

Acct ID: 541567 MTL: 093E25DD00600 Date: 9-20-24 Appr: Gene Prop Class: 450 RMV Prop Class: 450
Situs: 33993 RAILROAD AVE SE GATES OR 97346 MaSaNh: 01 06 000 Unit: 96997 Year: 2024
Last Date Appraised: 04/14/2021 Appraiser: CLINT LUKE Retag: Y N Tag info:
Owner: KITZHABER, JAMES & KITZHABER, PATRICIA Roll Type: R
Cycle: Tag Sales Verification Other: Inspection level: 1 2 3 4 LCB TTO INSP AV: 63550
RMV Land: 103760 RMV Imp: 0 RMV Total: 103760 MAV: 63550 MSAV: 0 SAV: 0
Comment: LEVEL 4 4.14.21 WV//

451/451
input
1-2x15
Gene

ADD MP 6 12x14 2023 NEW
HC 5 12x16 2023 NEW / AVE

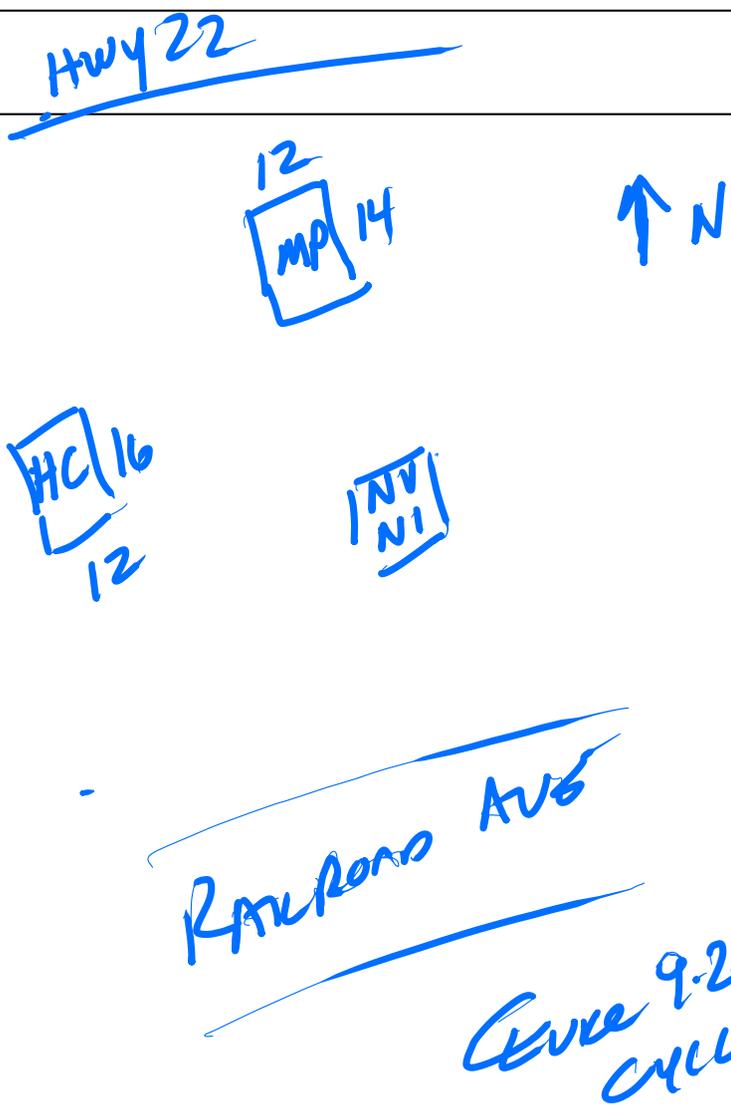
Notations No notation data available.

OSDs No OSD data available.

Land Site: 1 Code Area: 56490 Size: 1.64 Acres Use Code: 005 Zone: REST SAV Use: Exception: 0
Class: 4BDS Value Source: Rural Restrictive Description: FOUR BENCH DRY SPECIAL SOUTH RMV: 103760 Exception: Y N
Adjustment(s): Fire Patrol: SA004 Description: FIRE PATROL
Comments: 21-22: PER #06 DEL ALL IMPS, OSD// 09-10: CORRECTED PART TOTALS/ 08-09: REMOVE ADJU ADJUSTMENT// 03-04: BOPT#03-89B
REDUCED MKT LAND AND IMP VALUE ONLY /03-04: REAPPRAISAL //05-06: APPLYING ADJUSTMENT TO ADJUDICATED ACCT IN RECALC
AREA PER #39 //9-13-06 (GW39): Removed adj. % which was based on flat values. Recalc values are now below adj. value.

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.

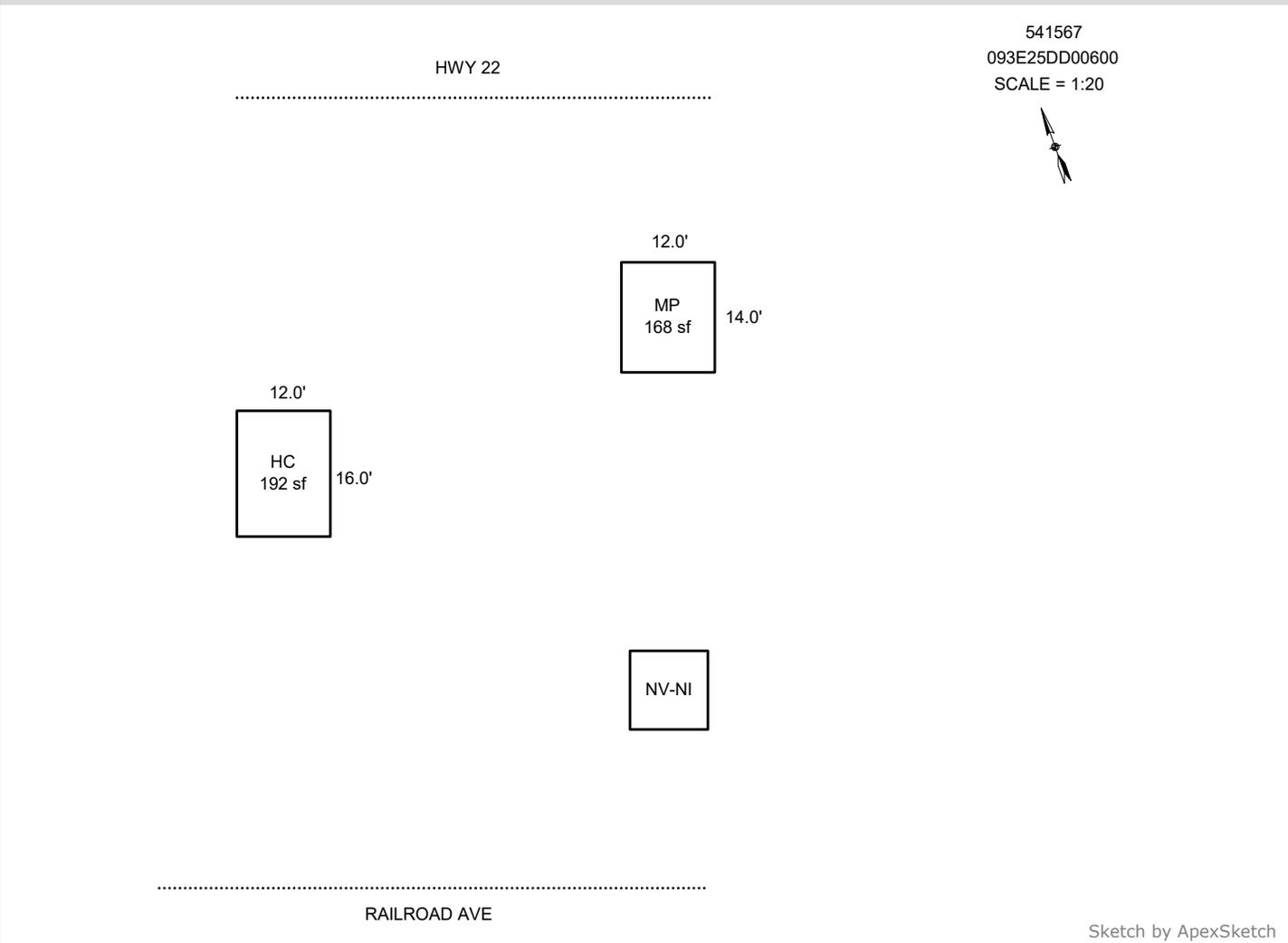


SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 541567 Parcel No.: 093E25DD00600
 Property Address: 33993 RAILROAD AVE SE
 City: GATES County: Marion State: OR ZipCode: 97346
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	MP	1.0	168.0	52.0	
	HC	1.0	192.0	56.0	360.0
	Net BUILDING	cnt	2	(rounded)	360

COMMENT TABLE 1

APEX BY CE 3/29/10
 UPDATED BY CJURAN 06/29/2021
 UPDATED BY CLOBERG 10/15/24

COMMENT TABLE 2

WV #06 04/14/2021 AOG
 CLUKE 09/20/24

COMMENT TABLE 3

CYCLE L4