

Summary

Lead Appr: ww 3.12.25 Clerk: _____ Lead Clerk: _____ Appr: MLH 3/20/25

Print Date: 9/24/2024

Acct ID: 323827 MTL: 071W120000602 Date: 1/7/24²⁵ Appr: MLH Prop Class: 401 RMV Prop Class: 401

Situs: 14995 CANYON VIEW LN NE SILVERTON OR 97381 MaSaNh: 03 06 000 Unit: 78177 Year: 2024²⁰²⁵

Last Date Appraised: 12/14/2023 Appraiser: MATTHEW HAMILTON Retag: Y N Tag info: 2025 - NEW CONSTRUCTION (Completion)

Owner: CHEREMNOV, DANIEL & CHEREMNOV, TATIANA Roll Type: R

Cycle Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 553760

RMV Land: 340290 RMV Imp: 1001940 RMV Total: 1342230 MAV: 512390 MSAV: 0 SAV: 0

Comment: 24-25: L3 12.14.23 MLH
03-04: ZONING PROJECT CORRECTED ZONE FROM EFU TO AR
Letter sent, No response GB @ 65%
Retag for '26

Notations

No notation data available.

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	MKTA	OSD - AVERAGE	45000	04500	0

Land

Site: 1	Code Area: 04500	Size: 3.09 Acres	Use Code: 004	Zone: NREST	SAV Use:	Exception: 0
Class: 4HD	Value Source: Rural at MKT	Description: FOUR HILL DRY	RMV: 295290	Exception: Y	N	
Adjustment(s): H2OAR	Fire Patrol: SA004	Description: FIRE PATROL				
Comments: 00-01; F99-1044 create fd account r323827 from fp account r21400 / 02-03: F02-51 SEPE FROM R21400 TO R330110 AND R323827 06-07: RECALC SETUP;#36 08-12-05 07-08: #31 ON SALES VERIF, ADD WATER ADJ						

Improvements - Residence / Manufactured Structures

Bldg: 1	Code Area: 04500	Stat Class: 152 +	Year Blt: 2017	Eff Year Blt: 2017	Sq.Ft: 3351	% Complete: 100
Desc: Multi Story above grade	Dimensions:	RMV: 857610				
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	5 +	Finished	2554	3	FB-1/ HB-1	2017	2017	BATH - 1, BTH - 1, KIT-, ROOF, HVAC+, FP - 1	N
Second Floor	5 +	Finished	797	1	FB-1	2017	2017	BATH - 1, BATH+, HVAC+	N
Attic	5 +	Unfinished	527	0	0	2017	2017		N
Garage Attached	5	Finished	992	0	0	2017	2017	ROOF	N

Accessories

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

Bldg: 2	Code Area: 04500	Stat Class: 107	Year Blt:	Eff Year Blt: 2017	Sq.Ft: 0	% Complete: 100
Desc: Yard Improvements	Dimensions:	RMV: 59230				
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
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No floor data available

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
YARD IMPROVEMENTS GOOD	6	0	2017	48549	1
Exception: Y N					

Improvements - Accessory Buildings

Bldg: 3	Code Area: 04500	Stat Class: 351	Year Blt: 2023	Eff Year Blt: 2023	Sq.Ft: 4656	% Complete: 35
Desc: General Purpose Building (GB)	Dimensions:	RMV: 82830				
Func Obsc: 100	Econ %: 100	Other %: 100	Exception: 40270	Adjust:	Adjust RMV: 0	

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception: Y N
General Purpose Bldg	6	Finished	4656	0	0	2023	2023	AVG 1 1/2 Bath	N
GP Building Attic	6	Finished	2300	0	0	2023	2023	1 Bath	N

Accessories

Description		Class		Size SqFt		Eff Yr Blt		RMV		Quantity	
No accessory data available											
Bldg: 4	Code Area: 04500		Stat Class: 355		Year Blt: 2023		Eff Year Blt: 2023		Sq.Ft: 960		% Complete: 35
Desc: Lean-to Heavy (LTH)								Dimensions: 48x20		RMV: 2270	
Func Obsc: 100		Econ %: 100		Other %: 100		Exception: 1100		Adjust:		Adjust RMV: 0	
Floors											
Type		Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory		
Lean-to Heavy Duty		4	Finished	960	0	0	2023	2023	Exception: Y N		
Accessories											
Description		Class		Size SqFt		Eff Yr Blt		RMV		Quantity	
No accessory data available											

35
100
m/m

Percent Complete Form

Account # _____

Additions

New Homes

		No Basement		Basement	
% Item	% Sum	% Item	% Sum	% Item	% Sum
3%	0%	Plans/Survey	3%	3%	0%
2%		Excavation	2%	4%	
3%		Foundation	3%	10%	
35%	45%	Framing	14%	20%	35%
8%	50%	Trusses	7%	30%	40%
7%	60%	Roofing	7%	35%	45%
7%	65%	Windows/Ext Doors	7%	45%	55%
5%	70%	Siding	5%	50%	60%
4%	75%	Plumbing Rough-In	4%	3%	
3%		Electrical Rough-In	3%	2%	65%
2%	80%	Heating Rough-In	2%	1%	
		Heating Unit	1%	1%	
3%		Insulation	3%	2%	70%
5%	85%	Drywall (Finished)	5%	65%	
2%	90%	Paint Interior	2%	70%	75%
2%		Paint Exterior	2%	2%	
		Cabinets	6%	75%	80%
2%	95%	Electrical Fixtures	3%	80%	
2%		Plumbing Fixtures	4%	85%	85%
3%	100%	Floor Coverings & Countertops	7%	90%	90%
2%		Interior Trim Carpentry	7%	95%	95%
		Porch/Entry/Stoop	2%	100%	100%
		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

7/7/25

YR For

25-26

% COMP

65

APPR

Date

YR For

% COMP

APPR

Date

YR For

% COMP

APPR

Date

YR For

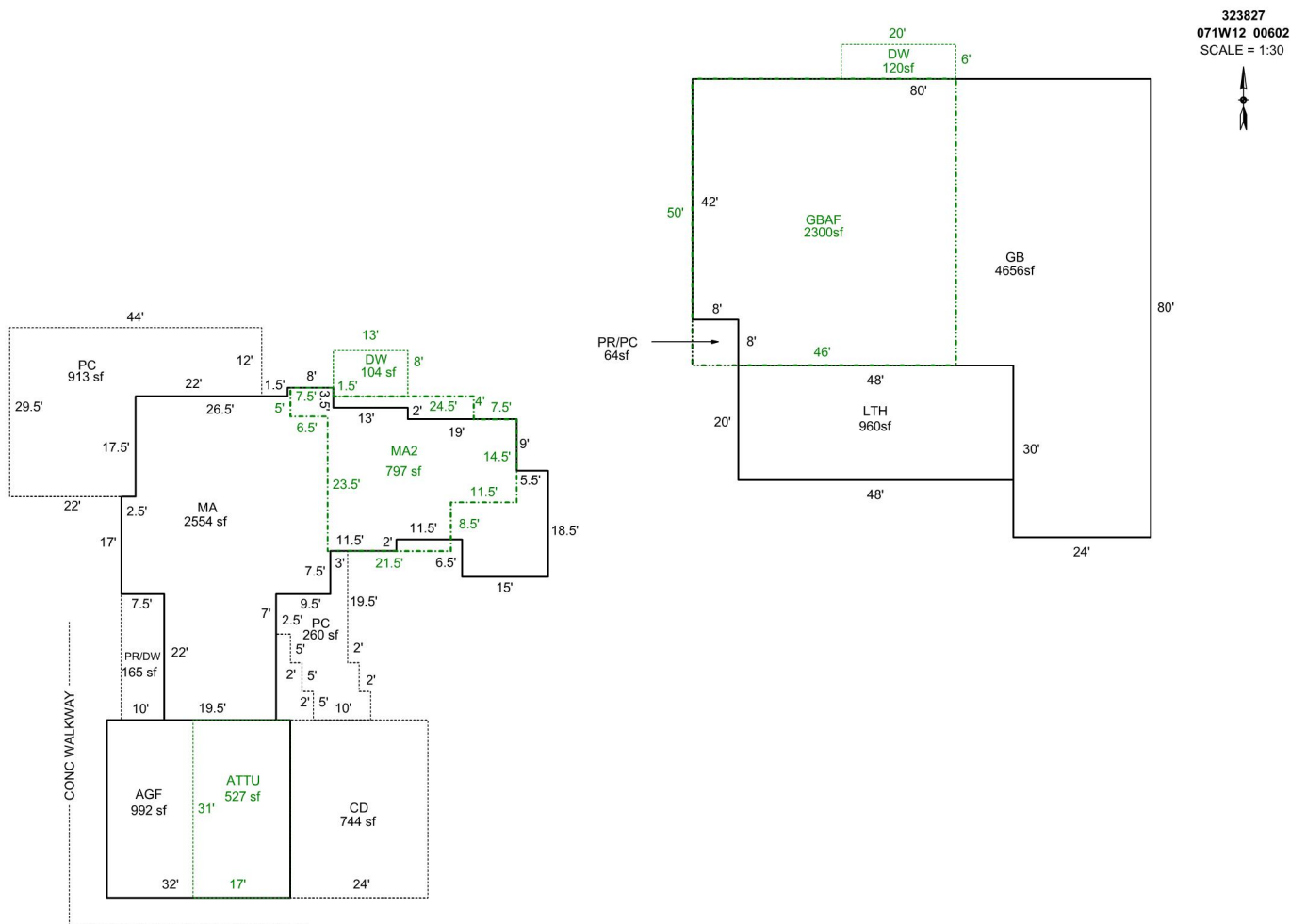
% COMP

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 323827 Parcel No.: 071W12 00602
 Property Address: 14995 CANYON VIEW LN NE
 City: SILVERTON County: State: OR ZipCode: 97381
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



Sketch by Apex Sketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	GB	1.0	4656.0	320.0	
	LTH	1.0	960.0	136.0	5616.0
GBA2	GBAF	1.0	2300.0	192.0	2300.0
GLA1	MA	1.0	2553.5	278.0	2553.5
GLA2	MA2	1.0	797.3	136.0	797.3
GAR	AGF	1.0	992.0	126.0	992.0
P/P	CD	1.0	744.0	110.0	
	PR/DW	1.0	165.0	59.0	
	PC	1.0	913.0	147.0	
	PC	1.0	260.0	92.0	
	DW	1.0	104.0	42.0	
	PR/PC	1.0	64.0	32.0	
	DW	1.0	120.0	52.0	2370.0
	Net LIVABLE	cnt	2 (rounded)		3,351
	Net BUILDING	cnt	3 (rounded)		7,916

COMMENT TABLE 1

APEX BY CE 11/4/08
 UPDATED BY JRONDEMA 6/5/17
 UPDATED BY JRONDEMA 12/26/17
 UPDATED BY JRONDEMA 11/16/18
 UPDATED BY CJURAN 12/13/2022 555-22-007245
 UPDATED BY CJURAN 11/15/2023 22-007245 REV/AD
 UPDATED BY CJURAN 02/14/2024

COMMENT TABLE 2

12.15.17 SR #94 TAGS
 10.30.18 SR #94 TAGS
 MLH 12/14/2023

COMMENT TABLE 3

TAGS L3

1/7/25 MLH

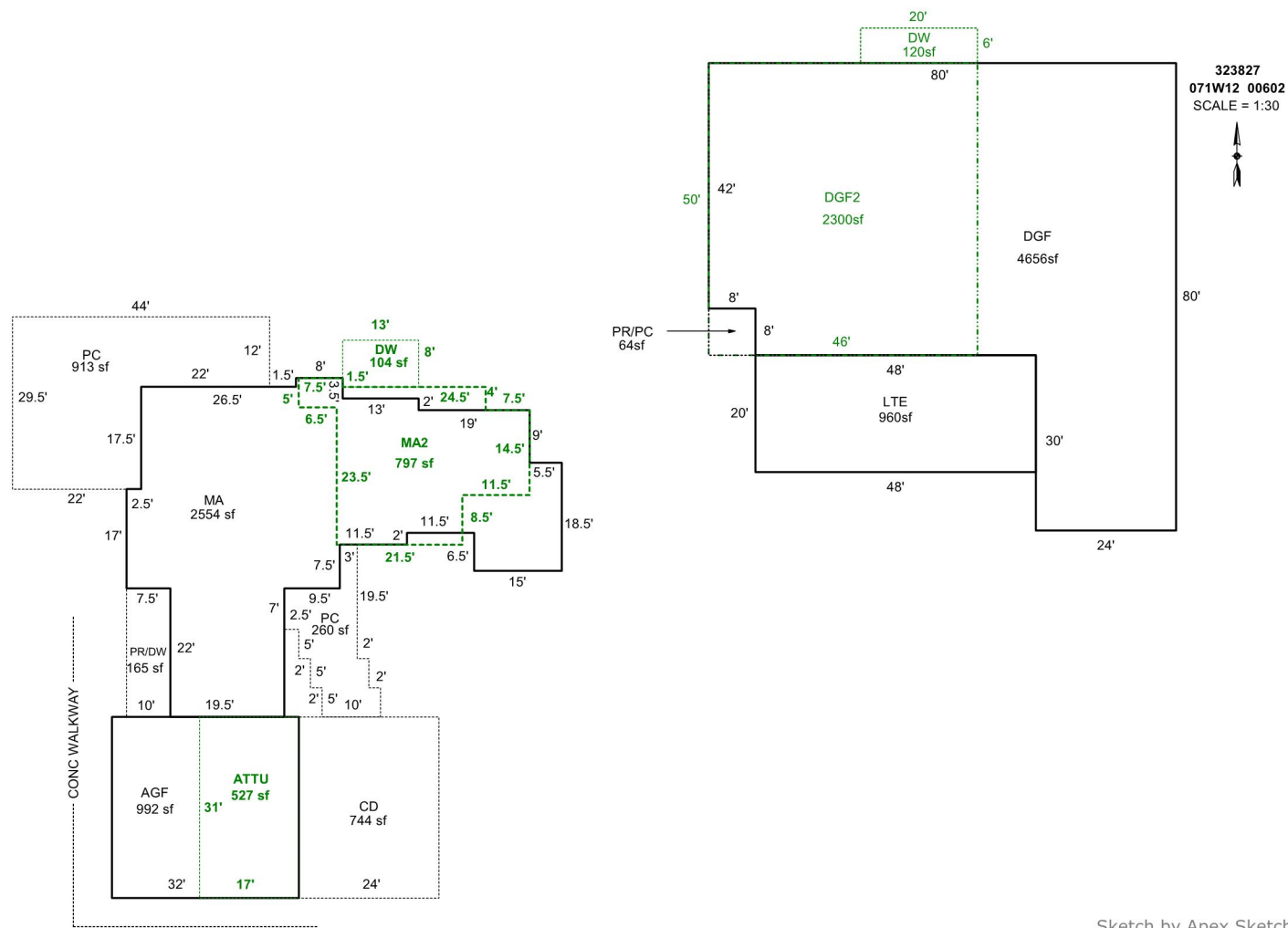
TAGS L4

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SKETCH



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GBA2	DGF2	1.0	2300.0	192.0	2300.0
GLA1	MA	1.0	2553.5	278.0	2553.5
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	DW	1.0	104.0	42.0	
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COMMENT TABLE 2

12.15.17 SR #94 TAGS
 10.30.18 SR #94 TAGS

COMMENT TABLE 3

R323827 (2)
MA, MA2, AGF
NW SIDE
10/30/18





R323827 (3)
MA E SIDE
10/30/18

R323827 (4)
MA SE SIDE
10/30/18





R323827 (5)
MA S SIDE
10/30/18

