

Acct ID: 535935 MTL: 092W33A004600 Date: 11/21/24 Appr: MDL Prop Class: 551 RMV Prop Class: 451
 Situs: 6254 B ST SE TURNER OR 97392 MaSaNh: 07 06 000 Unit: 49866 Year: ~~2024~~ 2025

Last Date Appraised: 01/09/2015 Appraiser: MATT LORD Retag: Y N Tag info: 2025 - Tags/Permit (Addition) Roll Type: R

Owner: SANTOYO, EDUARDO & SANTOYO, MARISELA
 Cycle Tag Sales Verification Other: _____ Inspection level: 1 (2) 3 4 LCB TTO INSP AV: 205373

RMV Land: 107020 RMV Imp: 420470 RMV Total: 527490 MAV: 193790 MSAV: 11583 SAV: 40089

Comment: 23-008562 Addition BDRm + Bathroom Horses + Sheep

Notations 25-26 : Addition 70% complete; Eff Yr 2015 @ 100% complete

RP/MS	Code	Description
RP	ZONED	FARM EFU ZONED

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	SAA	SA OSD - AVERAGE	45000	05545	0

Land ✓

Site: 2 Code Area: 05545 Size: 1.00 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 2Biss Value Source: Farm Homesite Description: RMV: 27810 Exception: Y N
 Adjustment(s): GSOIL, IRR Fire Patrol: Description:
 Comments: Liability year - 2009 / 550040

Site: 3 Code Area: 05545 Size: 1.07 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 2BISS Value Source: Farm Use - EFU Description: TWO BENCH IRR SOUTH SPECIAL RMV: 34210 Exception: Y N
 Adjustment(s): GSOIL, IRR Fire Patrol: Description:
 Comments: Liability year - 1980 / 550040

Improvements - Residence / Manufactured Structures

Bldg: 3 Code Area: 05545 Stat Class: 141 Year Blt: 2013 Eff Year Blt: 2013 Sq.Ft: 2229 % Complete: 100
 Desc: One Story Only Dimensions: RMV: 406260
 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	2229	3	FB-2	2013	2013	BATH - 2, KIT+, HVAC+, ROOF	Y N
Garage Attached	4	Finished	484	0	0	2013	2013	ROOF	Y N

Addition 1221 SQFT 1BD 1BAT+

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
YARD IMPROVEMENTS FAIR	4	1	2013	15903	1

Improvements - Accessory Buildings

Bldg: 1 Code Area: 05545 Stat Class: 353 Year Blt: 1984 Eff Year Blt: 1984 Sq.Ft: 4800 % Complete: 100
 Desc: Machine Shed (MS) Dimensions: 120x40 RMV: 14000
 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	4800	0	0	1984	1984	FAIR	Y N

Accessories

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

Bldg: 2 Code Area: 05545 Stat Class: 354 Year Blt: 1984 Eff Year Blt: 1984 Sq.Ft: 240 % Complete: 100
 Desc: Lean-to Light (LTL) Dimensions: 20x12 RMV: 210
 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
Lean-to Light Duty	4	Finished	240	0	0	1984	1984		Y N

Accessories

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

LTH 12x18

GB 852 SF
5 LOFT W/10
2019

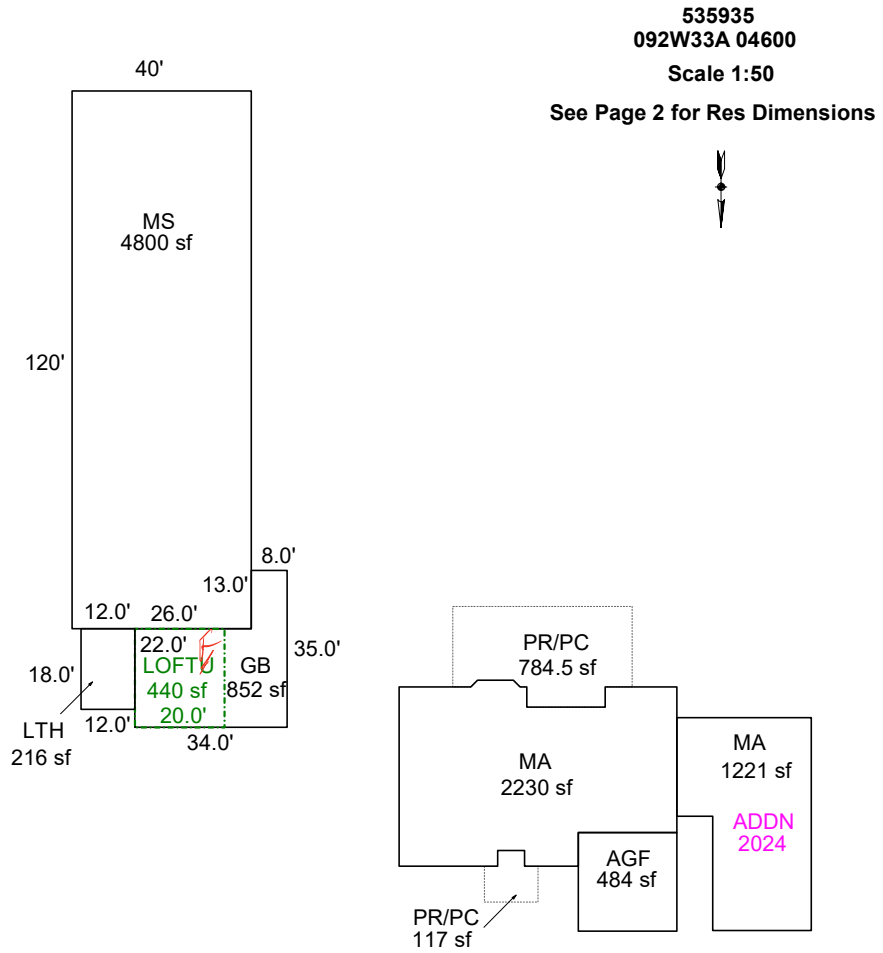
10/10
5 2022

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 535935 Parcel No.: 092W33A 04600
 Property Address: 6254 B ST
 City: TURNER County: Marion State: OR ZipCode: 97392
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



Sketch by ApexSketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	MS	1.0	4800.0	320.0	
	GB	1.0	852.0	138.0	
	LTH	1.0	216.0	60.0	5868.0
GBA2	LOFTU	1.0	440.0	84.0	440.0
GLA1	MA	1.0	2229.5	221.2	
	MA	1.0	1221.0	155.0	3450.5
AGF	AGF	1.0	484.0	88.0	484.0
P/P	PR/PC	1.0	784.5	126.2	
	PR/PC	1.0	117.0	47.0	901.5
	Net LIVABLE	cnt	0 (rounded)		3,451
	Net BUILDING	cnt	4 (rounded)		6,308

COMMENT TABLE 1

Drawn by SH 12-11-12
 UPDATED BY SRAGSDALE 12/20/13
 Updated by CW 2/4/15
 UPDATED BY CLOBERG 08/06/24 23-008562 MA ADDN
 UPDATED BY CLOBERG 03/04/25

COMMENT TABLE 2

MDL 11/21/24

COMMENT TABLE 3

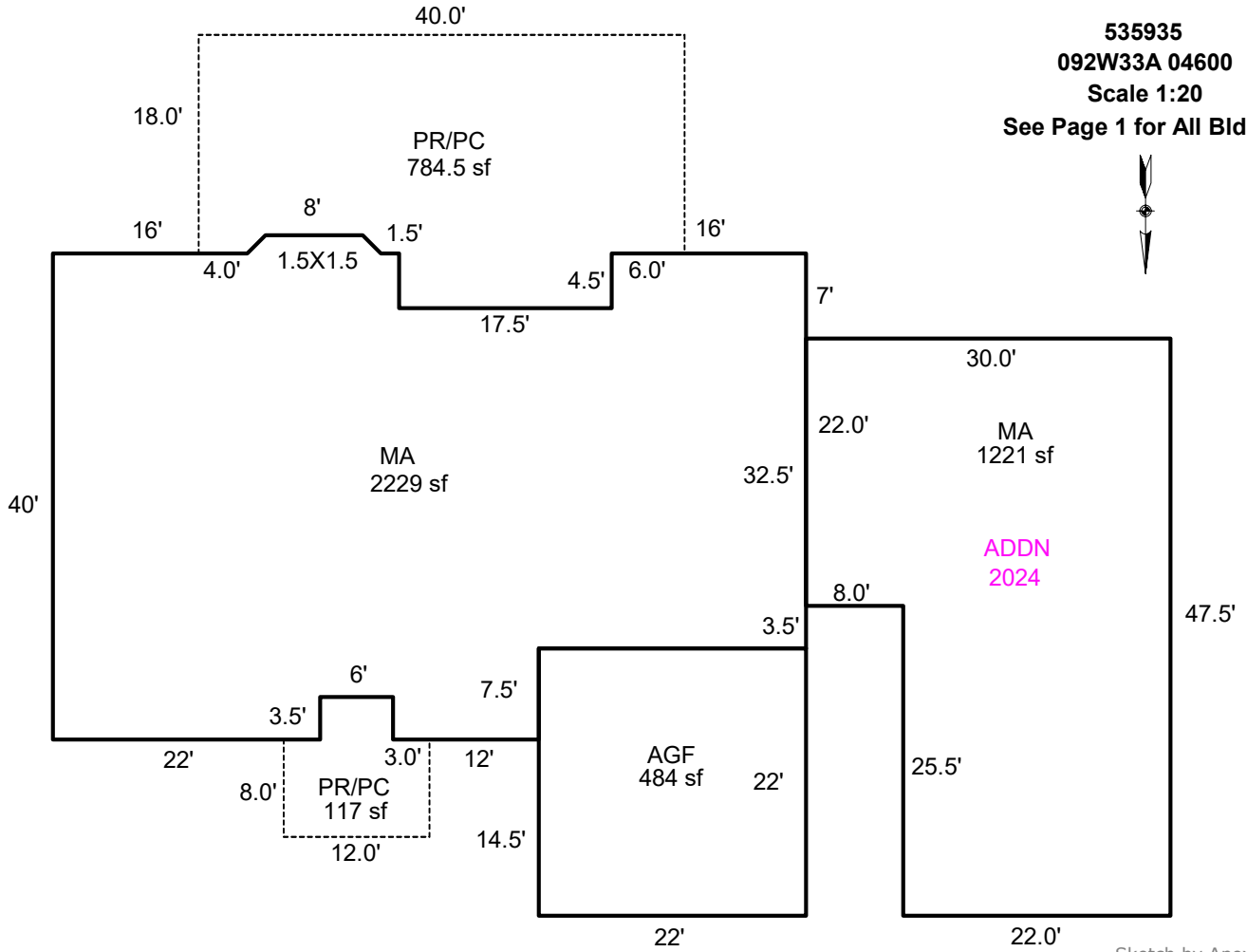
TAGS L2

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 Appraiser Name: Inspection Date:

SKETCH



AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.0	2229.5	221.2	
	MA	1.0	1221.0	155.0	3450.5
AGF	AGF	1.0	484.0	88.0	484.0
P/P	PR/PC	1.0	784.5	126.2	
	PR/PC	1.0	117.0	47.0	901.5

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MDL 11/21/24

COMMENT TABLE 3

TAGS L2

Net LIVABLE cnt 0 (rounded) 3,451

SKETCH/AREA TABLE ADDENDUM

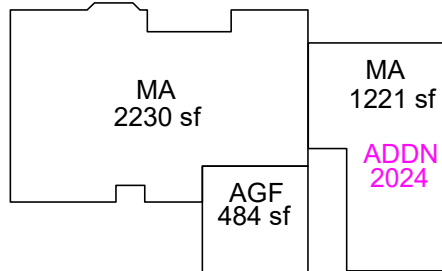
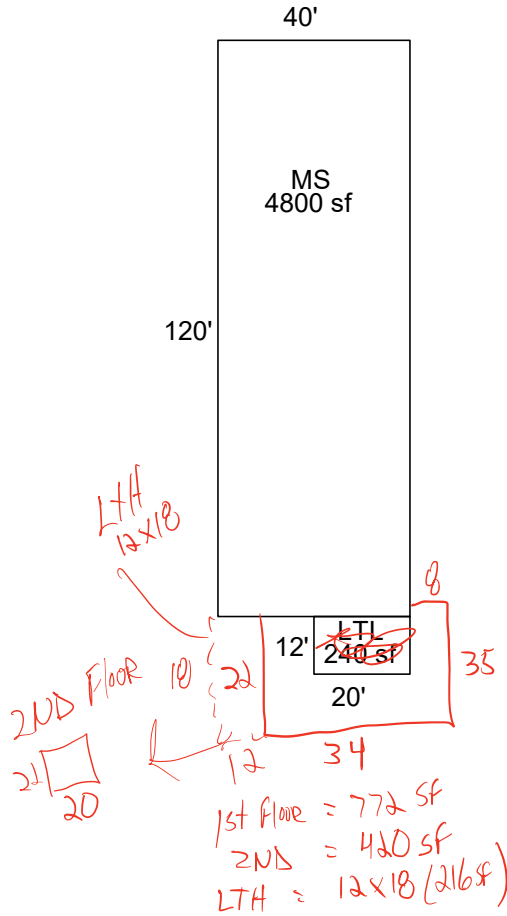
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SKETCH

535935
092W33A 04600
 Scale 1:50

See Page 2 for Res Dimensions



Sketch by ApexSketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	LTL	1.0	240.0	64.0	
	MS	1.0	4800.0	320.0	5040.0
GLA1	MA	1.0	2229.5	221.2	
	MA	1.0	1221.0	155.0	3450.5
AGF	AGF	1.0	484.0	88.0	484.0

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 UPDATED BY CLOBERG 08/06/24 23-008562 MA ADDN

COMMENT TABLE 2

COMMENT TABLE 3

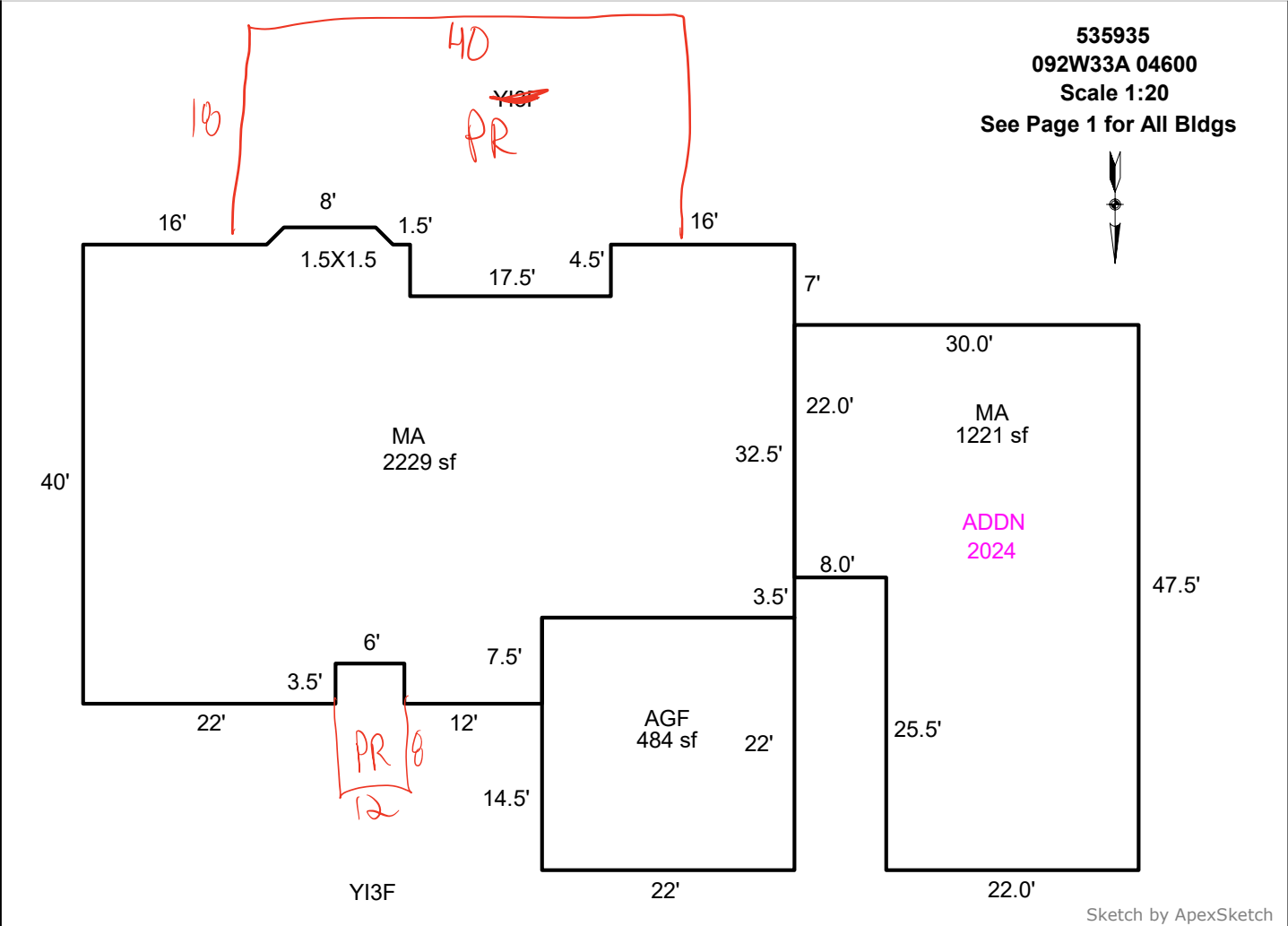
Net LIVABLE	cnt	2	(rounded)		3,451
Net BUILDING	cnt	2	(rounded)		5,040

SKETCH/AREA TABLE ADDENDUM

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 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.0	2229.5	221.2	
	MA	1.0	1221.0	155.0	3450.5
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COMMENT TABLE 2

COMMENT TABLE 3

Net LIVABLE cnt 2 (rounded) 3,451

Percent Complete Form

Account # 535935

Additions

New Homes

		No Basement		Basement	
% Item	% Sum	% Item	% Sum	% Item	% Sum
3%		Plans/Survey	3%	3%	
2%	0%	Excavation	2%	4%	0%
3%		Foundation	3%	10%	
35%	45%	Framing	14%	16%	35%
8%	50%	Trusses	7%	7%	40%
7%	60%	Roofing	7%	7%	45%
7%	65%	Windows/Ext Doors	7%	6%	55%
5%	70%	Siding	5%	5%	60%
4%	75%	Plumbing Rough-In	4%	3%	
3%		Electrical Rough-In	3%	2%	
2%		Heating Rough-In	2%	1%	65%
	80%	Heating Unit	1%	1%	
3%		Insulation	3%	2%	
5%	85%	Drywall (Finished)	5%	4%	70%
2%	90%	Paint Interior	2%	2%	75%
2%		Paint Exterior	2%	2%	
		Cabinets	6%	5%	80%
2%		Electrical Fixtures	3%	2%	
2%	95%	Plumbing Fixtures	4%	3%	85%
3%		Floor Coverings & Countertops	7%	6%	90%
2%	100%	Interior Trim Carpentry	7%	6%	95%
		Porch/Entry/Stoop	2%	2%	100%
		Finish Grade	1%	1%	

APPR MSL Date 11/21/24 YR For 25-26 % COMP 70%
 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%	
Roof - Sheathing	5%	95%
Roof - Cover	10%	
Doors & Windows	5%	100%

APPR _____ Date _____ YR For _____ % COMP _____
 APPR _____ Date _____ YR For _____ % COMP _____
 APPR _____ Date _____ YR For _____ % COMP _____
 APPR _____ Date _____ YR For _____ % COMP _____



11/21/24

