

Acct ID: 515326 MTL: 052W260000800 Date: **1/18/25** Appr: **JJS** Prop Class: 550 RMV Prop Class: 550  
 Situs: \_\_\_\_\_ MaSaNh: 02 06 000 Unit: 146414 Year: 2024  
 Last Date Appraised: 01/02/2024 Appraiser: JORDAN SCHULTZ Retag: **Y** Tag info: 2025 - Tags/Permit (Commercial/Industrial)  
 Owner: KIPSCH PROPERTIES LLC Roll Type: R  
 Cycle: **Tag** Sales Verification Other: \_\_\_\_\_ Inspection level: 1 2 **3** 4 LCB TTO INSP AV: 129061  
 RMV Land: 593370 RMV Imp: 0 RMV Total: 593370 MAV: 122800 MSAV: 6261 SAV: 13153  
 Comment: 24-25: L3 1.2.24 JJS  
 23-24: L3 12.28.22 GRH

**NIC - R/T**

**Notations**

No notation data available.

**FARM USE OK: SEED**

**OSDs**

No OSD data available.

**Land**

**Chris 3/26/25**

Site: 1	Code Area: 01600	Size: 3.97 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 2BD	Value Source: Farm Use - EFU	Description: TWO BENCH DRY			RMV: 158390	Exception: Y N
Adjustment(s): GSOIL		Fire Patrol:		Description:		
Comments: Liability year - 1976 / 17-18: SV #29 NO CHG// 06-07: RECALC SETUP;#31 11-09-05						
Site: 2	Code Area: 01600	Size: 0.63 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 4BD	Value Source: Farm Use - EFU	Description: FOUR BENCH DRY			RMV: 22850	Exception: Y N
Adjustment(s): GSOIL		Fire Patrol:		Description:		
Comments: Liability year - 1989 / 100030						
Site: 3	Code Area: 01600	Size: 8.63 Acres	Use Code: 005	Zone: REST	SAV Use:	Exception: 0
Class: 2BD	Value Source: Rural Restrictive	Description: TWO BENCH DRY			RMV: 344310	Exception: Y N
Adjustment(s): GSOIL		Fire Patrol:		Description:		
Comments: 17-18: SV #29 NO CHG// 06-07: RECALC SETUP;#31 11-09-05						
Site: 4	Code Area: 01600	Size: 1.87 Acres	Use Code: 005	Zone: REST	SAV Use:	Exception: 0
Class: 4BD	Value Source: Rural Restrictive	Description: FOUR BENCH DRY			RMV: 67820	Exception: Y N
Adjustment(s): GSOIL		Fire Patrol:		Description:		
Comments: 100030						

**Improvements - Residence / Manufactured Structures**

No residence or manufactured structure improvement data available.

**Improvements - Accessory Buildings**

No improvement data available for all other stat class types.

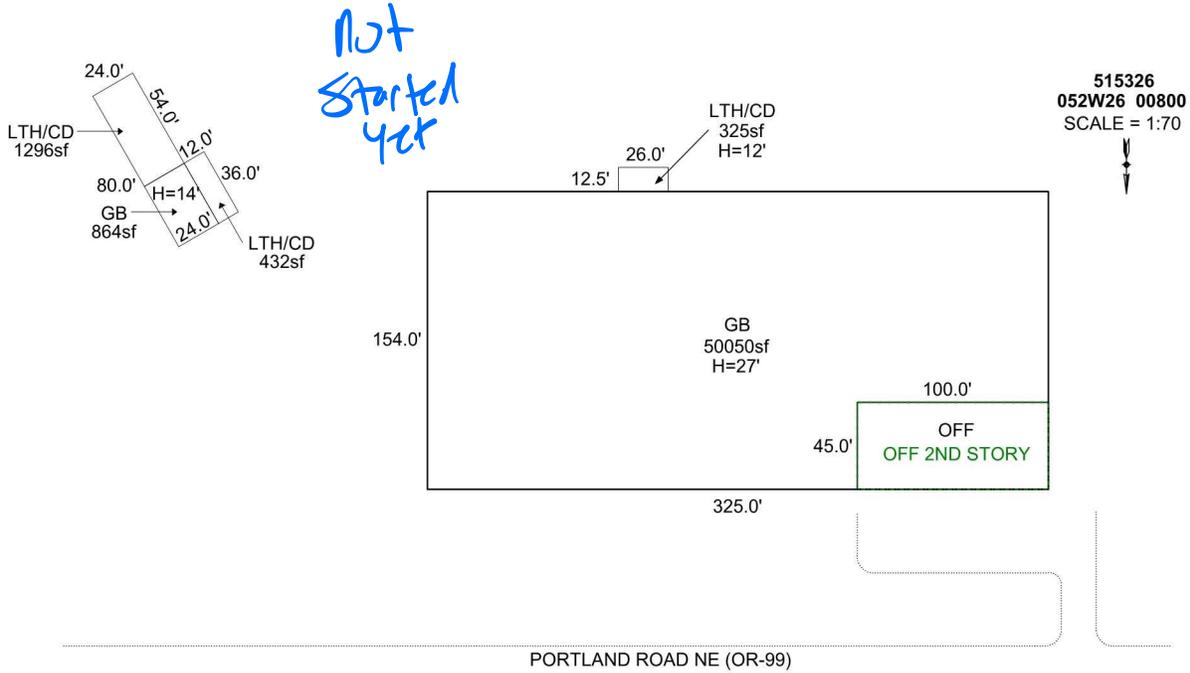


# SKETCH/AREA TABLE ADDENDUM

## SUBJECT INFO

File No.: 515326 Parcel No.: 052W26 00800  
 Property Address: 12425 PORTLAND ROAD NE  
 City: GERVAIS County: MARION State: OR ZipCode: 97026  
 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	50050.0	958.0	
	GB	1.0	864.0	120.0	
	LTH/CD	1.0	1296.0	156.0	
	LTH/CD	1.0	432.0	96.0	
	LTH/CD	1.0	325.0	77.0	52967.0

### COMMENT TABLE 1

APEX BY CJURAN 03/29/2022 555-21-006976

### COMMENT TABLE 2

JSS 1.5.25

### COMMENT TABLE 3

Tays L3

Net BUILDING cnt 5 (rounded) 52,967