	1.0	504.0	142.0	
	PR/PC	1.0	24.0	20.0	528.0

### COMMENT TABLE 1

DRAWN BY JRONDEMA 8/22/18  
 UPDATED BY CJURAN 11/02/2023  
 UPDATED BY CJURAN 04/09/2024 23-007602 MA

### COMMENT TABLE 2

CL 10/23/2023

### COMMENT TABLE 3

TAGS L2

George 1-4-25  
TAGS L2

Net LIVABLE	cnt	2	(rounded)	1,932
Net BUILDING	cnt	3	(rounded)	1,416



10/11/24



10/11/24



10/11/24



10/11/24



10/11/24



1/9/25



1/9/25



1/9/25



1/9/25