

Acct ID: 521620 MTL: 071W20000600 Date: **1/14/25** Appr: **MLH** Prop Class: 551 RMV Prop Class: 451  
 Situs: 1973 HIBBARD RD NE SILVERTON OR 97381 MaSaNh: 03 06 000 Unit: 49673 Year: 2025

Last Date Appraised: 09/29/2014 Appraiser: MATTHEW HAMILTON Retag: **Y** N Tag info: 2025 - NEW CONSTRUCTION (Outbuilding)

Owner: MOSER FAM TR Roll Type: R

Cycle **Tag** Sales Verification Other: \_\_\_\_\_ Inspection level: **1** 2 3 4 LCB **TTO** INSP AV: 199450

RMV Land: 298010 RMV Imp: 422670 RMV Total: 720680 MAV: 185860 MSAV: 13590 SAV: 135914

Comment: **NEW GB @ 35% update inventory Retag for '26**

Input MLH 3/4/25

**Notations**

RP/MS	Code	Description
RP	ZONED	FARM EFU ZONED

Chris 3/4/25 sheep may be on contiguous taxlot. Send letter with aerial asking what and where farming is taking place.

**Farm Sheep**

**OSDs**

Count	Code	Description	RMV	Code Area	Exception
1	SAA	SA OSD - AVERAGE	50000	04500	0

**Land**

Site: 2 Code Area: 04500 Size: 1.00 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0  
 Class: **Handwritten** Value Source: Farm Homesite Description: RMV: 118100 Exception: Y N  
 Adjustment(s): GSOIL Fire Patrol: Description:  
 Comments: Liability year - 2009 / 04200028

Site: 3 Code Area: 04500 Size: 1.00 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0  
 Class: 2HD Value Source: Farm Use - EFU Description: TWO HILL DRY RMV: 129910 Exception: Y N  
 Adjustment(s): GSOIL Fire Patrol: Description:  
 Comments: Liability year - 1974 / 04200028

**Improvements - Residence / Manufactured Structures**

Bldg: 1 Code Area: 04500 Stat Class: 143 Year Blt: 1901 Eff Year Blt: 1961 Sq.Ft: 3436 % Complete: 100  
 Desc: One Story with basement Dimensions: RMV: 362110  
 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	4	Finished	2640	4	FB-2/ HB-1	1901	1961	FP - 1, HVAC, ROOF, BTH - 1, BATH - 2, KIT	Y N
Basement	4	Low Cost	796	0	0	1901	1961	HVAC	Y N

**Accessories**

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
YARD IMPROVEMENTS AVERAGE	4	1	1961	22470	1	Y N

Bldg: 3 Code Area: 04500 Stat Class: 148 Year Blt: 2005 Eff Year Blt: 2005 Sq.Ft: 0 % Complete: 100  
 Desc: Res other improvements Dimensions: RMV: 57230  
 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
Garage Attached	4	Finished	576	0	0	2005	2005	ROOF	Y N

**Accessories**

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
PATIO	4	54	2005	270	1	Y N
ROOF EXTENSION OR PATIO COVER	4	54	2005	1425	1	Y N

**Improvements - Accessory Buildings**

Bldg: 2 Code Area: 04500 Stat Class: 353 Year Blt: 1985 Eff Year Blt: ~~1985~~ Sq.Ft: 1080 % Complete: 100  
 Desc: Machine Shed (MS) Dimensions: 45x24 RMV: 3330  
 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
Machine Shed	5	Finished	1080	0	0	1985	1985	<b>Fair</b>	Y N

**Accessories**

**gone**

**part of J-I's**

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	
No accessory data available						
Bldg: 4	Code Area: 04500	Stat Class: 341	Year Blt:	Eff Year Blt:	Sq.Ft: 64	
Desc: Multi Purpose Shed (MP)			Dimensions: 8x8		RMV: 0	
Func Obsc: 100	Econ %: 100	Other %: 100	Exception: 0	Adjust:	Adjust RMV: 0	
<b>Floors</b>					N/A	
Type	Class	Display Group	Floor Size	Beds		Baths
Type	Class	Display Group	Floor Size	Beds		Baths
Multi-Purpose Bldg	5	Finished	64	0	0	
					Exception: Y N	
<b>Accessories</b>						
Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	
No accessory data available						

354 LTL 2024 14x32 NEW  
 354 LTL 2024 8X20 NEW  
 351 GB 6 2024 3762 sf Good 35% NEW  
 GBAF 2250  
 341 MP 5 2009 12x12 Ave I/O





Percent Complete Form

Account # \_\_\_\_\_

Additions

New Homes

<u>Additions</u>		<u>New Homes</u>				
% Item	% Sum	No Basement		Basement		
		% Item	% Sum	% Item	% Sum	
3%	0%	Plans/Survey	3%	0%	3%	
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%		80%	Electrical Rough-In	3%	55%	2%
2%	Heating Rough-In		2%	1%		
	Heating Unit		1%	1%		
3%	85%	Insulation	3%	60%	2%	
5%		Drywall (Finished)	5%	65%	4%	70%
2%	90%	Paint Interior	2%	70%	2%	
2%		Paint Exterior	2%		2%	
	95%	Cabinets	6%	75%	5%	
2%		Electrical Fixtures	3%	80%	2%	
2%		Plumbing Fixtures	4%	85%	3%	
3%	100%	Floor Coverings & Countertops	7%	90%	6%	
2%		Interior Trim Carpentry	7%	95%	6%	
		Porch/Entry/Stoop	2%	100%	2%	
		Finish Grade	1%		1%	

APPR \_\_\_\_\_ Date \_\_\_\_\_ YR For \_\_\_\_\_ % COMP \_\_\_\_\_  
 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%	95%
Roof - Sheathing	5%	
Roof - Cover	10%	
Doors & Windows	5%	100%

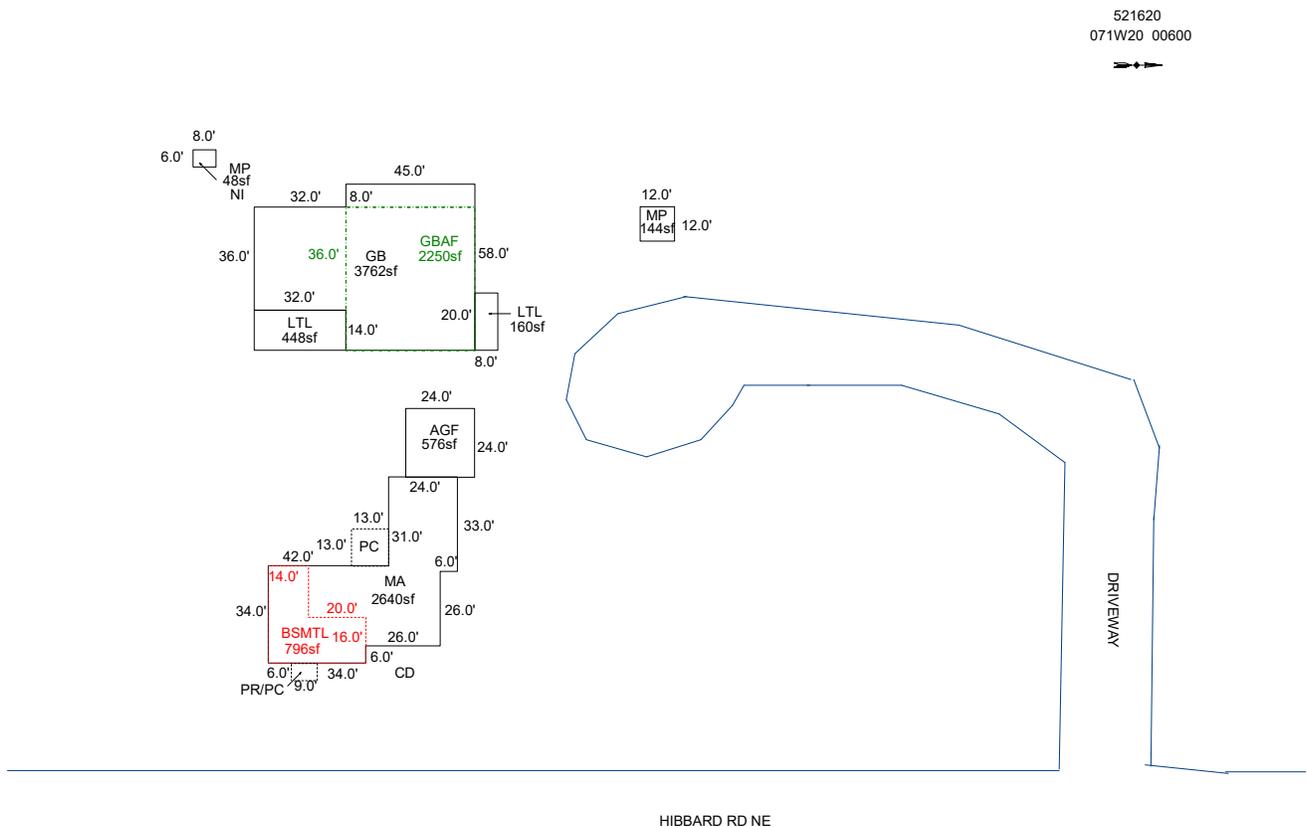
APPR MLH Date 7/14/25 YR For 25-26 % COMP 35%  
 APPR \_\_\_\_\_ Date \_\_\_\_\_ YR For \_\_\_\_\_ % COMP \_\_\_\_\_  
 APPR \_\_\_\_\_ Date \_\_\_\_\_ YR For \_\_\_\_\_ % COMP \_\_\_\_\_  
 APPR \_\_\_\_\_ Date \_\_\_\_\_ YR For \_\_\_\_\_ % COMP \_\_\_\_\_

# SKETCH/AREA TABLE ADDENDUM

## SUBJECT INFO

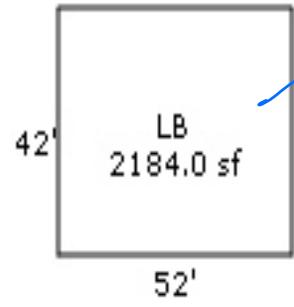
File No.: 521620 Parcel No.: 071W20 00600  
 Property Address: 1973 Hibbard Rd.  
 City: Silverton County: State: Or ZipCode: 97381  
 Owner:  
 Client: Client Address:  
 Appraiser Name: Inspection Date:

## SKETCH



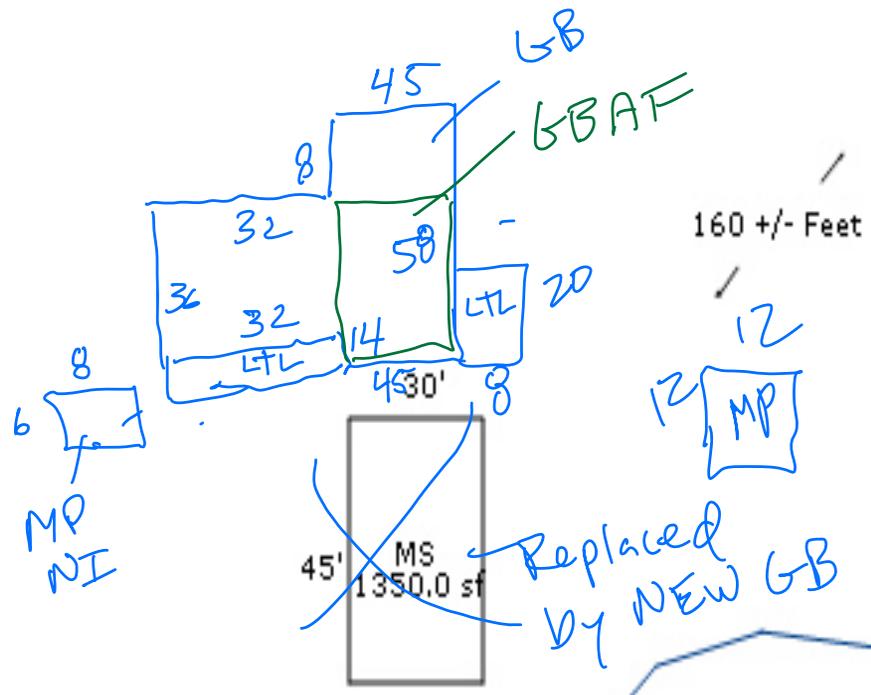
Sketch by ApexSketch

AREA CALCULATIONS SUMMARY						COMMENT TABLE 1	
Code	Description	Factor	Net Size	Perimeter	Net Totals		
GBA1	GB	1.0	3762.0	270.0		Apex 3/16/2011 UPDATED BY CLOBERG 03/04/25	
	LTL	1.0	448.0	92.0			
	LTL	1.0	160.0	56.0			
	MP	1.0	144.0	48.0			
	MP	1.0	48.0	28.0	4562.0		
GBA2	GBAF	1.0	2250.0	190.0	2250.0		
GLA1	MA	1.0	2640.0	262.0	2640.0		
BSMT	BSMTL	1.0	796.0	136.0	796.0		
GAR	AGF	1.0	576.0	96.0	576.0		
P/P	PC	1.0	169.0	52.0		COMMENT TABLE 2	
	PR/PC	1.0	54.0	30.0	223.0	COMMENT TABLE 3	
						MLH 01/14/25	TAGS L1
	Net LIVABLE	cnt	0 (rounded)		2,640		
	Net BUILDING	cnt	6 (rounded)		6,812		

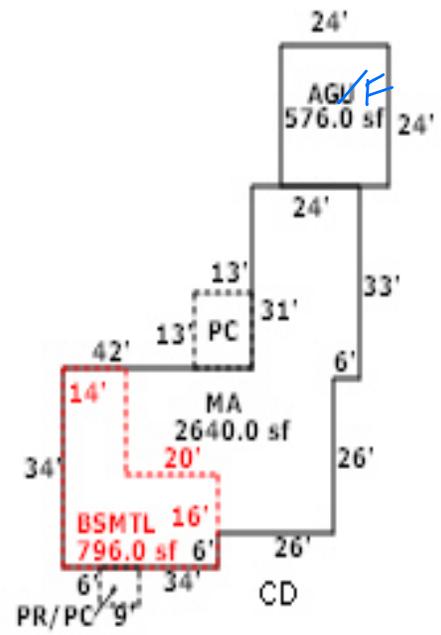


on  
348719

R21620  
071W20 00600  
N



Framed  
R. Trusses  
Stud  
Concrete floor



1/14/25 M44 TAGS L1

