

Acct ID: 547699 MTL: 041W280001000 Date: 1/9/25 Appr: JJS Prop Class: 559 RMV Prop Class: 459
 Situs: 11489 ARABIAN LN NE HUBBARD OR 97032 MaSaNh: 02 06 000 Unit: 111366 Year: 2024

Last Date Appraised: 04/23/2024 Appraiser: JORDAN SCHULTZ Retag: Y N Tag info: 2025 - NEW CONSTRUCTION (Outbuilding)
 Owner: WILSON, DARRIN E & WILSON, MARIA N Roll Type: R
 Cycle Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 83615
 RMV Land: 429240 RMV Imp: 76320 RMV Total: 505560 MAV: 41010 MSAV: 42605 SAV: 96761
 Comment: 24-25: L4 4.23.24 JJS (L3 1/26/24 - Access Letter 2/22/24)

New GB @ 100%

*check farm use 5/1/25
 Fences removed, Field being prepared.*

Notations

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

OSDs

Count	Code	Description	RMV	Code Area	Exception
2	SAF	SA OSD - FAIR	35000	15510	0

Land *Chris 3/20/25*

Site: 1	Code Area: 15510	Size: 2.42 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 2BD	Value Source: Farm Use - EFU	Description: TWO BENCH DRY	RMV: 197530	Exception: Y	N	
Adjustment(s):	GSOIL, GSOIL	Fire Patrol:	Description:			
Comments:	Liability year - 2019 / 17-18: UPDATED PART TOTALS/CW// 07-08: RECALC SETUP; #31 9/06/06					
Site: 2	Code Area: 15600	Size: 1.00 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 2BD	Value Source: Farm Homesite	Description: TWO BENCH DRY	RMV: 81620	Exception: Y	N	
Adjustment(s):	GSOIL, GSOIL	Fire Patrol:	Description:			
Comments:	Liability year - 2019 / 17-18: UPDATED PART TOTALS/CW// 07-08: RECALC SETUP; #31 9/06/06					
Site: 4	Code Area: 15600	Size: 1.41 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 2BD	Value Source: Farm Use - EFU	Description: TWO BENCH DRY	RMV: 115090	Exception: Y	N	
Adjustment(s):	GSOIL, GSOIL	Fire Patrol:	Description:			
Comments:	Liability year - 2019					

Improvements - Residence / Manufactured Structures

Bldg: 1	Code Area: 15600	Stat Class: 456	Year Blt: 1974	Eff Year Blt: 1971	Sq.Ft: 1152	% Complete: 100
Desc:	MANUF STRUCT, CLASS 5, 24' WIDE DOUBLE			Dimensions: 48x24	RMV: 26850	
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	5	Finished	1152	3	FB-1	1974	1971	BATH - 1, KIT-, HVAC+, ROOF+, SKIRT	Y N

Accessories

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

Bldg: 2	Code Area: 15600	Stat Class: 108	Year Blt: 1910	Eff Year Blt: 1910	Sq.Ft: 0	% Complete: 100
Desc:	Residential Other Improvements			Dimensions:	RMV: 17020	
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								

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
YARD IMPROVEMENTS AVERAGE	4	0	1910	13950	1
Exception: Y N					

Improvements - Accessory Buildings

Bldg: 1	Code Area: 15510	Stat Class: 351	Year Blt: 2017	Eff Year Blt: 2017	Sq.Ft: 1728	% Complete: 100
Desc:	General Purpose Building (GB)			Dimensions: 48x36	RMV: 31700	
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
General Purpose Bldg	5	Finished	1728	0	0	2017	2017	FAIR	Y N

Accessories

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

Bldg: 4	Code Area: 15600	Stat Class: 301	Year Blt:	Eff Year Blt:	Sq.Ft: 96	% Complete: 100
Desc: Accessory Improvements & Misc.				Dimensions: 12x8		RMV: 0
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
Pump House	0	Finished	96	0	0	0	0		

Accessories

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

Bldg: 5	Code Area: 15600	Stat Class: 341	Year Blt: 1974	Eff Year Blt: 1974	Sq.Ft: 64	% Complete: 100
Desc: Multi Purpose Shed (MP)				Dimensions: 8x8		RMV: 0
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
Multi-Purpose Bldg	5	Finished	64	0	0	1974	1974	FAIR	

Accessories

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

Bldg: 6	Code Area: 15600	Stat Class: 355	Year Blt: 2009	Eff Year Blt: 2002	Sq.Ft: 192	% Complete: 100
Desc: Lean-to Heavy (LTH)				Dimensions: 16x12		RMV: 750
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
Lean-to Heavy Duty	4	Finished	192	0	0	2009	2002		

Accessories

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

3S1 GB S 48x30 Aug 2024 New @100%



new GB
48x30

ACCOUNT # 547699 DATE: 1/9/25 RMV CLASS _____ PROP CLASS _____
 MTL _____ APPR JJS TAG Y N _____
 COMMENTS: _____

RESIDENCE / MANUFACTURED STRUCTURES

ACCESSORY IMPROVEMENTS / OUTBUILDINGS

STAT _____ QLTY + - FLOOR _____
 AREA _____ EFF AREA _____ BED _____
 ROOF + HVAC +
 BATH PKG: _____ BATH _____ BATH + _____ 1/2 BTH
 FIREPLACE: _____
 KITCHEN - +
 YR BLT _____ EFF YR _____ ECON _____
 % COMP _____ % GOOD _____ FUNC _____
 EXCEPT Y N LUMP SUM: _____
 MISC: _____
 YI CLASS _____ F G A E
 SKIRT + LIN FT _____
 COMMENT: _____

STAT _____ QLTY + - FLOOR _____
 AREA _____ EFF AREA _____ BED _____
 ROOF + HVAC +
 BATH PKG: _____ BATH _____ BATH + _____ 1/2 BTH
 FIREPLACE: _____
 KITCHEN - +
 YR BLT _____ EFF YR _____ ECON _____
 % COMP _____ % GOOD _____ FUNC _____
 EXCEPT Y N LUMP SUM: _____
 MISC: _____
 YI CLASS _____ F G A E
 SKIRT + LIN FT _____
 COMMENT: _____

STAT _____ QLTY + - FLOOR _____
 AREA _____ EFF AREA _____ BED _____
 ROOF + HVAC +
 BATH PKG: _____ BATH _____ BATH + _____ 1/2 BTH
 FIREPLACE: _____
 KITCHEN - +
 YR BLT _____ EFF YR _____ ECON _____
 % COMP _____ % GOOD _____ FUNC _____
 EXCEPT Y N LUMP SUM: _____
 MISC: _____
 YI CLASS _____ F G A E
 SKIRT + LIN FT _____
 COMMENT: _____

TYPE GB
 STAT / CLASS 351
 SIZE 48x30
 FAIR
AVERAGE
 GOOD
 EXCELLENT
 BATH _____
 YR BLT 2024
 EFF YR 2024
 % COMP 100
 EXCEPT Y N
 MISC: _____
 COMMENT: _____

TYPE _____
 STAT / CLASS _____
 SIZE _____
 FAIR
 AVERAGE
 GOOD
 EXCELLENT
 BATH _____
 YR BLT _____
 EFF YR _____
 % COMP _____
 EXCEPT Y N
 MISC: _____
 COMMENT: _____

TYPE _____
 STAT / CLASS _____
 SIZE _____
 FAIR
 AVERAGE
 GOOD
 EXCELLENT
 BATH _____
 YR BLT _____
 EFF YR _____
 % COMP _____
 EXCEPT Y N
 MISC: _____
 COMMENT: _____

TYPE _____
 STAT / CLASS _____
 SIZE _____
 FAIR
 AVERAGE
 GOOD
 EXCELLENT
 BATH _____
 YR BLT _____
 EFF YR _____
 % COMP _____
 EXCEPT Y N
 MISC: _____
 COMMENT: _____

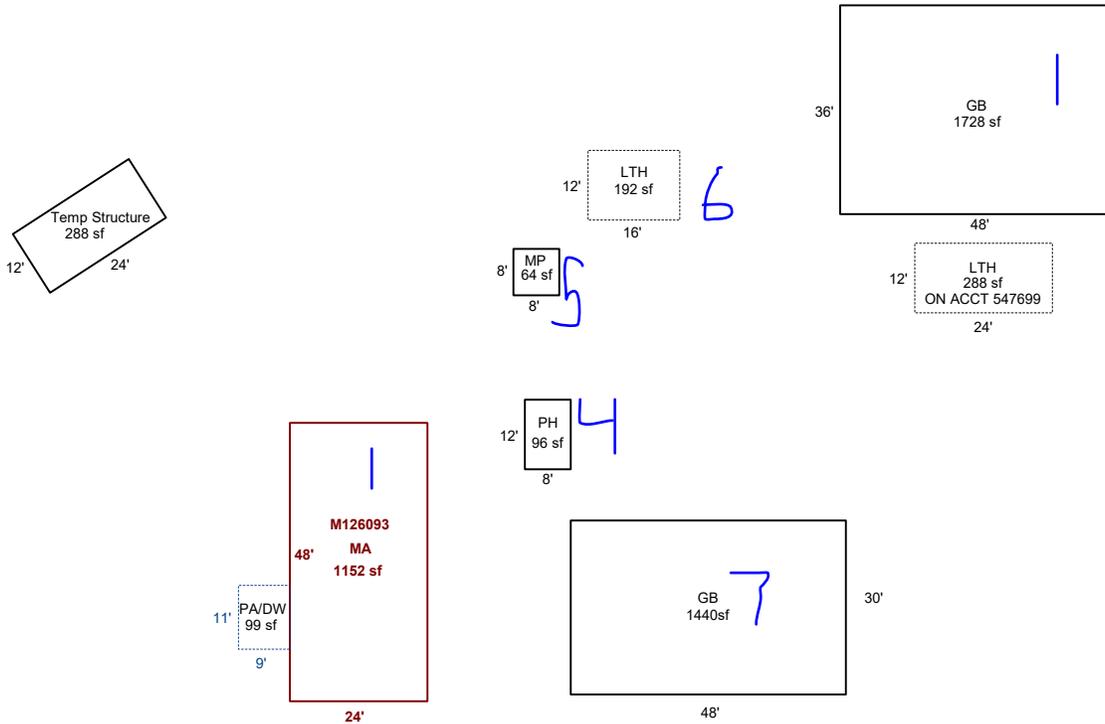
SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 547698 Parcel No.: 041W28 01000
 Property Address: 11489 ARABIAN LN NE
 City: HUBBARD County: State: OR ZipCode: 97032
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH

547698
041W28 01000
SCALE=1:30



Sketch by ApexSketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	PH	1.0	96.0	40.0	
	LTH	1.0	192.0	56.0	
	LTH	1.0	288.0	72.0	
	GB	1.0	1728.0	168.0	
	GB	1.0	1440.0	156.0	3744.0
GLA1	MA	1.0	1152.0	144.0	1152.0
P/P	PA/DW	1.0	99.0	40.0	99.0

COMMENT TABLE 1

APEXED BY NRC 10/05/2009
 UPDATED BY JRONDEMA 7/17/17
 UPDATED BY JRONDEMA 11/29/17
 UPDATED BY CLOBERG 02/20/25

COMMENT TABLE 2

JIS 01/09/25

COMMENT TABLE 3

TAGS L3

Net LIVABLE	cnt	0	(rounded)		1,152
Net BUILDING	cnt	5	(rounded)		3,744