

Acct ID: 541738 MTL: 093E28DA00500 Date: 9-23-24 Appr: Genk Prop Class: 451 RMV Prop Class: 451
 Situs: 30820 CENTRAL AVE SE GATES OR 97346 MaSaNh: 01 06 000 Unit: 97534 Year: 2024

Last Date Appraised: 03/22/2018 Appraiser: CLINT LUKE Retag: Y N Tag info: _____
 Owner: BRESEE, JEWELL G Roll Type: R
Cycle Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 219410
 RMV Land: 232850 RMV Imp: 214820 RMV Total: 447670 MAV: 219410 MSAV: 0 SAV: 0
 Comment: _____

*INPUT
1-24-25
GENK*

ADD HC

Notations

RP/MS	Code	Description
RP	ADJ	ADJUDICATION

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	MKTA	OSD - AVERAGE	45000	56490	0

Land

Site: 1 Code Area: 56490 Size: 1.16 Acres Use Code: 005 Zone: REST SAV Use: _____ Exception: 0
 Class: Value Source: Rural Restrictive Description: _____ RMV: 187850 Exception: Y N
 Adjustment(s): Fire Patrol: SA004 Description: FIRE PATROL
 Comments: 22-23: Traffic adjustment removed due to market study
 16-17: PER #29 CHG OSD// 2010-11 CYCLE WORK #36 CHANGED OSD'S//

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 56490 Stat Class: 131 + Year Blt: 1973 Eff Year Blt: 1993 Sq.Ft: 1492 % Complete: 100
 Desc: One Story Only Dimensions: _____ RMV: 211610
 Func Obsc: 90 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	1492	3	FB-1/ HB-1	1973	1993	KIT-, ROOF, FP, HVAC, BATH - 1, BTH - 1	Y N
Garage Attached	3	Finished	460	0	0	1973	1993	ROOF	Y N
Garage Attached	3	Unfinished	580	0	0	1987	1993	ROOF	Y N

ALL ROOF

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
YARD IMPROVEMENTS AVERAGE	3	1	1993	12890	1	Y N

NC

Improvements - Accessory Buildings

Bldg: 3 Code Area: 56490 Stat Class: 341 Year Blt: 2014 Eff Year Blt: 2014 Sq.Ft: 200 % Complete: 100
 Desc: Multi Purpose Shed (MP) Dimensions: 20x10 RMV: 3210
 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
Multi-Purpose Bldg	<u>6</u>	Finished	200	0	0	2014	2014	<u>AS</u>	Y <u>N</u>

6

AS

N

Accessories

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

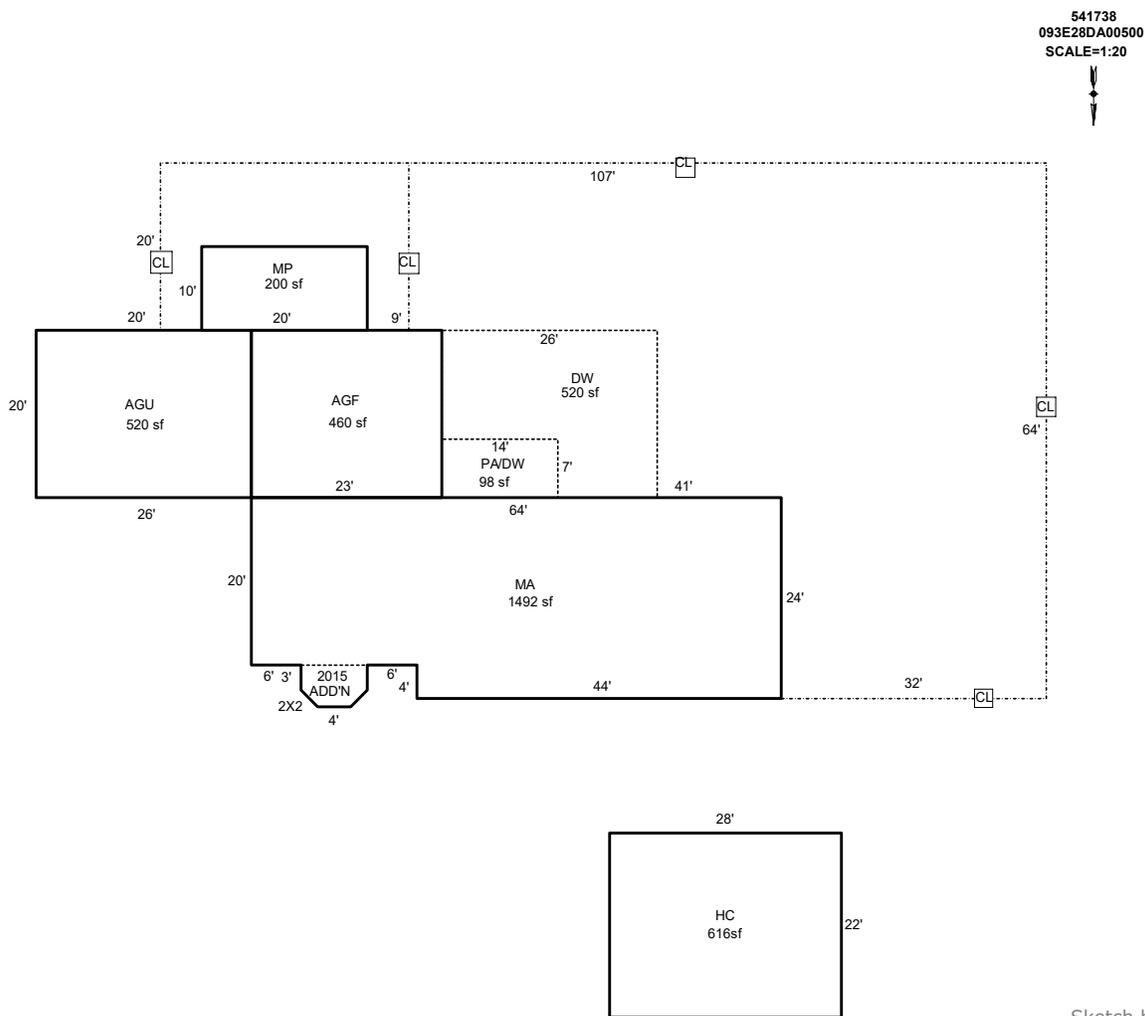
HC 5 22x28 AVE 2024 NEW

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 541738 Parcel No.: 093E28DA00500
 Property Address: 30820 CENTRAL ST 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	200.0	60.0	
	HC	1.0	616.0	100.0	816.0
GLA1	MA	1.0	1492.0	183.7	1492.0
GAR	AGF	1.0	460.0	86.0	
	AGU	1.0	520.0	92.0	980.0
P/P	DW	1.0	520.0	92.0	
	PA	1.0	98.0	42.0	618.0
Net LIVABLE		cnt	0 (rounded)		1,492
Net BUILDING		cnt	2 (rounded)		816

COMMENT TABLE 1

DRAWN BY JRONDEMA 5/8/15
 UPDATED BY JRONDEMA 1/28/16
 UPDATED BY JRONDEMA 2/5/16
 UPDATED BY CLOBERG 01/27/25

COMMENT TABLE 2

CLUKE 09/23/24

COMMENT TABLE 3

CYCLE L4



9/23/24