

apexed lk 12.27.24

Summary

Lead Appr:

lak 12.27.24

Clerk:

1-15-25

MBH 1/21/25

Appr:

ag 1/15/25

Print Date:

10/1/2024

Acct ID: 544710

MTL: 031W33CC03800

Date: 12/11/24

Appr: AG

Prop Class: 161

RMV Prop Class: 161

Situs: 23611 MEADOW DR NE AURORA OR 97002

MaSaNh: 12 03 005

Unit: 122764

Year: 2024

Last Date Appraised: 07/17/2023

Appraiser: ALICIA GECK

Retag: Y N

Tag info:

Owner: RAUDA AGUILAR, IGNACIO

Roll Type: R

Cycle Tag Sales Verification

Other:

Inspection level: 1 2 3 4 LCB

TTO

INSP

AV: 117120

RMV Land: 75500

RMV Imp: 108170

RMV Total: 183670

MAV: 117120

MSAV: 0

SAV: 0

Comment: 23-24: L3 07.17.23 TS

Gone form

Notations

No notation data available.

update before eyeb-I/o, update Qual., after eyeb + kit w/except

6B Gone

Count	Code	Description	RMV	Code Area	Exception
1	URBF	URBAN - FAIR	12500	15560	0

Land

Site: 1

Code Area: 15560

Size: 8775 Sqft

Use Code: 001

Zone: AR

SAV Use:

Exception: 0

Class:

Value Source: Residential

Description:

RMV: 63000

Exception: Y N

Adjustment(s):

Fire Patrol:

Description:

Comments: //2007-08 RECALC SETUP; #29, 11/9/06.

Improvements - Residence / Manufactured Structures

Bldg: 1

Code Area: 15560

Stat Class: 457

Year Blt: 1996

Eff Year Blt: 1996

Sq.Ft: 1404

% Complete: 100

Desc: MANUF STRUCT, CLASS 5, 26' THROUGH 28' WIDE DOUBLE

Dimensions: 52x27

RMV: 90260

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	Exception
First Floor	5	Finished	1404	3	FB-2	1996	1996	BATH - 2, KIT-, HVAC+, ROOF, SKRT+	Y N

Accessories

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

Bldg: 1

Code Area: 15560

Stat Class: 107

Year Blt:

Eff Year Blt:

Sq.Ft: 0

% Complete: 100

Desc: Yard Improvements

Dimensions:

RMV: 15450

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
No floor data available								

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
YARD IMPROVEMENTS FAIR	3	1	1996	8091	1
					Exception: Y N

Improvements - Accessory Buildings

Bldg: 2

Code Area: 15560

Stat Class: 351

Year Blt: 1985

Eff Year Blt: 1985

Sq.Ft: 630

% Complete: 100

Desc: General Purpose Building (GB)

Dimensions: 14x45

RMV: 2460

Func Obsc: 100

Econ %: 100

Other %: 100

Exception: 0

Adjust:

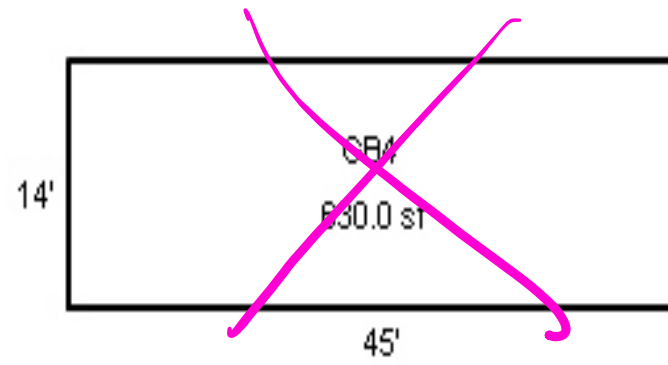
Adjust RMV: 0

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception
General Purpose Bldg	4	Finished	630	0	0	1985	1985	FAIR	Y N

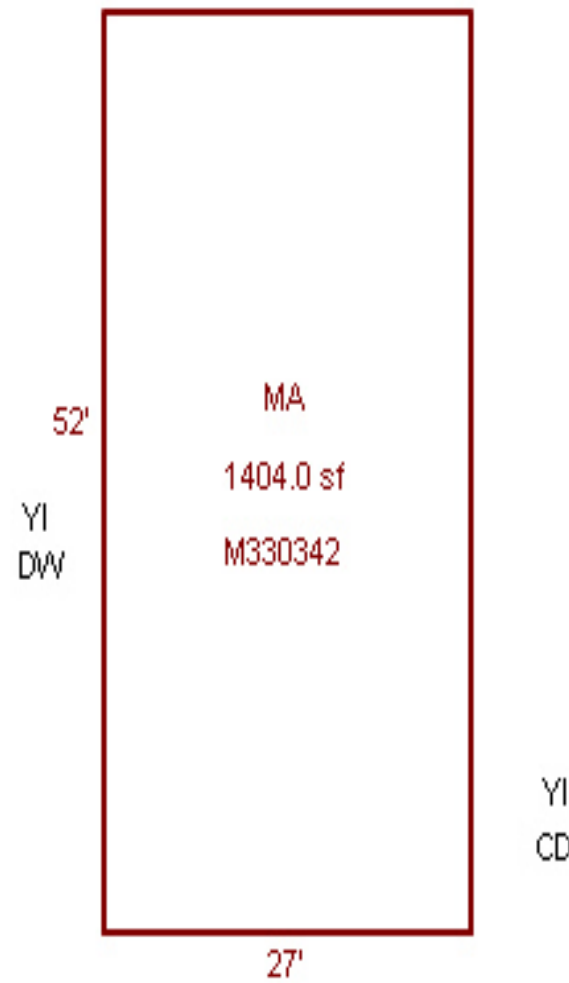


Class	Size SqFt	Eff Yr Blt	RMV	Quantity

Silly updated-
new kitchen, Bath
floors, siding, roof,
AC, paint, plumbing



R44710
031W33CC03800





Marion County
OREGON
ASSESSOR'S OFFICE

Date Printed: 10/1/2024

Appraiser Sales Verification From

Primary Acct: 544710
MTL: 031W33CC03800
MaSaNh/P.Class: 1203005/161
Appraiser: ALICIA GECK
MS Acct: 330342

Situs: 23611 MEADOW DR NE AURORA OR 97002

Grantor:
KRUPICKA, EDWARD PETER

Grantee:
RAUDA AGUILAR, IGNACIO

Deed: Total Sale RMV:
Accts In Sale: 1 Land: 63000
Sale Date: 6/12/2024 OSD: 12500
Sale Price: 215000 Imp: 108170
Code: 00 Grand Total: 183670
Ratio: 85

Attempt	Date/Time	Reason
1 st	12/11/24	LCB
2 nd		

Contact: _____ Phone/email: _____

- Was the property listed on the open market? Days: 13 ^R MLS: 24478257 Y N
- Was property other than real estate included in the sale? Y N
Describe: _____ Est. \$: _____
- Did the seller pay closing costs or make other concessions? \$ _____ Y N
- Was the sale between related parties? (business or family) Y N
- Was this a distressed sale? E.g. foreclosure, short, court order, etc... Y N
- Condition at time of sale: | Poor | Fair | Avg. | Good | Exc. | Y N
Describe: Sold as-is, needed repairs + updates
- Have any improvements been made since the time of sale? Y N
If yes, describe: fully updated and resold

Comments: Sale was cash sale has been updated
& sold again 10/17/24 for 400,000

Appraiser: AG Date: 12/11/24