

Summary

Lead Appr: WW 2.10.25

Clerk:

Lead Clerk:

Appr:

MLH 2/21/25

Print Date:

9/24/2024

Acct ID: 521294

MTL: 071W09A000300

Date: 1/28/24

25

Appr: MLH

Prop Class: 559

RMV Prop Class: 459

Situs: 12242 SELAH SPRINGS RD NE SILVERTON OR 97381

MaSaNh: 03 06 000

Unit: 25516

Year: 2024

2025

Last Date Appraised: 01/04/2024

Appraiser: MATTHEW HAMILTON

Retag: Y

N

Tag info: 2025 - Tags/Permit (Completion)

Owner: FRANK, SUSAN BERNICE

Roll Type: R

Cycle Tag Sales Verification Other:

Inspection level: 1 2 3 4 LCB TO INSP

AV: 167410

RMV Land: 354440

RMV Imp: 200280

RMV Total: 554720

MAV: 127940

MSAV: 39470

SAV: 74525

Comment: 24-25: L3 1.4.24 MLH

Notations

M606896 @ 100% update inventory Close Tag

Farm Horse boarding Selling Training

Input MLH 2/6/25

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

OSDs

Chris 2/21/25

Count	Code	Description	RMV	Code Area	Exception
1	SAF	SA OSD - FAIR	35000	04500	0

Land

Site: 2 Code Area: 04500 Size: 1.00 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 2BI Value Source: Farm Homesite Description: TWO BENCH IRR RMV: 65270 Exception: Y N
 Adjustment(s): GSOIL, WASTE Fire Patrol: Description:
 Comments: Liability year - 2009

24-25: Updated land classes

Site: 4 Code Area: 04500 Size: 0.50 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: WST Value Source: Water Description: Rural WASTELAND RMV: 890 Exception: Y N
 Adjustment(s): GSOIL, WASTE Fire Patrol: Description:
 Comments: Liability year - 1974

Pond

Site: 5 Code Area: 04500 Size: 3.88 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 2BD Value Source: Farm Use - EFU Description: TWO BENCH DRY RMV: 253280 Exception: Y N
 Adjustment(s): GSOIL, WASTE Fire Patrol: Description:
 Comments: Liability year - 1974

Improvements - Residence / Manufactured Structures

No residence or manufactured structure improvement data available.

Improvements - Accessory Buildings

Bldg: 1 Code Area: 04500 Stat Class: 317 Year Blt: 1991 Eff Year Blt: 1998 Sq.Ft: 3840 % Complete: 100
 Desc: Hobby Stables (HS) - Change to GB Dimensions: 96x40 RMV: 73090
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

I/O

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception
Hobby Stable	5	Finished	3840	0	0	1991	1998	FAIR A/E	Y N

Accessories

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

Bldg: 4 Code Area: 04500 Stat Class: 351 Year Blt: 1995 Eff Year Blt: 1998 Sq.Ft: 528 % Complete: 100
 Desc: General Purpose Building (GB) Dimensions: 22x24 RMV: 7540
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

I/O

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception
General Purpose Bldg	6	Finished	528	0	0	1995	1998	FAIR A/E	Y N

Accessories

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

Bldg: 5 Code Area: 04500 Stat Class: 316 Year Blt: 2005 Eff Year Blt: 2005 Sq.Ft: 12096 % Complete: 100
 Desc: Arenas (HA) Dimensions: RMV: 93220

Func Obsc: 100

Econ %: 100

Other %: 100

Exception: 0

Adjust:

Adjust RMV: 0

I/O

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception: Y N
Horse Arena	4	Finished	12096	0	0	2005	2005	FAIR Ade	

Accessories

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

Bldg: 6 Code Area: 04500 Stat Class: 351 Year Blt: 1990 Eff Year Blt: 1998 Sq.Ft: 1728 % Complete: 100
 Desc: General Purpose Building (GB) *change to HS* Dimensions: 48x36 RMV: 18010
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

I/O

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception: Y N
General Purpose Bldg	5	Finished	1728	0	0	1990	1998	FAIR Ade	

Accessories

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

Bldg: 7 Code Area: 04500 Stat Class: 321 Year Blt: 2012 Eff Year Blt: 2014 Sq.Ft: 1152 % Complete: 100
 Desc: Hay Cover (HC) Dimensions: 36x32 RMV: 8420
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

N/L

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception: Y N
Hay Cover	5	Finished	1152	0	0	2012	2014	FAIR	

Accessories

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

107 YI 3F 2023 M/M

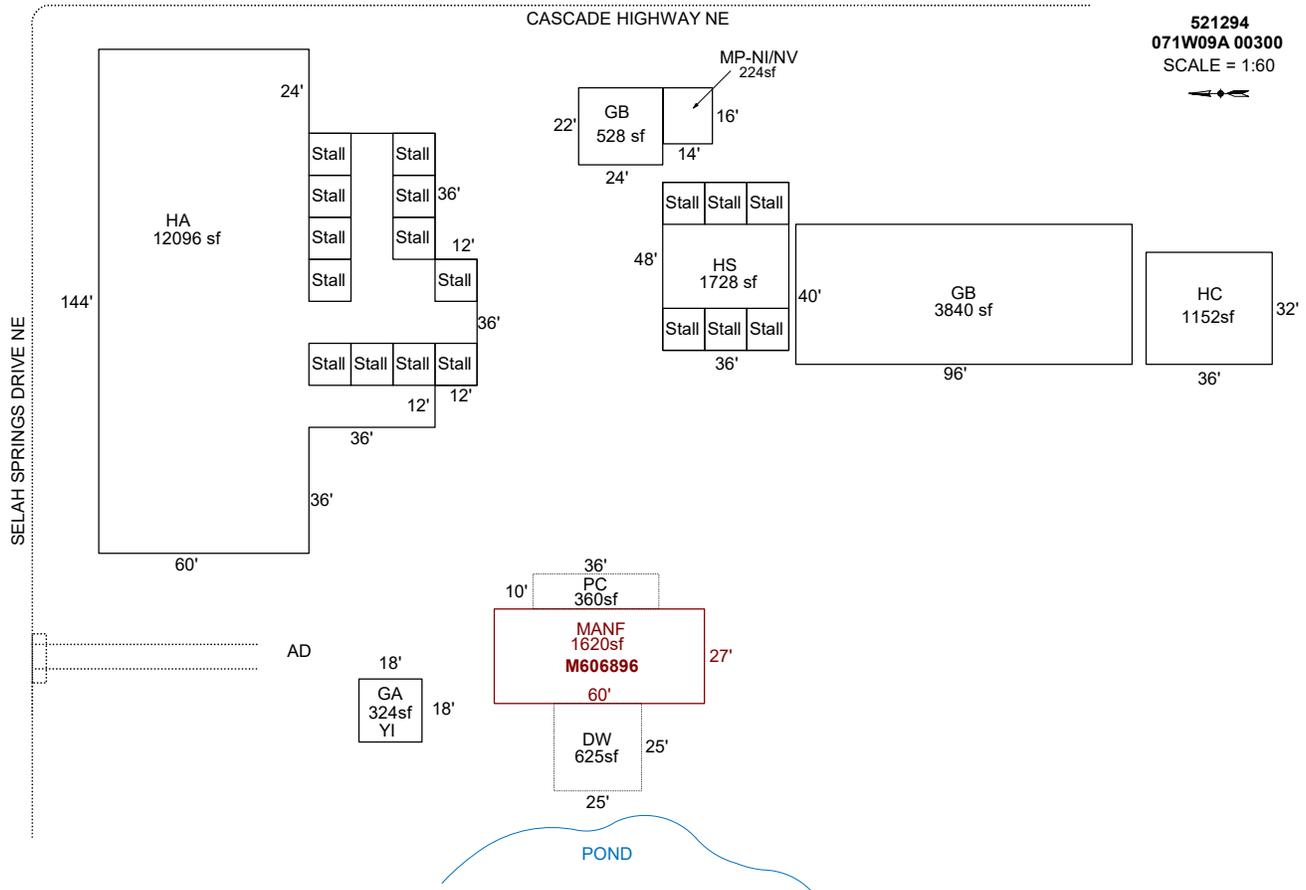


SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 521294 Parcel No.: 071W09A 00300
 Property Address: 12242 SELAH SPRINGS DRIVE NE
 City: SILVERTON County: State: OR ZipCode: 97381
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



Sketch by ApexSketch

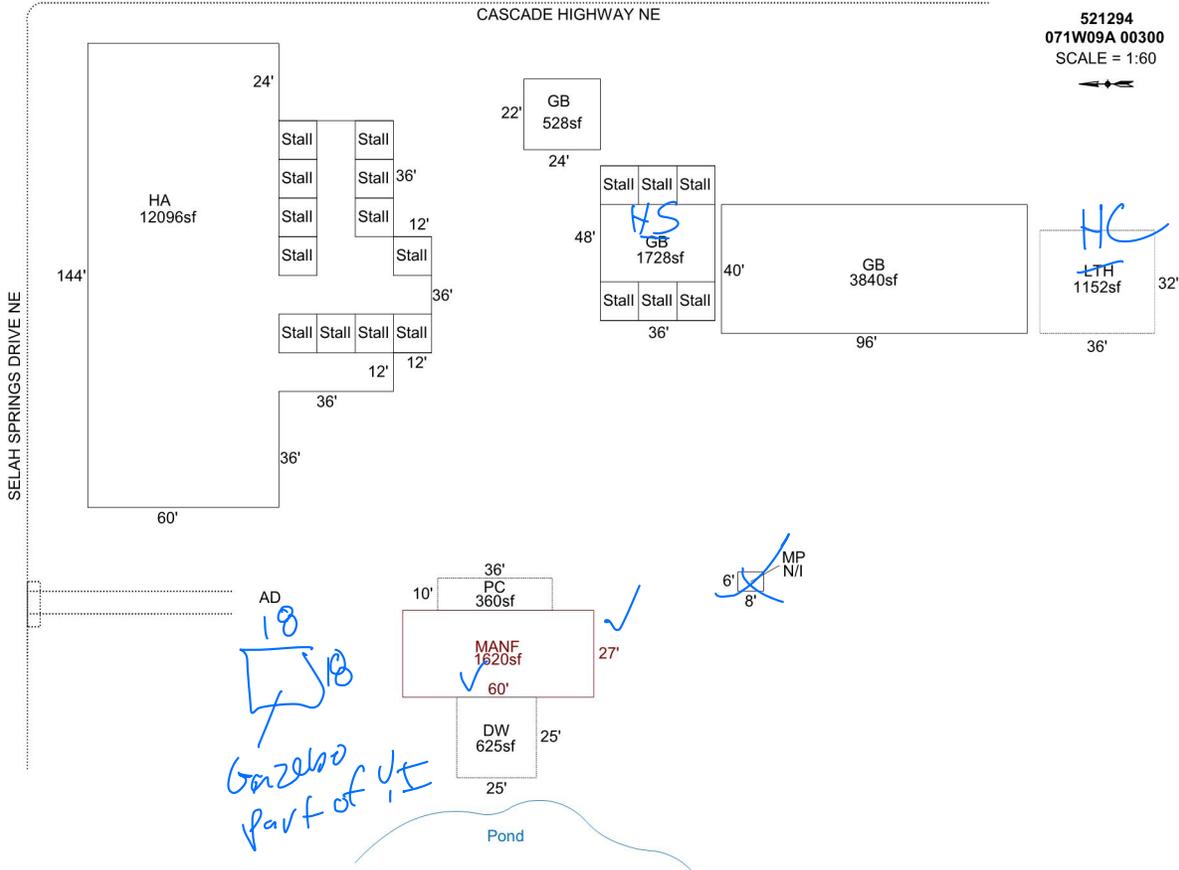
AREA CALCULATIONS SUMMARY						COMMENT TABLE 1	
Code	Description	Factor	Net Size	Perimeter	Net Totals		
GBA1	HA	1.0	12096.0	504.0		UPDATED BY JRONDEMA 6/18/18 UPDATED BY CJURAN 02/14/2024 UPDATED BY CLOBERG 02/06/25	
	GB	1.0	3840.0	272.0			
	HC	1.0	1152.0	136.0			
	HS	1.0	1728.0	168.0			
	MP-NI/NV	1.0	224.0	60.0			
	GB	1.0	528.0	92.0			
	GA	1.0	324.0	72.0	19892.0		
GLA	MANF	1.0	1620.0	174.0	1620.0	COMMENT TABLE 2 MLH 02/13/2024 MLH 01/28/25	
OTH	Stall	1.0	144.0	48.0			
	Stall	1.0	144.0	48.0			
	Stall	1.0	144.0	48.0			
	Stall	1.0	144.0	48.0			
	Stall	1.0	144.0	48.0			
	Stall	1.0	144.0	48.0			
	Stall	1.0	144.0	48.0			
	12 addl items						
	Net LIVABLE	cnt	1	(rounded)	1,620		
	Net BUILDING	cnt	7	(rounded)	19,892		

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SKETCH



Sketch by Apex Sketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	GB	1.0	3840.0	272.0	
	GB	1.0	1728.0	168.0	
	GB	1.0	528.0	92.0	
	LTH	1.0	1152.0	136.0	
	HA	1.0	12096.0	504.0	19344.0
GLA	MANF	1.0	1620.0	174.0	1620.0
OTH	Stall	1.0	144.0	48.0	
	Stall	1.0	144.0	48.0	
	Stall	1.0	144.0	48.0	
	Stall	1.0	144.0	48.0	
	Stall	1.0	144.0	48.0	
	Stall	1.0	144.0	48.0	
	Stall	1.0	144.0	48.0	
	Stall	1.0	144.0	48.0	
	Stall	1.0	144.0	48.0	
	Stall	1.0	144.0	48.0	
	10 addl items				
	Net LIVABLE	cnt	1 (rounded)		1,620
	Net BUILDING	cnt	5 (rounded)		19,344

COMMENT TABLE 1

UPDATED BY JRONDEMA 6/18/18

COMMENT TABLE 2

1/28/25 MLA

COMMENT TABLE 3

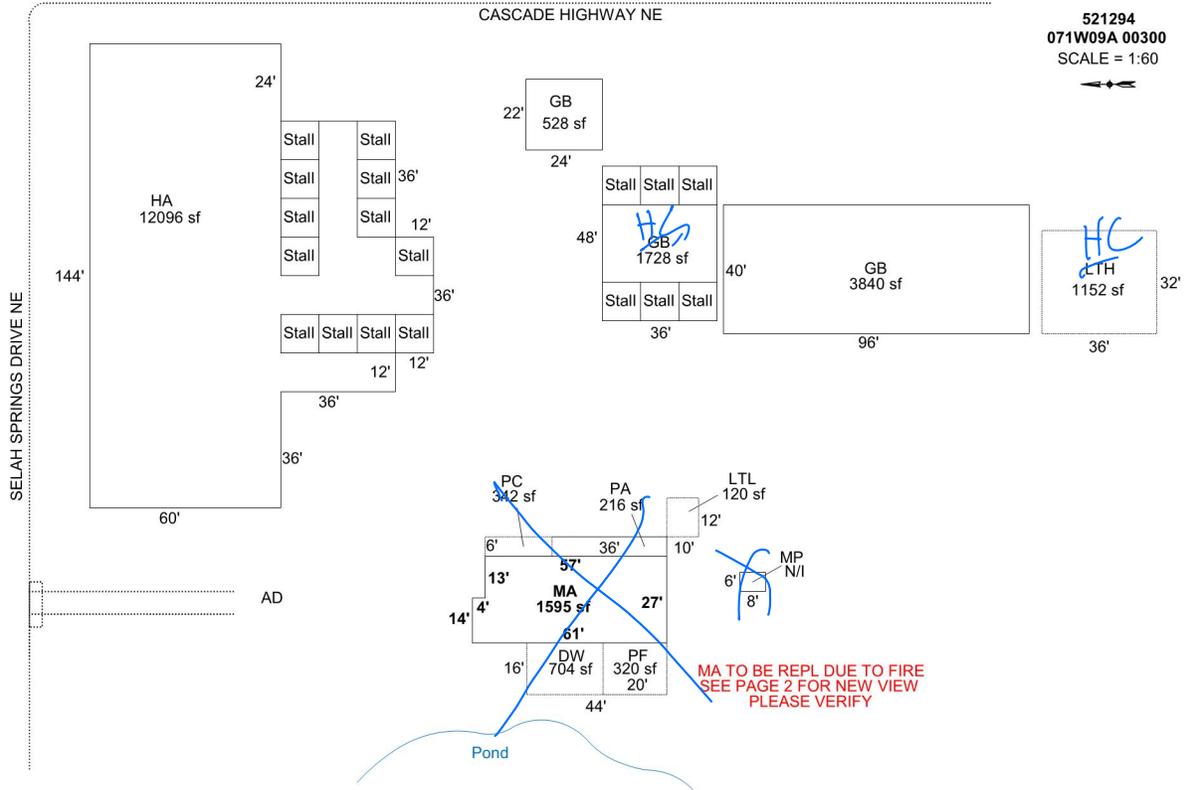
TAGS L2

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

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 Appraiser Name: Inspection Date:

SKETCH



Sketch by Apex Sketch

AREA CALCULATIONS SUMMARY

COMMENT TABLE 1

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	GB	1.0	528.0	92.0	
	HA	1.0	12096.0	504.0	
	GB	1.0	3840.0	272.0	
	LTH	1.0	1152.0	136.0	
	GB	1.0	1728.0	168.0	
	LTL	1.0	120.0	44.0	19464.0
GLA1	MA	1.0	1595.0	176.0	1595.0
OTH	Stall	1.0	144.0	48.0	
	Stall	1.0	144.0	48.0	
	Stall	1.0	144.0	48.0	
	Stall	1.0	144.0	48.0	
	Stall	1.0	144.0	48.0	
	Stall	1.0	144.0	48.0	
	Stall	1.0	144.0	48.0	
	Stall	1.0	144.0	48.0	
	Stall	1.0	144.0	48.0	
	Stall	1.0	144.0	48.0	
	13 addl items				
	Net LIVABLE	cnt	1 (rounded)		1,595
	Net BUILDING	cnt	6 (rounded)		19,464

UPDATED BY JRONDEMA 6/18/18

COMMENT TABLE 2

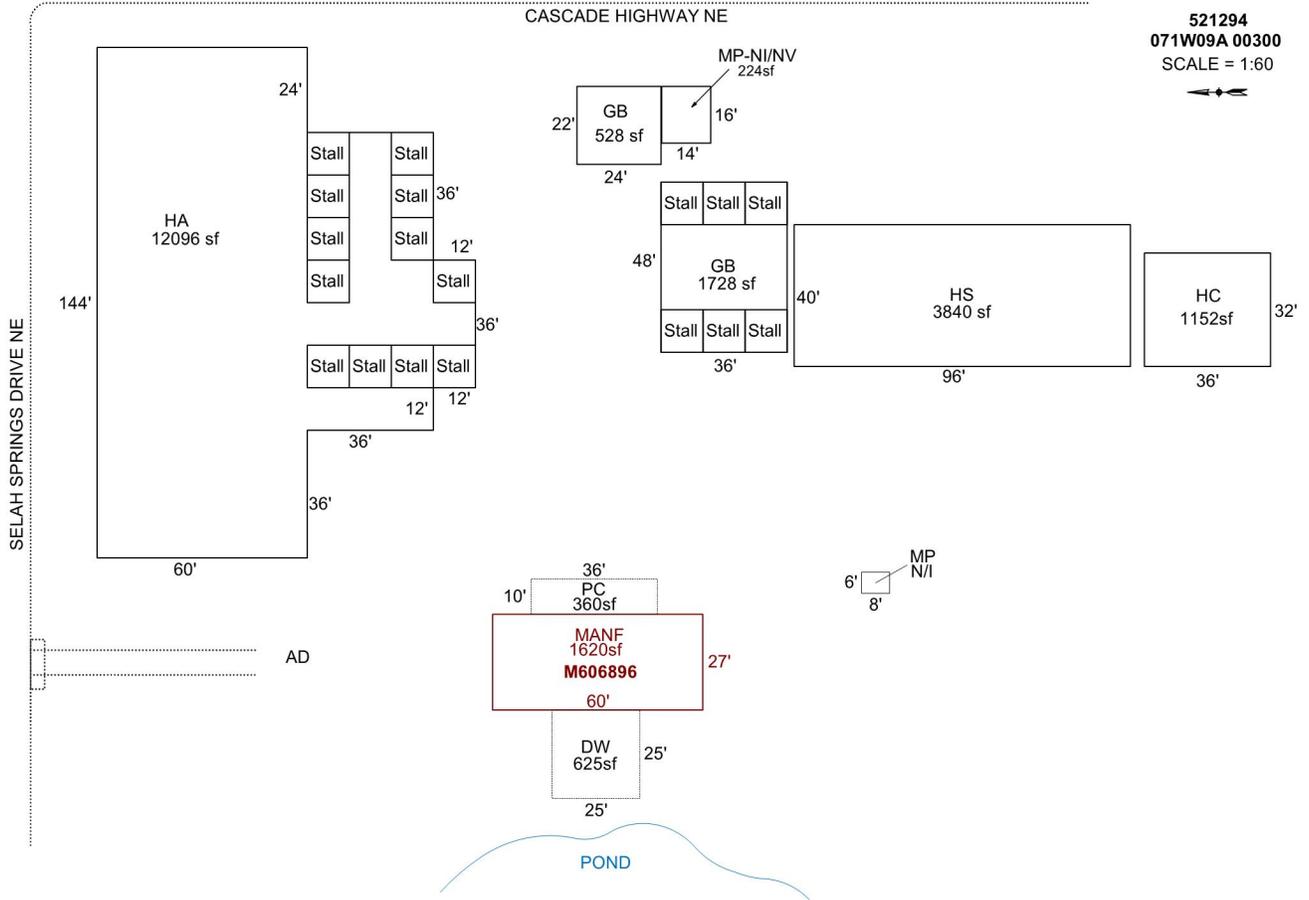
COMMENT TABLE 3

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

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 Property Address: 12242 SELAH SPRINGS DRIVE NE
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 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	HA	1.0	12096.0	504.0	
	HS	1.0	3840.0	272.0	
	HC	1.0	1152.0	136.0	
	GB	1.0	1728.0	168.0	
	GB	1.0	528.0	92.0	
	MP-NI/NV	1.0	224.0	60.0	19568.0
GLA	MANF	1.0	1620.0	174.0	1620.0
OTH	Stall	1.0	144.0	48.0	
	Stall	1.0	144.0	48.0	
	Stall	1.0	144.0	48.0	
	Stall	1.0	144.0	48.0	
	Stall	1.0	144.0	48.0	
	Stall	1.0	144.0	48.0	
	Stall	1.0	144.0	48.0	
	Stall	1.0	144.0	48.0	
	Stall	1.0	144.0	48.0	
	Stall	1.0	144.0	48.0	
	Stall	1.0	144.0	48.0	
	11 addl items				
	Net LIVABLE	cnt	1 (rounded)		1,620
	Net BUILDING	cnt	6 (rounded)		19,568

COMMENT TABLE 1

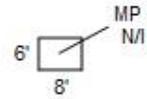
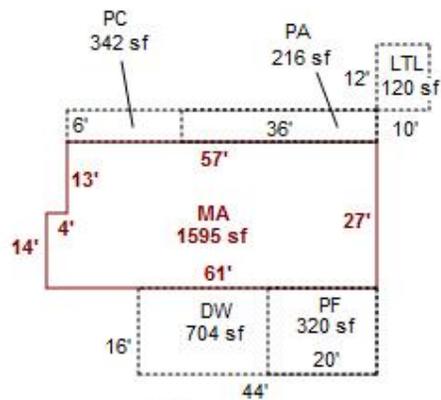
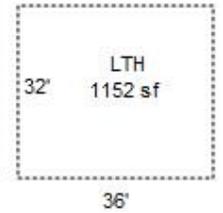
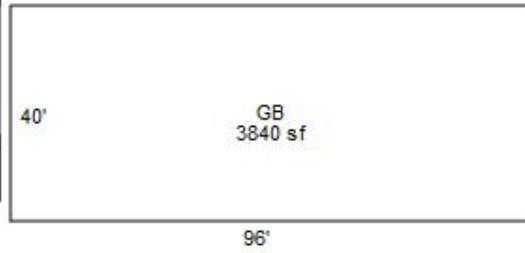
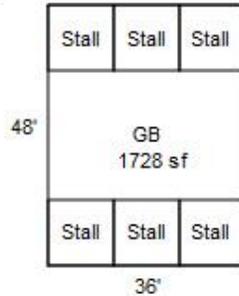
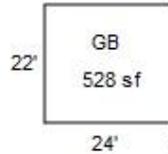
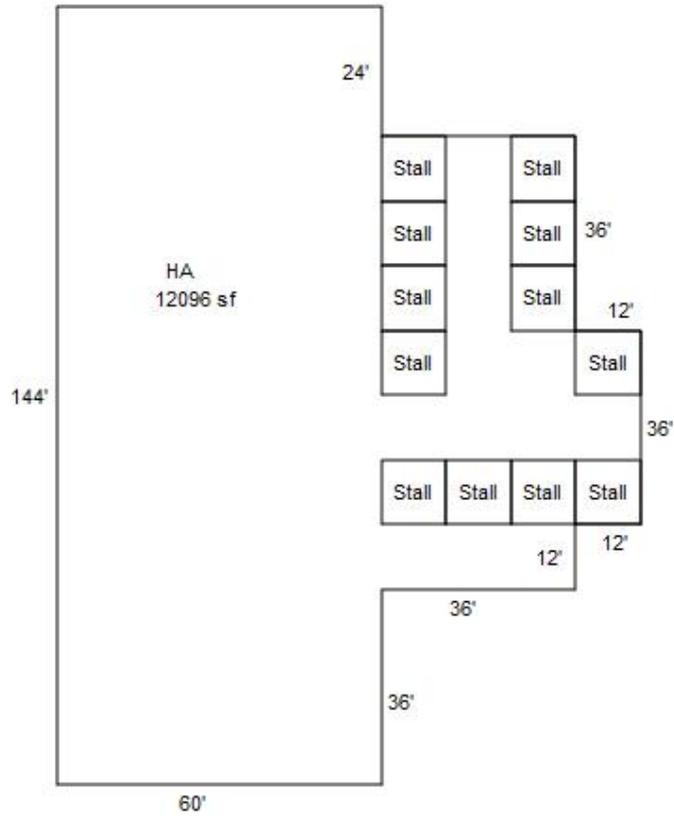
UPDATED BY JRONDEMA 6/18/18
 UPDATED BY CJURAN 02/14/2024

COMMENT TABLE 2

MLH 02/13/2024

COMMENT TABLE 3

TAGS L3



AD



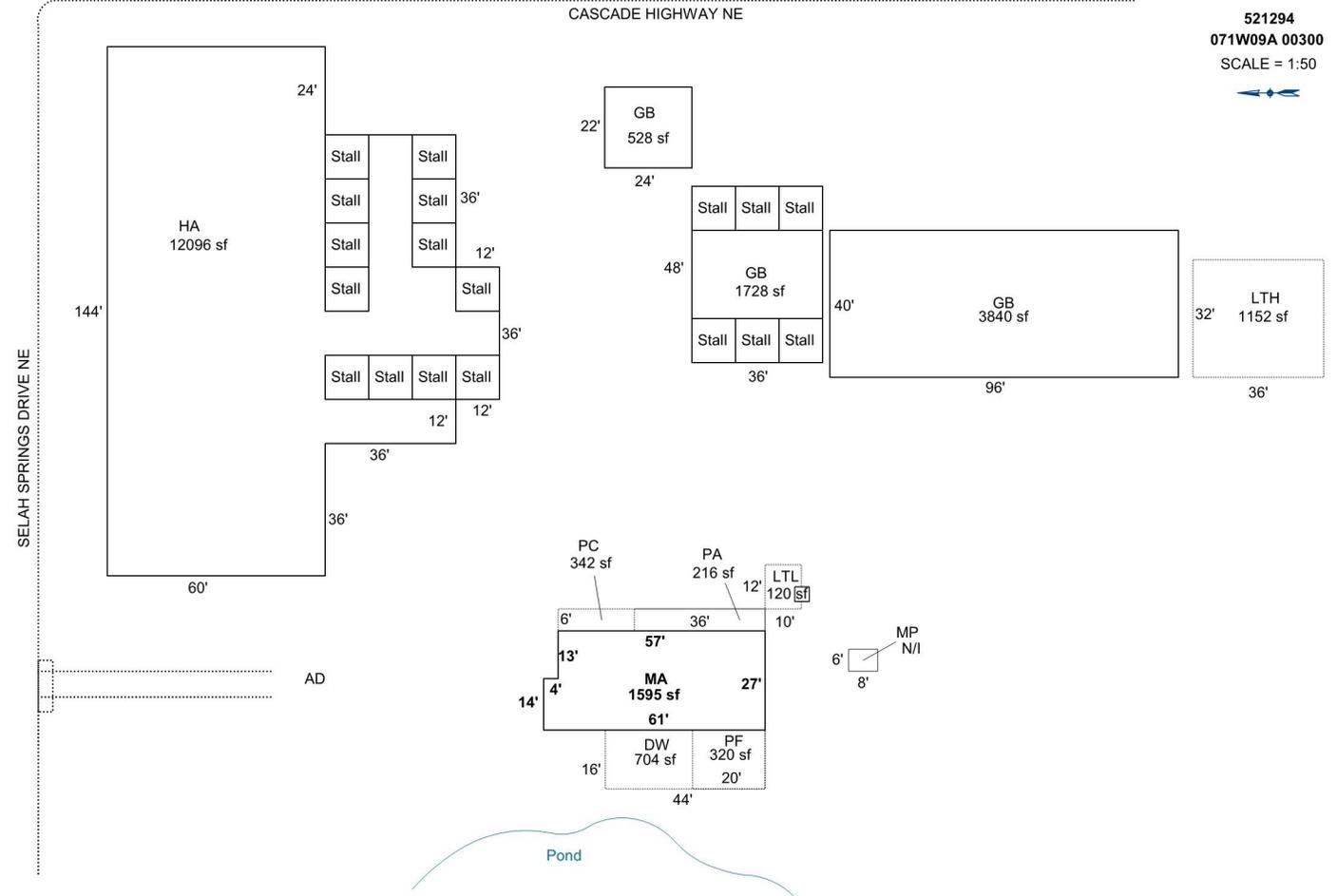
Pond

SKETCH/AREA TABLE ADDENDUM

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SKETCH



AREA CALCULATIONS SUMMARY

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	HA	1.0	12096.0	504.0	
	GB	1.0	3840.0	272.0	
	LTH	1.0	1152.0	136.0	
	GB	1.0	1728.0	168.0	
	LTL	1.0	120.0	44.0	19464.0
GLA1	MA	1.0	1595.0	176.0	1595.0
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	Stall	1.0	144.0	48.0	
	Stall	1.0	144.0	48.0	
	Stall	1.0	144.0	48.0	
	Stall	1.0	144.0	48.0	
	Stall	1.0	144.0	48.0	
	Stall	1.0	144.0	48.0	
	Stall	1.0	144.0	48.0	
	Stall	1.0	144.0	48.0	
	Stall	1.0	144.0	48.0	
	13 addl items				
	Net LIVABLE	cnt	1 (rounded)		1,595
	Net BUILDING	cnt	6 (rounded)		19,464

COMMENT TABLE 1

UPDATED BY JRONDEMA 6/18/18

COMMENT TABLE 2

COMMENT TABLE 3



R21294 (12)

GB 96X20

GB 48X36

6/15/18



R21294 (2)

HA 12096 sf

6/15/18



R21294 (3)
GB 24X22
GB 96X40
6/15/18



R21294 (#)
GB 24X22
6/15/18



R21294 (6)

MA

6/15/18

