

Acct ID: 555745 MTL: 093E25DC01900 Date: **2-8-24** Appr: **CLUKE** Prop Class: 401 RMV Prop Class: 401  
 Situs: 33553 RAILROAD AVE SE GATES OR 97346 MaSaNh: 01 06 000 Unit: 131782 Year: 2024  
 Last Date Appraised: 11/09/2022 Appraiser: CLINT LUKE Retag: Y **0** Tag info: 2023 - Tags/Permit (Completion)  
 Owner: CURTIS, JOSHUA MICHAEL & Roll Type: R  
 Cycle Tag Sales Verification Other: \_\_\_\_\_ Inspection level: 1 2 3 **4** LCB TTO INSP AV: 283510  
 RMV Land: 195310 RMV Imp: 272650 RMV Total: 467960 MAV: 283510 MSAV: 0 SAV: 0  
 Comment: 23-24 L2 11/9/22 CLUKE  
 22-23 L2 12.23.21 CL  
 LEVEL 4 3.4.21 TS02//

**IMPVT 1-24-25 CLUKE**

**ADD 10x24 MS  
NO OTHER CHANGES**

**Notations**  
No notation data available.

**OSDs**

Count	Code	Description	RMV	Code Area	Exception
1	MKTN	OSD - NO LANDSCAPE	30000	56490	0

**Land**

Site: 1 Code Area: 56490 Size: 0.80 Acres Use Code: 004 Zone: NREST SAV Use: Exception: 0  
 Class: 4BDS Value Source: Rural at MKT Description: FOUR BENCH DRY SPECIAL SOUTH RMV: 165310 Exception: Y N  
 S  
 Adjustment(s): Fire Patrol: Description:  
 Comments: 21-22: PER #02 DEL ALL IMPS, OSD// 2010-2011 CYCLE WORK #36 CHANGED MA, AC EYB//

**Improvements - Residence / Manufactured Structures**

Bldg: 1 Code Area: 56490 Stat Class: 141 Year Blt: 2021 Eff Year Blt: 2021 Sq.Ft: 1664 % Complete: 100  
 Desc: One Story Only Dimensions: RMV: 272650  
 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	1664	3	FB-2	2021	2021	KIT-, HVAC, ROOF, BATH - 2	Y N
Garage Attached	4	Finished	484	0	0	2021	2021	ROOF	Y N

**ANS**

**Accessories**

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

**Improvements - Accessory Buildings**

No improvement data available for all other stat class types.

**MS 5 10x24 240 2023 NEW  
PANEL**

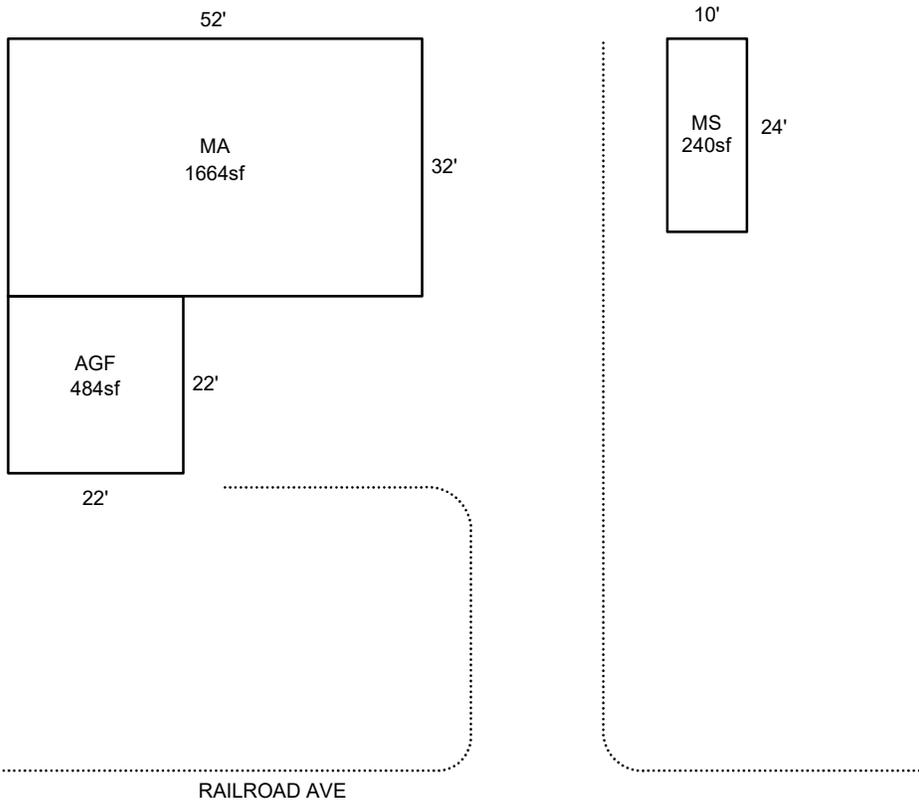
# SKETCH/AREA TABLE ADDENDUM

## SUBJECT INFO

File No.: 555745 Parcel No.: 093E25DC01900  
 Property Address: 33553 RAILROAD AV SE  
 City: GATES County: Marion State: OR ZipCode: 97346  
 Owner:  
 Client: Client Address:  
 Appraiser Name: Inspection Date:

## SKETCH

**555745**  
**093E25DC01900**  
 SCALE=1:20



Sketch by ApexSketch

### AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	MS	1.0	240.0	68.0	240.0
GLA1	MA	1.0	1664.0	168.0	1664.0
GAR	AGF	1.0	484.0	88.0	484.0
Net LIVABLE		cnt	1 (rounded)		1,664
Net BUILDING		cnt	1 (rounded)		240

### COMMENT TABLE 1

Apex 9/24/2012 Jane  
 UPDATED BY JRONDEMA 3/20/18  
 UPDATED BY JRONDEMA 1/11/19  
 UPDATED BY CJURAN 03/31/2021  
 UPDATED BY CJURAN 05/18/2021 555-21-002661  
 UPDATED BY CLOBERG 09/27/24

### COMMENT TABLE 2

TS #02 03/04/2021 AOG  
 CLUKE 02/08/24

### COMMENT TABLE 3

CYCLE L4