

Summary

Lead Appr: _____ Clerk: _____ Lead Clerk: _____ Appr: _____

Print Date: 2/7/2025

Acct ID: 129344

MTL: 083W23A002200P1

Date: 2/21/25

Appr: 02

Prop Class: 019

RMV Prop Class: 019

Situs: 2120 ROBINS LN SE # 64 SALEM, OR 97306

MaSaNh: 17 05 004

Unit: 141807

Year: 2025

Last Date Appraised: 10/03/2024

Appraiser: THERESA SWEARINGEN

Retag: Y N

Tag info:

Owner: BERANEK, DAVID

Roll Type: MS

Cycle Tag Sales Verification

Other: _____

Inspection level: 1 2 3 4

LCB TTO INSP

AV: 83980

RMV Land: 0

RMV Imp: 120700

RMV Total: 120700

MAV: 83980

MSAV: 0

SAV: 0

Comment: 25-26: Cycle; L2 10.03.24 ZH

Notations

No notation data available.

done in cycle 4/c

OSDs

No OSD data available.

Land

No land data available.

Improvements - Residence / Manufactured Structures

Bldg: 1

Code Area: 24010

Stat Class: 468

Year Blt: 1979

Eff Year Blt: 1994

Sq.Ft: 1912

% Complete: 100

Desc: MANUF STRUCT, CLASS 6, 36' WIDE TRIPLE/QUAD

Dimensions: RMV: 120700

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	
First Floor	6	Finished	1912	2	FB-2	1979	1994	ROOF+, SKRT+, HVAC+, KIT+, FP - 1, BATH - 2	Exception: Y N
Garage Detached	4	Unfinished	560	0	0	1983	1994	ROOF	Exception: Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	
DECK	6	422	1994	3899	0	Exception: Y N
ROOF EXTENSION OR PATIO COVER	6	326	1994	3971	0	Exception: Y N

Improvements - Accessory Buildings

No improvement data available for all other stat class types.

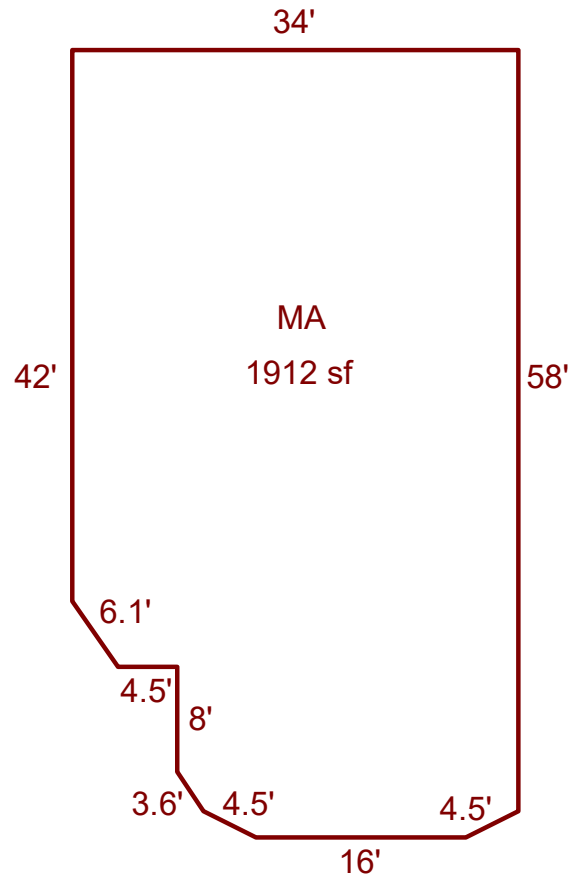
SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO			
File No.: 129344		Parcel No.: 083W23A002200	
Property Address: 2120 Robins Ln SE #64			
City: Salem	County: Marion	State: OR	ZipCode: 97306
Owner:			
Client:	Client Address:		
Appraiser Name:		Inspection Date:	

SKETCH

129344

083W23A002200



Sketch by ApexSketch

AREA CALCULATIONS SUMMARY						COMMENT TABLE 1		
Code	Description	Factor	Net Size	Perimeter	Net Totals	Drawn by AE 10.16.24		
MFH	MA	1.0	1912.3	181.2	1912.3			
						COMMENT TABLE 2	COMMENT TABLE 3	
Net LIVABLE						cnt	1 (rounded)	1,912

Summary

Lead Appr: Clerk: **lak 11.22.24** Lead Clerk: Appr: **ZH 11/25/24**

Print Date: 9/20/2024

Acct ID: 129344

MTL: 083W23A002200P1

Date: **10/3/24** Appr: **ZH**

Prop Class: 019

RMV Prop Class: 019

Situs: 2120 ROBINS LN SE # 64 SALEM, OR 97306

MaSaNh: 17 05 004

Unit: 141807

Year: ~~2024~~ **2025-26**

Last Date Appraised: 09/15/2015

Appraiser: THERESA SWEARINGEN

Retag: Y N

Tag info: **2024**

Roll Type: MS

Owner: BERANEK, DAVID

Cycle Tag Sales Verification Other: Inspection level: **1** **2** 3 4 LCB TTO INSP **MLS # 819872** AV: 81540

RMV Land: 0

RMV Imp: 116990

RMV Total: 116990

MAV: 81540

MSAV: 0

SAV: 0

Comment: TERRACE LAKE , SPACE #64A, MS SERIAL # C6954, X # X00168731, Home ID 231596, PERSONAL MS

UPDATE INVENTORY w/o EXCEPTION - ~~ADDED Roll~~ ~~Correction Form~~

Notations

No notation data available.

OSDs

No OSD data available.

Land

No land data available.

Improvements - Residence / Manufactured Structures

Bldg: 1

Code Area: 24010

Stat Class: 468

Year Blt: 1979

Eff Year Blt: **1994**

Sq.Ft: 1488

% Complete: 100

Desc: MANUF STRUCT, CLASS 6, 36' WIDE TRIPLE/QUAD

Dimensions: 24x62

RMV: 116990

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: Y N
First Floor	6	Finished	1912	2	FB-2	1979	1994	BATH - 2, FP - 1, KIT+, HVAC+, ROOF+, SKRT+	N
Garage Detached		Unfinished	560	0	0	1983	1994	ROOF	N

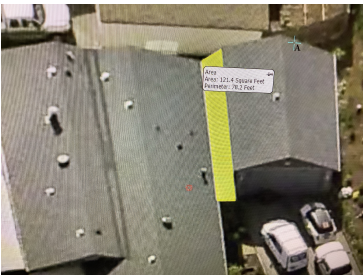
Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception: Y N
DECK	6	422	1981	1857	0	N
ROOF EXTENSION OR PATIO COVER	6	206	1981	1195	0	N

Improvements - Accessory Buildings

No improvement data available for all other stat class types.

- SOLD FOR \$ 200K - 8/16/24
- S/F OK ✓
- INCREASE EYB ✓
- SINCE BUILT. ROOF, WINDOWS, SIDING, EXT. PAINT
- ROOF NEW (2022-23)
- EXT. PAINT HOLDING UP WELL / NEWER
- LISTING AGENT LISTED HOME AT 1900 SF



SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 129344

Parcel No.: 083W23A002200

Property Address: 2120 Robins Ln SE #64

City: Salem

County: Marion

State: OR

ZipCode: 97306

Owner:

Client:

Client Address:

Appraiser Name:

Inspection Date:

SKETCH

129344

083W23A002200

20

DGV
560 SF

28

34'

MA

1912 sf

58'

42'

PTZ
/ DW

6.1'

4.5'

8'

4.5'

45'

16'

Sketch by ApexSketch

AREA CALCULATIONS SUMMARY

COMMENT TABLE 1

Code	Description	Factor	Net Size	Perimeter	Net Totals
MFH	MA	1.0	1912.3	181.2	1912.3

Drawn by AE 10.16.24

Net LIVABLE

cnt

1 (rounded)

1,912

COMMENT TABLE 2

COMMENT TABLE 3



Marion County
OREGON
ASSESSOR'S OFFICE

Appraiser Sales Verification From

Primary Acct: 129344
MTL: 083W23A002200
MaSaNh/P.Class: 1705004/019
Appraiser: THERESA SWEARINGEN
MS Acct: 129344

Date Printed: 2/6/2025

Situs: 2120 ROBINS LN SE # 64 SALEM, OR 97306

Grantor: MORTON, VIRGINIA L JENNY & STETSON, DALE
Grantee: BERANEK, DAVID

Sale ID: 30400
Deed:
Accts In Sale: 1
Sale Date: 8/16/2024
Sale Price: 200,000
Condition Code: 33
Tax Statement RMV
Land & OSD: 0
Imp: 116,990
Total: 116,990
Ratio (Cert. Total RMV/Sale Price): 58

Attempt	Date/Time	Reason
1 st		
2 nd		

Contact: Phone/email:

1. Was the property listed on the open market? Days: MLS:

Y N
2. Was property other than real estate included in the sale?
Describe: Est. \$:

Y N
3. Did the seller pay closing costs or make other concessions? \$

Y N
4. Was the sale between related parties? (business or family)

Y N
5. Was this a distressed sale? E.g. foreclosure, short, court order, etc...

Y N
6. Condition at time of sale: | Poor | Fair | Avg. | Good | Exc. |
Describe:

Y N
7. Have any improvements been made since the time of sale?
If yes, describe:

Y N

Comments:

Done in cycle

Appraiser: 02 Date: 2/21/25