

lak 4.16.25

Summary

Lead Appr: _____ Clerk: _____ Lead Clerk: _____ Appr: _____

Print Date: 3/10/2025

Acct ID: 131311

MTL: 083W09DC00900P1

Date: 3/25/25

Appr: 02

Prop Class: 019

RMV Prop Class: 019

Situs: 5013 CUMBERLAND CT SE # 7 SALEM, OR 97306

MaSaNh: 16 05 003

Unit: 142646

Year: 2025

Last Date Appraised: 01/03/2023

Appraiser: THERESA SWEARINGEN

Retag: Y N

Tag info:

Owner: MOSS, ALEXANDRA NICOLE

Roll Type: MS

Cycle

Tag

Sales Verification

Other: _____

Inspection level: 1 2 3 4

LCB

TTO

INSP

AV: 34960

RMV Land: 0

RMV Imp: 43160

RMV Total: 43160

MAV: 34960

MSAV: 0

SAV: 0

Comment: 23-24: L3 01.03.23 TS

Notations

No notation data available.

update RMV T/D

OSDs

No OSD data available.

Land

No land data available.

Improvements - Residence / Manufactured Structures

Bldg: 1

Code Area: 24010

Stat Class: 447 +

Year Blt: 1990

Eff Year Blt: 1990

Sq.Ft: 1080

% Complete: 100

Desc: MANUF STRUCT, CLASS 4, 26' THROUGH 28' WIDE DOUBLE

Dimensions: 40x27

RMV: 43160

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	
First Floor	4 +	Finished	1080	2	FB-2	1990	1990	KIT-, HVAC+, ROOF, SKIRT, BATH - 2	Exception: Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	
DECK	4	224	1990	1873	0	Exception: Y N
ROOF EXTENSION OR PATIO COVER	4	112	1990	1234	0	Exception: Y N

Improvements - Accessory Buildings

No improvement data available for all other stat class types.

BUILDING DIAGRAM AND OUTBUILDINGS

ACCT NO: M131311 MAP NO: 083W09DC TAX LOT: 00900

Diagram showing a 27x40.5 deck area with dimensions and notes.

7 x 32 deck shot (poor) 2016.

CALCULATIONS: 27x40.5=1094.4

SCALE: 1" = 20'

MEASUREMENT VERIFIED

YR BLT: 89

ADDRESS: 5013 CUMBERLAND CT

SALES Date

DATE

BY

REMARKS

BUILDER: FLEETWOOD BEARSHIRE

4-6-90

RKB

1-2-91

KRB

12-29-09 DTH

6-20-16 DTH

NO V.

NO V.

NO V.

NO V.



V. L. W. d.
W. M.

Improvement Detail

MARION County

For Assessment Year 2023

lak

Account ID 131311

Map 083W09DC00900P1

Mailing MOSS, ALEXANDRA NICOLE
ROSE, NICOLE DAWN
548 17TH ST SE
SALEM OR 97301

Appraiser THERESA SWEARINGEN

Inspected 03/08/2017

Appraisal Area 06-05-003

Stat Class 447 - MANUF STRUCT, CLASS 4, 26' THROUGH 28'
WIDE DOUBLE

Situs 5013 CUMBERLAND CT SE #7 SALEM OR 97306

ts 3-31-23

Bldg	Code Area	Year Built	Eff Year	Comp %	% Good	LCM	Value	RMV	Taxable RMV	MAV	Exception	AV	Sqft
1	24010	1990	1984	100	20	243	Tabled	24,100	24,100	32,970	0	24,100	1,080

Rooms: 2 - BD, 2 - FB

		Floor Segments						
Description	Yr Blt	Eff Yr	% Good	Class	Comp %	OR %	Sqft	RCN
First Floor	1990	1984	20	4 +	100		1,080	94,061

		Improvement Inventory					
F	Description	Qty/Size	RMV	F	Description	Qty/Size	RMV
1st	BATH - FULL	2	1,502	1st	HOOD & FAN	1	140
1st	DRYWALL	0	0	1st	ROOF COVER - COMPOSITION	1,080	0
1st	FORCED AIR	1,080	1,838	1st	SKIRTING - VINYL	134	414

		Accessories			
Description	Eff Yr	Size	Qty	RMV	
WOOD DECK	1984	224		986	
ALUMINUM PATIO COVER	1984	112		403	

Totals

Description	RMV
First Floor	\$22,706
Inventory	\$0
Accessories	\$1,389
Trend	100.00 %
Total RMV	\$24,100

Size Breakdown

Finished	1,080
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Comments 20-21: per T20-049 #02, no change, EYB is appropriate for home m/w // 2020-21 SET DF TO CALCULATE, INV. // 16-17 CYCLE WORK INV UPDATE // 10-11 CHANGE EYB AND QLTY // 09-10: CYCLE WK. CLASS CHG. DT4. 3/18/09. 05-06: RECALC SETUP; SS 28, 08-03-04

MARION COUNTY ASSESSOR
Manufactured Structure Assessment Report
FOR ASSESSMENT YEAR 2023
NOT OFFICIAL VALUES

12/8/2022 2:52:34 PM

Account # 131311 Code - Tax # 24010 Mailing Address MOSS, ALEXANDRA NICOLE ROSE, NICOLE DAWN 548 17TH ST SE SALEM OR 97301	Tax Status ASSESSABLE Acct Status ACTIVE Subtype PERSONAL Home ID 259033 X Number X00204360
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Situs Address	Situs City
5013 CUMBERLAND CT SE #7	SALEM

Appraiser THERESA SWEARINGEN

Value Summary						
Code Area		RMV	MAV	AV	Trend %	RMV Exception
24010	IMPR.	\$24,100	\$32,970	\$24,100	100%	IMPR.

Manufactured Structure Information			
VIN #	ORFLK48AB10060BS	Stat Class	447 +
Brand	FLEETWOOD	Quality	100
Model	BERKSHIRE	Condition	
Year Built	1990	MA / SA / NH	06 / 05 / 003
Sticker #		Bedrooms / Baths	2 / 2

Real Property Information			
Real Account ID	581517	MA / SA / NH	06 / 07 / 000
Map	083W09DC00900	Property Class	707
Unit	1933	RMV Class	707
Park Name	CUMBERLAND PARK		
Comments	LEVEL 2 LS89 082820//		

Floors

Description	Class	SQFT	Size Type	Type of Heat	RMV
First Floor	4	1,080	S		22,706
DIMENSIONS: 27 X 40					

Inventory

	Size/Qty	RMV		Size/Qty	RMV
BATH - FULL	2	1502	DRYWALL	1	0
SKIRTING - VINYL	134	414	HOOD & FAN	1	140
FORCED AIR	1080	1838	ROOF COVER - COMPOSITION	1	0
Total Inventory RMV					3894

Accessories

Description	Eff Year Built	SQFT	Quantity	RMV
ALUMINUM PATIO COVER	1984	112		403
WOOD DECK	1984	224		986
Total Accessories RMV				1389

Exemptions / Special Assessments / Potential Liability

Type

SPECIAL ASSESSMENT(S):

TYPE MFD COMMUNITIES RES CTR	Amount	\$10.00
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Comments: 20-21:per T20-049 #02, no change , EYB is appropriate for home mjw/ /2020-21 SET DF TO CALCULATE, INV. //16-17 CYCLE WORK INV UPDATE// 10-11 CHANGE EYB AND QLTY// 09-10: CYCLE WK. CLASS CHG. DT4. 3/18/09. 05-06: RECALC SETUP; SS 28, 08-03-04

mcs
Open Floor Plan
Back to mcs

✓ M13131 08/10/2009 Appr # 274 Date 2-8-17 Prop Class 019 Cap 4.15%
 Site Address 3013 CUMBERLAND CT SE, 87 Franchise Code 04 Year For: 2017-2018
 Owner: ELLISON, PATRICK A
 Notes: Cap No. 4.15% 441,145 441,145

Sales Verification		Other	
RMV	NAV	RMV	NAV
RMV: 9,200	NAV: 9,200	RMV: 9,200	NAV: 9,200

Seg. Type MA Seg. # 1.1 Method M04 Class (L) Area 1000 EBF Area 1000 Length (L) Width 27
 Base: FLEETWARD Slope: HORIZONTAL Interlock: (V)YSM Roof Cover: COMP
 Plumbing: SAT/22 Insul: FA Fireplace: Inter: Comp: SAT
 Year Built 1990 EBF Year Built 1981 Cond. P A G E E RMV: 9,200
 A/E Codes: M/L/M/D/M/C/C/T City 114 % Comp: _____ Func: _____ EBF: _____
 Lump Sum: _____ Except Code/Year: _____ Comments: Had not finished

Accessory Improvements

Seg. Type DV MFD STRUCT Seg. # 1.3 Method: F-24 Class Area 224 EBF Area 224
 Length 21 Width 7 Foundation Ex. Wall Roof Cover
 Roof Style Floor Plumbing
 Year Built EBF Year Built 1989 Cond. P F A G E E % Comp: _____ EBF: _____ RMV: 0
 Lump Sum: _____ Except Code/Year: _____ Comments: _____

Seg. Type PA MFD STRUCT Seg. # 1.4 Method: B01 Class Area 112 EBF Area 112
 Length 14 Width 8 Foundation Ex. Wall Roof Cover
 Roof Style Floor Plumbing
 Year Built EBF Year Built 1991 Cond. P F A G E E % Comp: _____ EBF: _____ RMV: 600
 Lump Sum: _____ Except Code/Year: _____ Comments: _____

Out Buildings and Skirting

Seg. Type MEEK MFD STRUCT Seg. # 1.2 Method: M04 Class Area 134 EBF Area 134
 Length Width Foundation Ex. Wall VINYL Roof Cover
 Roof Style Floor Plumbing
 Heat Ins. Comp. Yr. Bld. 1989 EBF Yr. Bld. 1989
 Cond. P F A G E A/E Codes % Comp: _____ Func: _____ EBF: _____ RMV: 380
 Lump Sum: _____ Except Code/Year: _____ Comments: _____

*Spoke with owner in her home
 no changes - due to finances*

BUILDING DIAGRAMS OUTBUILDINGS
 ADOT NO M13131 MAP NO 083 W09DC TAX LOT 00900

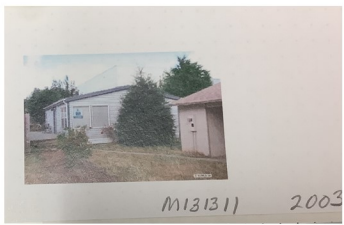
7 x 32' dim. that (per) 2016

CALCULATIONS: 27 x 32 = 864 SCALE: 1" = 20'

MEASUREMENT VERIFIED		YR BLD:	ADDRESS:	SALES	
DATE	BY			Date	Am.
7-6-09	WAC	89	3013 Cumberland Ct		
12-29-09	BTJ	09	Ellison, Patrick		
6-20-16	BTJ	16			

*new HP
win.*

*1-3-23
#2
NV*



6-20-16 M131311

