

**Summary** Lead Appr: WW 1.27.25 Clerk: \_\_\_\_\_ Lead Clerk: \_\_\_\_\_ Appr: \_\_\_\_\_ Print Date: 9/24/2024

Acct ID: 541402 MTL: 093E11AB00400 Date: 10-24-24 Appr: CLUKE Prop Class: 400 RMV Prop Class: 400  
 Situs: 10115 NORTH FORK LN SE LYONS OR 97358 MaSaNh: 01 06 005 Unit: 46544 Year: 2024

Last Date Appraised: 02/06/2024 Appraiser: CLINT LUKE Retag: Y N Tag info: 2025 - NEW CONSTRUCTION (Residence)  
 Owner: SCHLEUPNER, VICKI L Roll Type: R  
 Cycle: 1 Sales Verification Other: \_\_\_\_\_ Inspection level: 1 2 3 4 LCB TTO INSP AV: 95280  
 RMV Land: 188000 RMV Imp: 0 RMV Total: 188000 MAV: 95280 MSAV: 0 SAV: 0  
 Comment: 24-25 L4 2/6/24 CLUKE  
 LEVEL 4 11.10.20 CL10//

10 PVA  
1-23-25  
CLUKE

**Notations** 24-001881 NSPD @ 85% Complete Retag  
 No notation data available.

**OSDs** DSD N, PLUMB INSUL. 7/18/24  
 No OSD data available.

**Land**

Site: 1 Code Area: 56540 Size: 0.58 Acres Use Code: 004 Zone: NREST SAV Use: Exception: 0  
 Class: 4BDS Value Source: Rural at MKT Description: FOUR BENCH DRY SPECIAL SOUTH RMV: 188000 Exception: Y N  
 S  
 Adjustment(s): H2OGR Fire Patrol: SA004 Description: FIRE PATROL  
 Comments: 21-22: PER #10 DEL ALL IMPS, OSD// 09-10 CYCLE WORK #36 CHANGED OSD'S TO FAIR//

**Improvements - Residence / Manufactured Structures**  
 No residence or manufactured structure improvement data available.

**Improvements - Accessory Buildings**  
 No improvement data available for all other stat class types.



10/24/24



10/24/24



10/24/24



10/24/24



1/15/25



1/15/25

SCREEN IN  
PORCH  
NOT A TRUSS  
EP  
PART OF  
Y1



1/15/25

ACCOUNT # 541402 DATE: 10-24-24 RMV CLASS \_\_\_\_\_ PROP CLASS \_\_\_\_\_  
 MTL \_\_\_\_\_ APPR George TAG Y N \_\_\_\_\_  
 COMMENTS: \_\_\_\_\_

PLANS VERIFIED

RESIDENCE / MANUFACTURED STRUCTURES      ACCESSORY IMPROVEMENTS / OUTBUILDINGS

STAT 142    QLTY + -    FLOOR MA  
 AREA 1072    EFF AREA 1072    BED 2  
 ROOF +    HVAC +  
 BATH PKG: 1.5 BATH    BATH +    1/2 BTH  
 FIREPLACE: \_\_\_\_\_ All Aves  
 KITCHEN - +  
 YR BLT 2024    EFF YR 2024    ECON \_\_\_\_\_  
 % COMP 85    % GOOD    FUNC \_\_\_\_\_  
 EXCEPT Y N    LUMP SUM: \_\_\_\_\_  
 MISC: \_\_\_\_\_  
 YI CLASS 4 F G A E  
 SKIRT -    LIN FT \_\_\_\_\_  
 COMMENT: \_\_\_\_\_

STAT \_\_\_\_\_    QLTY + -    FLOOR ATTF  
 AREA 380    EFF AREA 380    BED \_\_\_\_\_  
 ROOF +    HVAC +  
 BATH PKG: .5 BATH    BATH +    1/2 BTH  
 FIREPLACE: \_\_\_\_\_ All Aves  
 KITCHEN - +  
 YR BLT 2024    EFF YR 2024    ECON \_\_\_\_\_  
 % COMP 85    % GOOD    FUNC \_\_\_\_\_  
 EXCEPT Y 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: \_\_\_\_\_

AS OF 1-15-25 LAST 10SP  
WALL INSULATION 7-18-24

Percent Complete Form

Account # 541402

Additions

New Homes

Additions		New Homes						
% Item	% Sum		No Basement		Basement			
			% Item	% Sum	% Item	% Sum		
3%	0%	Plans/Survey	3%	0%	3%	0%		
2%		Excavation	2%		4%			
3%		Foundation	3%		10%			
35%	45%	Framing	14%	20%	16%	35%		
8%	50%	Trusses	7%	30%	7%	40%		
7%	60%	Roofing	7%	35%	7%	45%		
7%	65%	Windows/Ext Doors	7%	45%	6%	55%		
5%	70%	Siding	5%	50%	5%	60%		
4%	75%	Plumbing Rough-In	4%		3%			
3%		Electrical Rough-In	3%	2%				
2%		Heating Rough-In	2%	1%				
	80%	Heating Unit	1%	60%	1%	65%		
3%		Insulation	3%		2%			
5%	85%	Drywall (Finished)	5%	65%	4%	70%		
2%	90%	Paint Interior	2%	70%	2%	75%		
2%		Paint Exterior	2%		2%			
	95%	Cabinets	6%	85%	5%	85%		
2%		Electrical Fixtures	3%		2%			
2%		Plumbing Fixtures	4%		3%			
3%	100%	Floor Coverings & Countertops	7%	90%	6%	90%		
2%		Interior Trim Carpentry	7%		95%		6%	95%
		Porch/Entry/Stoop	2%				2%	
		Finish Grade	1%		100%		1%	100%

APPR None Date 1-15-25 YR For 25-26 % COMP 85

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.: 541402 Parcel No.: 093E11AB00400  
 Property Address: 10115 NORTH FORK LN SE  
 City: LYONS County: Marion State: OR ZipCode: 97358  
 Owner:  
 Client: Client Address:  
 Appraiser Name: Inspection Date:

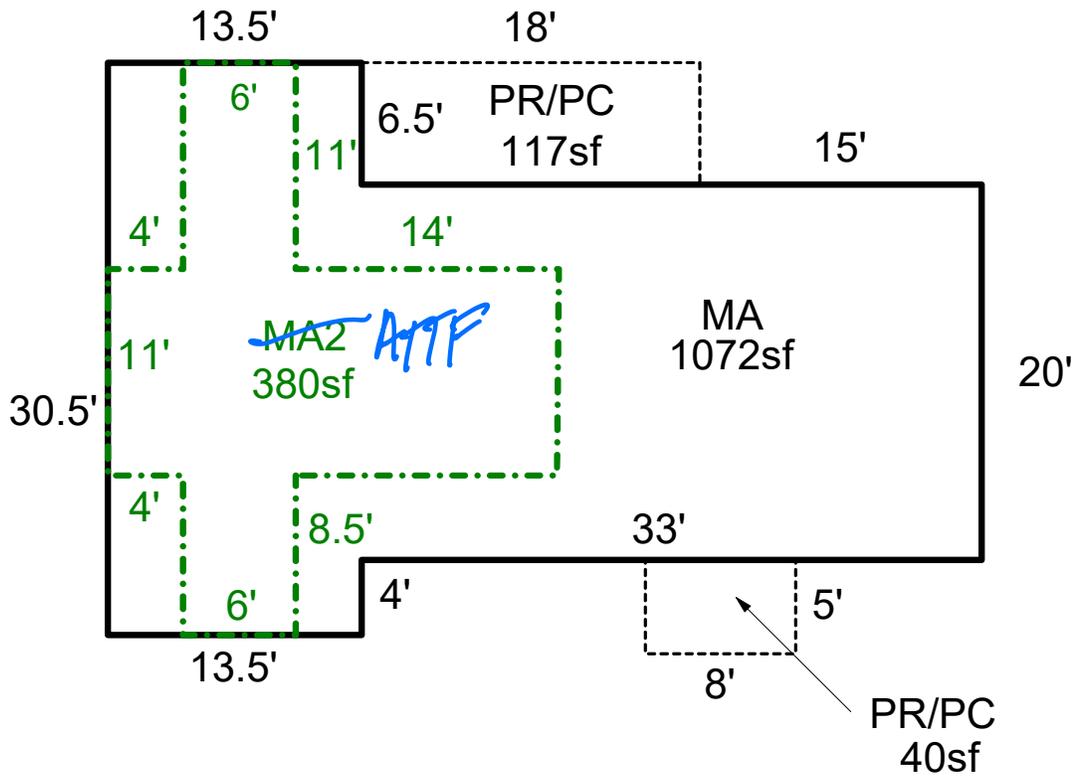
## SKETCH

541402

093E11AB00400

SCALE=1:20

SENT TO APEX



Sketch by ApexSketch

### AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.0	1071.8	154.0	1071.8
GLA2	MA2	1.0	380.5	108.9	380.5
P/P	PR/PC	1.0	117.0	49.0	
	PR/PC	1.0	40.0	26.0	157.0

### COMMENT TABLE 1

DRAWN BY JRONDEMA 11/30/18  
 UPDATED BY CJURAN 02/03/2021  
 UPDATED BY CLOBERG 06/12/24 21-001881 MA

24

### COMMENT TABLE 2

CL #10 11/10/2020 AOG

Since 10-24-24  
TAGS L2

### COMMENT TABLE 3

Net LIVABLE cnt 2 (rounded) 1,452