

Acct ID: 535290 MTL: 092W120002300 Date: 1/13/25 Appr: MSL Prop Class: 551 RMV Prop Class: 451
 Situs: 11083 WEST STAYTON RD SE AUMSVILLE OR 97325 MaSaNh: 07 06 000 Unit: 38140 Year: 2024
2025

Last Date Appraised: 02/17/2023 Appraiser: MATT LORD Retag: Y N Tag info: 2025 - Tags/Permit (Addition)
 Owner: GUZMAN, ROSARIO FRANCO Roll Type: R
 Cycle Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 324547
 RMV Land: 455580 RMV Imp: 477330 RMV Total: 932910 MAV: 261720 MSAV: 62827 SAV: 119769
 Comment: 23-24: 2.17.23 CL 23-004231 12x30 PC

Notations 25-26 100% complete. Part of YZ

RP/MS	Code	Description
RP	ZONED	FARM EFU ZONED

OSDs Chris 2/5/25 L4 farm use ok - filberts, nursery stock

Count	Code	Description	RMV	Code Area	Exception
1	SAF	SA OSD - FAIR	35000	05545	0

Land ✓

Site: 2 Code Area: 05545 Size: 1.00 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 2BDS Value Source: Farm Homesite ✓ Description: TWO BENCH DRY SOUTH SPECIAL RMV: 8160 Exception: Y N
 S
 Adjustment(s): GSOIL Fire Patrol: Description:
 Comments: Liability year - 2009 / 550040

Site: 3 Code Area: 05545 Size: 14.90 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 2BDS Value Source: Farm Use - EFU Description: TWO BENCH DRY SOUTH SPECIAL RMV: 121660 Exception: Y N
 S
 Adjustment(s): GSOIL Fire Patrol: Description:
 Comments: Liability year - 1980 / 550040

Site: 4 Code Area: 05545 Size: 39.17 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 4BDS Value Source: Farm Use - EFU Description: FOUR BENCH DRY SPECIAL SOUTH RMV: 290760 Exception: Y N
 S
 Adjustment(s): GSOIL Fire Patrol: Description:
 Comments: Liability year - 1980 / 00550040, 01-02: comb of 3bench into 4bench

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 05545 Stat Class: 132 Year Blt: 1948 Eff Year Blt: 1958 Sq.Ft: 1452 % Complete: 100
 Desc: Multi Story above grade Dimensions: RMV: 293840
 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	3	Finished	1040	1	FB-1/ HB-1	1948	1958	BATH - 1, BTH - 1, KIT-, HVAC, ROOF	Exception: Y N
Attic	3	Low Cost	412	3	0	1948	1958		Exception: Y N
Garage Attached	4	Finished	1254	0	0	1946	2000	ROOF	Exception: Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
ASPHALT DRIVEWAY	3	8500	2017	20613	1	Exception: Y N
CONCRETE DRIVEWAY	3	3100	2017	9773	1	Exception: Y N
ENCLOSED PORCH	3	81	1958	1677	1	Exception: Y N
GAZEBO	3	500	2017	3463	1	Exception: Y N
PATIO	3	1388	2017	7405	1	Exception: Y N

Improvements - Accessory Buildings

Bldg: 2 Code Area: 05545 Stat Class: 312 Year Blt: Eff Year Blt: Sq.Ft: 0 % Complete: 100
 Desc: Loft Barn (LB) Dimensions: 24x34 RMV: 0
 Func Obsc: 0 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
Loft Barn	4	Finished	0	0	0	0	0	FAIR <u>✓</u>	Exception: Y N

Accessories

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

Bldg: 3 Code Area: 05545 Stat Class: 353 Year Blt: 1991 Eff Year Blt: 1991 Sq.Ft: 4000 % Complete: 100
 Desc: Machine Shed (MS) Dimensions: 100x40 RMV: 24110
 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: Y N
Machine Shed	6	Finished	4000	0	0	1991	1991	FAIR	

Accessories

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

Bldg: 4 Code Area: 05545 Stat Class: 352 Year Blt: 2017 Eff Year Blt: 2017 Sq.Ft: 5000 % Complete: 100
 Desc: Utility Building (UB) Dimensions: 50x100 RMV: 103300
 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: Y N
Utility Building	6	Finished	5000	0	0	2017	2017	FAIR	

Accessories

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

Bldg: 5 Code Area: 05545 Stat Class: 352 Year Blt: 2022 Eff Year Blt: 2022 Sq.Ft: 3000 % Complete: 100
 Desc: Utility Building (UB) Dimensions: 60x50 RMV: 56080
 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: Y N
Utility Building	5	Finished	3000	0	0	2022	2022	FAIR	

Accessories

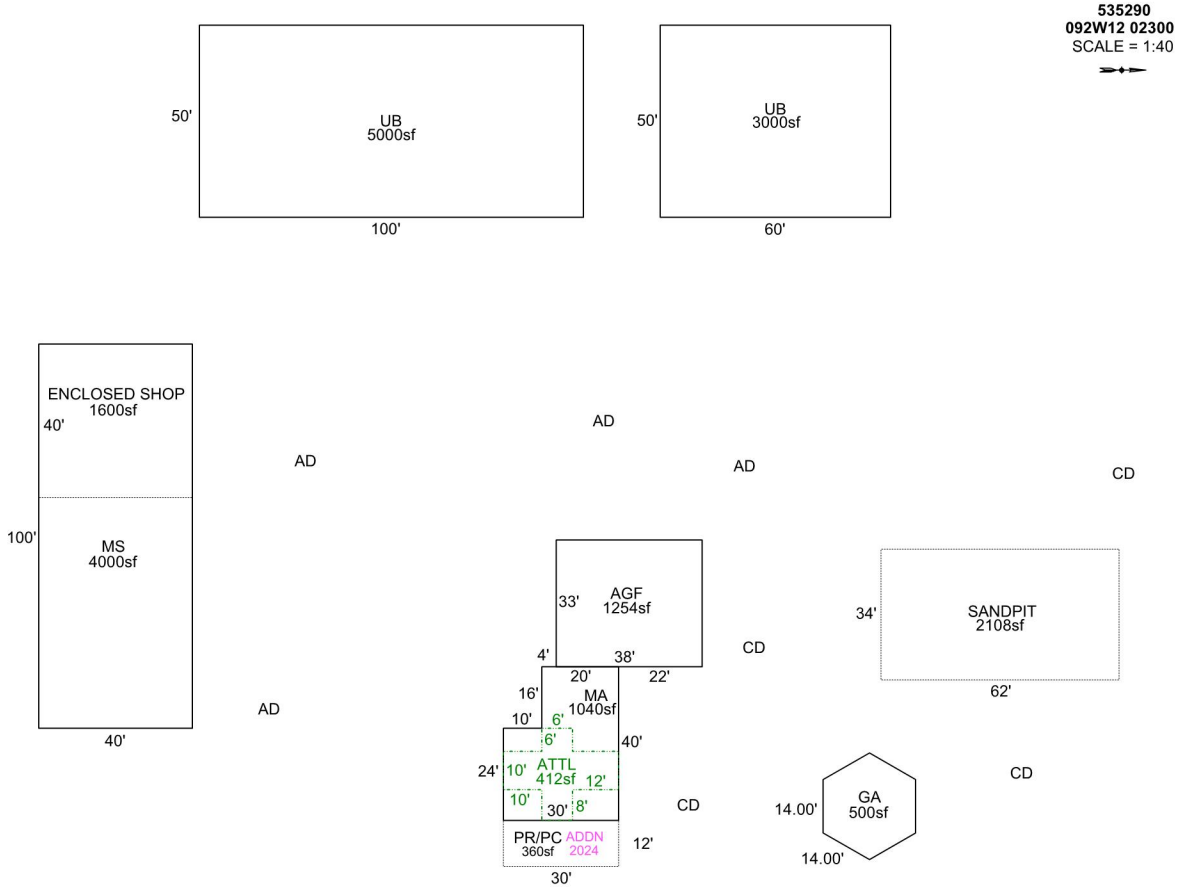
Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
No accessory data available					

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 535290 Parcel No.: 092W12 02300
 Property Address: 11083 WEST STAYTON RD SE
 City: AUMSVILLE County: MARION State: OR ZipCode: 97325
 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	UB	1.0	3000.0	220.0	
	GA	1.0	500.0	83.2	
	UB	1.0	5000.0	300.0	
	MS	1.0	4000.0	280.0	12500.0
GLA1	MA	1.0	1040.0	140.0	1040.0
GLA2	ATTL	1.0	412.0	108.0	412.0
GAR	AGF	1.0	1254.0	142.0	1254.0
P/P	PR/PC	1.0	360.0	84.0	360.0

COMMENT TABLE 1

APEX by AC 3/9/12
 UPDATED BY JRONDEMA 7/10/17
 UPDATED BY JRONDEMA 2/22/18
 UPDATED BY CJURAN 04/25/2022 555-22-002218
 UPDATED BY CJURAN 02/22/2023
 UPDATED BY CJURAN 05/14/2024 23-004231 AD

COMMENT TABLE 2

CL 02/17/2023

COMMENT TABLE 3

TAGS L2

Net LIVABLE	cnt	2	(rounded)	1,452
Net BUILDING	cnt	4	(rounded)	12,500



2/16/2018



2/16/2018



2/16/2018



2/16/2018



2/16/2018



2/16/2018



2/16/2018

