

Acct ID: 515658 MTL: 061W040000800 Date: 1/15/25 Appr: JJS Prop Class: 559 RMV Prop Class: 509  
 Situs: 11654 MT ANGEL GERVAIS RD NE MOUNT ANGEL OR 97362 MaSaNh: 02 06 000 Unit: 63667 Year: 2024

Last Date Appraised: 10/12/2023 Appraiser: JORDAN SCHULTZ Retag: Y N Tag info: 2025 - NEW CONSTRUCTION (Outbuilding)  
 Owner: POSTMA, CASEY 17x72 Addition to Existing ABEX Roll Type: R  
 Cycle Tag Sales Verification Other: \_\_\_\_\_ Inspection level: 1 2 3 4 LCB TTO INSP AV: 155232  
 RMV Land: 765690 RMV Imp: 215920 RMV Total: 981610 MAV: 82600 MSAV: 53682 SAV: 139532  
 Comment: 24-25: L2 10.12.23 MLH  
 22-23 MLH L4 05/27/2022

Addition not started, ground being prepped

Notations

RP/MS	Code	Description
MS	ZONED	FARM EFU ZONED
MS	ZONED	FARM EFU ZONED

FARM USE OK: SEED

OSDs

Chris 3/27/25

Count	Code	Description	RMV	Code Area	Exception
1	SAA	SA OSD - AVERAGE	45000	91470	0

Land

Site: 2	Code Area: 91470	Size: 1.00 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 2BI	Value Source: Farm Homesite	Description: TWO BENCH IRR			RMV: 29190	Exception: Y N
Adjustment(s):	GSOIL, IRR	Fire Patrol:		Description:		
Comments:	Liability year - 2009					
Site: 3	Code Area: 91470	Size: 9.50 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 2BI	Value Source: Farm Use - EFU	Description: TWO BENCH IRR			RMV: 289950	Exception: Y N
Adjustment(s):	GSOIL, IRR	Fire Patrol:		Description:		
Comments:	Liability year - 1974 / 09100150					
Site: 4	Code Area: 91470	Size: 10.54 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 4BI	Value Source: Farm Use - EFU	Description: FOUR BENCH IRR			RMV: 293720	Exception: Y N
Adjustment(s):	GSOIL, IRR	Fire Patrol:		Description:		
Comments:	Liability year - 1974 / 09100150					
Site: 5	Code Area: 91470	Size: 0.79 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 2BI	Value Source: Farm Use - EFU	Description: TWO BENCH IRR			RMV: 24120	Exception: Y N
Adjustment(s):	GSOIL, IRR	Fire Patrol:		Description:		
Comments:	Liability year - 2013					
Site: 6	Code Area: 91470	Size: 1.46 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 4BD	Value Source: Farm Use - EFU	Description: FOUR BENCH DRY			RMV: 38750	Exception: Y N
Adjustment(s):	GSOIL, IRR	Fire Patrol:		Description:		
Comments:	Liability year - 2013 / 09100150					
Site: 7	Code Area: 91470	Size: 1.54 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 2BD	Value Source: Farm Use - EFU	Description: TWO BENCH DRY			RMV: 44960	Exception: Y N
Adjustment(s):	GSOIL, IRR	Fire Patrol:		Description:		
Comments:	Liability year - 2013					

Improvements - Residence / Manufactured Structures

Bldg: 1	Code Area: 91470	Stat Class: 467	Year Blt: 2005	Eff Year Blt: 2009	Sq.Ft: 972	% Complete: 100
Desc:	MANUF STRUCT, CLASS 6, 26' THROUGH 28' WIDE DOUBLE			Dimensions: 36x27	RMV: 111100	
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	6	Finished	972	2	FB-2	2005	2009	BATH - 2, KIT-, HVAC+, ROOF, SKRT+	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
DECK	6	162	2009	2602	0	Y N
ROOF EXTENSION OR PATIO COVER	6	162	2009	3430	0	Y N

Bldg: 1	Code Area: 91470	Stat Class: 107	Year Blt: 1908	Eff Year Blt: 1908	Sq.Ft: 0	% Complete: 100
Desc:	Yard Improvements			Dimensions:	RMV: 31660	
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
No floor data available								
<b>Accessories</b>								
Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity			
YARD IMPROVEMENTS GOOD	3	0	2009	25947	1	Exception: Y N		

**Improvements - Accessory Buildings**

Bldg: 2	Code Area: 91470	Stat Class: 351	Year Blt: 1979	Eff Year Blt: 1979	Sq.Ft: 1386	% Complete: 100
Desc: General Purpose Building (GB)			Dimensions: 66x21		RMV: 4240	
Func Obsc: 100	Econ %: 100	Other %: 100	Exception: 0	Adjust:	Adjust RMV: 0	

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory
General Purpose Bldg	4	Finished	1386	0	0	1979	1979	FAIR
Exception: Y N								

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

Bldg: 3	Code Area: 91470	Stat Class: 312	Year Blt: 1969	Eff Year Blt: 1969	Sq.Ft: 1512	% Complete: 100
Desc: Loft Barn (LB)			Dimensions: 42x36		RMV: 7910	
Func Obsc: 100	Econ %: 100	Other %: 100	Exception: 0	Adjust:	Adjust RMV: 0	

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory
Loft Barn	4	Finished	1512	0	0	1969	1969	FAIR
Exception: Y N								

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

Bldg: 4	Code Area: 91470	Stat Class: 354	Year Blt:	Eff Year Blt: 2010	Sq.Ft: 576	% Complete: 100
Desc: Lean-to Light (LTL)			Dimensions: 36x16		RMV: 0	
Func Obsc: 0	Econ %: 100	Other %: 100	Exception: 0	Adjust:	Adjust RMV: 0	

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory
Lean-to Light Duty	4	Finished	576	0	0	0	2010	
Exception: Y N								

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

Bldg: 5	Code Area: 91470	Stat Class: 351	Year Blt: 2009	Eff Year Blt: 2014	Sq.Ft: 2592	% Complete: 100
Desc: General Purpose Building (GB)			Dimensions: 36x72		RMV: 59650	
Func Obsc: 100	Econ %: 100	Other %: 100	Exception: 18950	Adjust:	Adjust RMV: 0	

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory
General Purpose Bldg	5	Finished	2592	0	0	2009	2014	GOOD
Exception: Y N								

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

Bldg: 7	Code Area: 91470	Stat Class: 355	Year Blt:	Eff Year Blt: 1983	Sq.Ft: 1008	% Complete: 100
Desc: Lean-to Heavy (LTH)			Dimensions:		RMV: 1360	
Func Obsc: 100	Econ %: 100	Other %: 100	Exception: 0	Adjust:	Adjust RMV: 0	

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory
Lean-to Heavy Duty	4	Finished	1008	0	0	0	1983	
Exception: Y N								

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

Prepped but not started

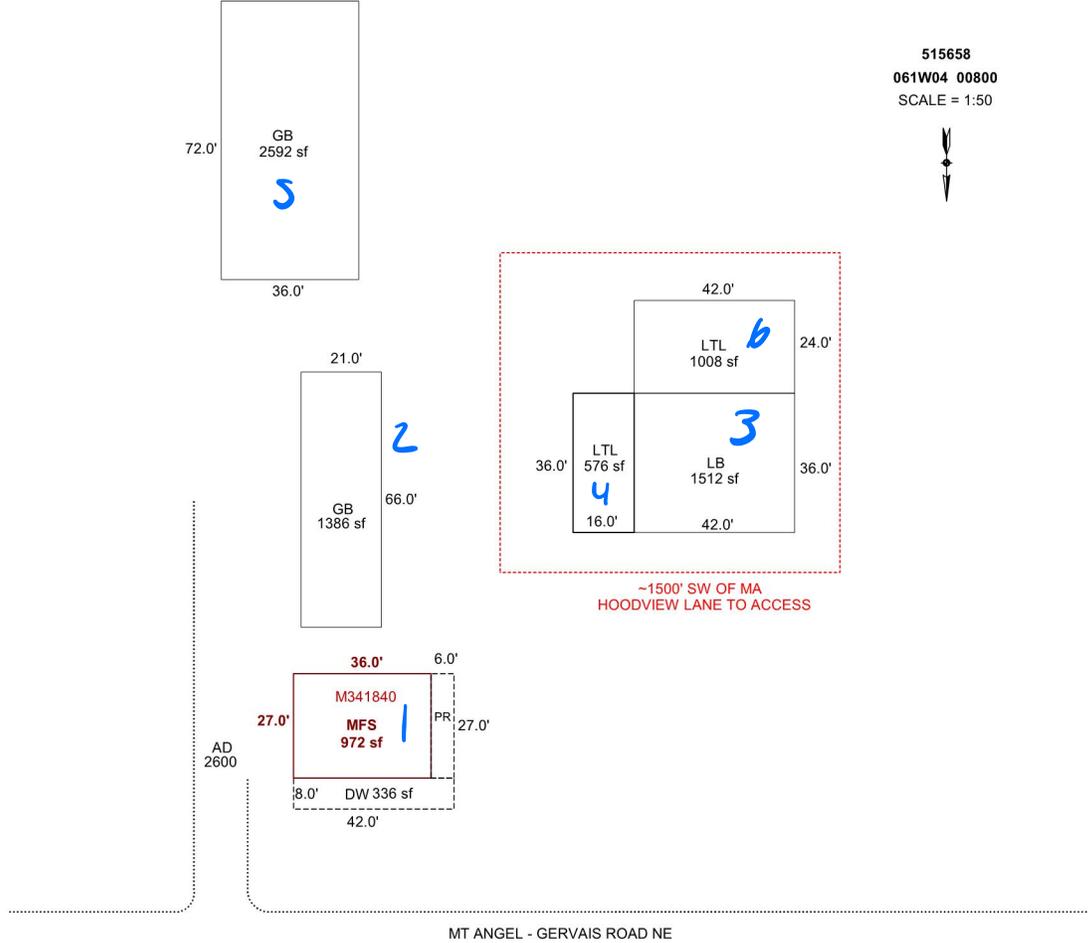


# SKETCH/AREA TABLE ADDENDUM

## SUBJECT INFO

File No.: 515658 Parcel No.: 061W04 00800  
 Property Address: 11654 MT ANGEL - GERVAIS ROAD NE  
 City: SILVERTON County: MARION State: OR ZipCode: 97362  
 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	LTL	1.0	576.0	104.0	576.0
GLA1	MFS	1.0	972.0	126.0	972.0
OTH	GB	1.0	2592.0	216.0	
	GB	1.0	1386.0	174.0	
	LB	1.0	1512.0	156.0	
	LTL	1.0	1008.0	132.0	6498.0
P/P	DW	1.0	336.0	100.0	
	PR	1.0	162.0	66.0	498.0
	Net LIVABLE	cnt	1 (rounded)		972
	Net BUILDING	cnt	1 (rounded)		576

### COMMENT TABLE 1

Apex by JA 10/28/09  
 UPDATED BY CJURAN 06/02/2022  
 UPDATED BY CJURAN 10/18/2023

### COMMENT TABLE 2

#49 MattH. 05/27/2022  
 MLH 10/12/2023

JSS 1/15/25

### COMMENT TABLE 3

SV L4  
 TAGS L2

T495 L3