

Acct ID: 540944 MTL: 092E15AB01400 Date: **2-11-25** Appr: **CLUKE** Prop Class: 409 RMV Prop Class: 409  
 Situs: 25758 TAYLOR PARK RD SE LYONS OR 97358 MaSaNh: 01 06 003 Unit: 108184 Year: 2025  
 Last Date Appraised: 10/11/2024 Appraiser: CLINT LUKE Retag: Y **0** Tag info: 2025 - NEW CONSTRUCTION (Residence)  
 Owner: URRUTIA, LARRY Roll Type: R  
 Cycle **0** Tag Sales Verification Other: \_\_\_\_\_ Inspection level: 1 2 3 **0** LCB TTO INSP AV: 217480  
 RMV Land: 189000 RMV Imp: 151630 RMV Total: 340630 MAV: 217480 MSAV: 0 SAV: 0  
 Comment: 25-26 L2 10/11/24 CLUKE  
 24-25 L2 1/5/24 CLUKE  
 23-24 L2 11/21/22 CLUKE  
 L4 11.23.20 WV06//

**INPUT 2-11-25 CLUKE**

**Notations**  
 No notation data available.

**Just want through tags  
 Acc updated then**

**OSDs**

Count	Code	Description	RMV	Code Area	Exception
1	MKTN	OSD - NO LANDSCAPE	35000	29540	0

**Land**

Site: 1 Code Area: 29540 Size: 1.27 Acres Use Code: 004 Zone: NREST SAV Use: Exception: 0  
 Class: 4BISS Value Source: Rural at MKT Description: FOUR BENCH IRR SPECIAL SOUTH RMV: 149860 Exception: Y N  
 Adjustment(s): IRR, WASTE Fire Patrol: SA004 Description: FIRE PATROL  
 Comments: 25-26 CORRECTED VERIFIED LAND CALSS 24-25: Updated land class  
 21-22: PER #06 DEL ALL IMPS, OSD// 15-16: SV PER #36 CHG OSD// . 03-04 REAPPRAISAL //08-09 PT PROJECT: PT OF R40943(LANDLOCKED) AND R40946

Site: 2 Code Area: 29540 Size: 0.46 Acres Use Code: 004 Zone: NREST SAV Use: Exception: 0  
 Class: WST Value Source: Rural at MKT Description: Rural WASTELAND RMV: 4140 Exception: Y N  
 Adjustment(s): IRR, WASTE Fire Patrol: SA004 Description: FIRE PATROL  
 Comments: 21-22: PER #06 DEL ALL IMPS, OSD// 15-16: SV PER #36 CHG OSD// . 03-04 REAPPRAISAL //08-09 PT PROJECT: PT OF R40943 (LANDLOCKED) AND R40946

**Improvements - Residence / Manufactured Structures**

Bldg: 1 Code Area: 29540 Stat Class: 457 Year Blt: 2023 Eff Year Blt: 2023 Sq.Ft: 1782 % Complete: 100  
 Desc: MANUF STRUCT, CLASS 5, 26' THROUGH 28' WIDE DOUBLE Dimensions: 66x27 RMV: 151630  
 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	5	Finished	1782	3	FB-2	2023	2023	SKRT+, KIT, HVAC, ROOF, BATH - 2	Y N

**Accessories**

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

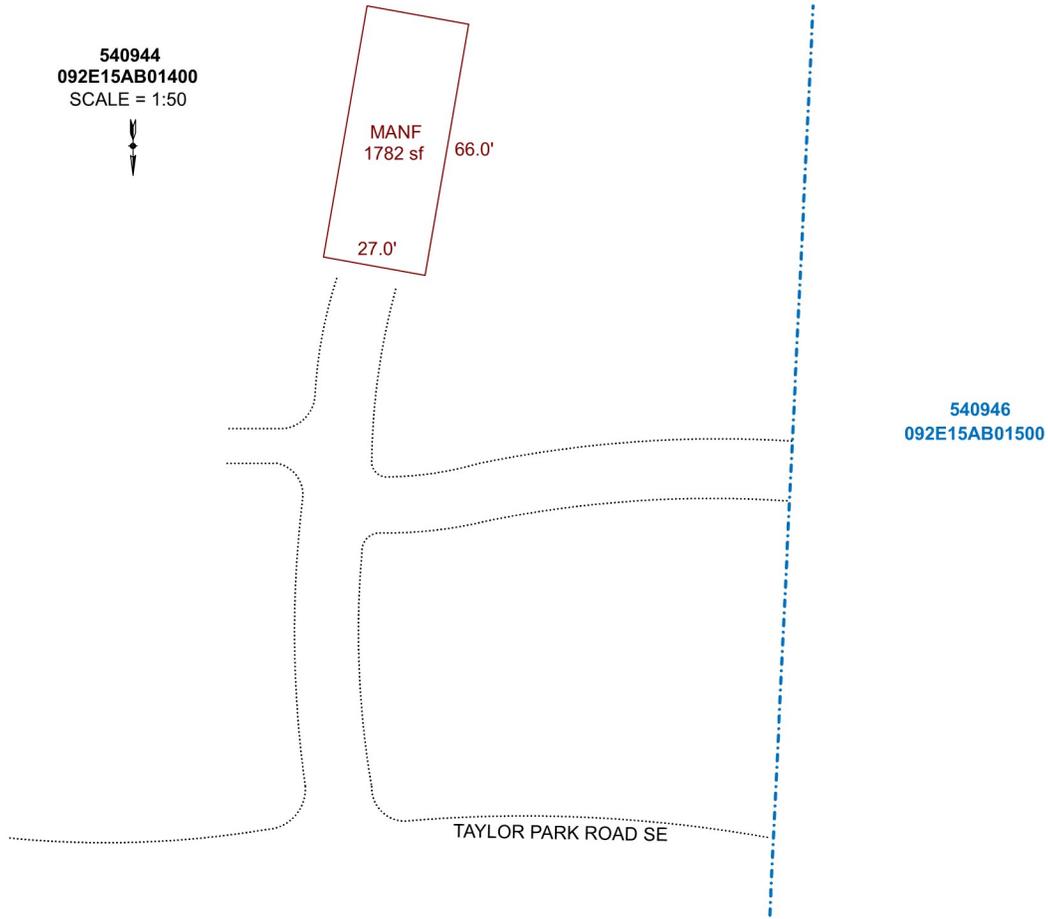
**Improvements - Accessory Buildings**  
 No improvement data available for all other stat class types.

# SKETCH/AREA TABLE ADDENDUM

## SUBJECT INFO

File No.: 540944 Parcel No.: 092E15AB01400  
 Property Address: 25758 TAYLOR PARK ROAD SE  
 City: LYONS County: MARION State: OR ZipCode: 97358  
 Owner:  
 Client: Client Address:  
 Appraiser Name: Inspection Date:

## SKETCH



Sketch by Apex Sketch

### AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA	MANF	1.0	1782.0	186.0	1782.0
Net LIVABLE		cnt	1 (rounded)		1,782

### COMMENT TABLE 1

APEX BY CJURAN 10/25/2023 23-006537 MANF

### COMMENT TABLE 2

### COMMENT TABLE 3