

Summary

Lead Appr: \_\_\_\_\_

Clerk: \_\_\_\_\_

Lead Clerk: \_\_\_\_\_

Appr: \_\_\_\_\_

Print Date: 2/7/2025

Acct ID: 131511

MTL: 062W31D001100P1

Date: \_\_\_\_\_

Appr: \_\_\_\_\_

Prop Class: 019

RMV Prop Class: 019

Situs: 5001 COPPER CREEK LOOP NE # 1 SALEM, OR 97305

MaSaNh: 13 05 000

Unit: 131511

Year: 2025

Last Date Appraised: 08/20/2024

Appraiser: THERESA SWEARINGEN

Retag: Y N

Tag info:

Owner: GIRON, FLORIDELLA

Roll Type: MS

Cycle Tag Sales Verification Other: \_\_\_\_\_

Inspection level: 1 2 3 4 LCB TTO INSP

AV: 25860

RMV Land: 0

RMV Imp: 52640

RMV Total: 52640

MAV: 25860

MSAV: 0

SAV: 0

Comment: 24-25: Other VE Removed, RE MAV; L2 08.20.24 TS

Notations

No notation data available.

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: 1987

Sq.Ft: 1555

% Complete: 100

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

Dimensions:

RMV: 52640

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
First Floor	4	Finished	1555	3	FB-2	1990	1987	FP - 1, SKIRT, ROOF+, KIT-, BATH - 2, HVAC+	

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception: Y N
DECK	4	65	1987	515	0	
DECK	4	222	1987	1758	0	
ROOF EXTENSION OR PATIO COVER	4	65	1987	679	0	
ROOF EXTENSION OR PATIO COVER	4	130	1987	1357	0	

Improvements - Accessory Buildings

No improvement data available for all other stat class types.



MLS  
Freshly Remodeled  
New Floors, Doors  
- Roof, Lighting, Kitchen  
Windows



Marion County  
OREGON  
ASSESSOR'S OFFICE

Appraiser Sales Verification From

Primary Acct: 131511  
MTL: 062W31D001100  
MaSaNh/P.Class: 1305000/019  
Appraiser: THERESA SWEARINGEN  
MS Acct: 131511

Date Printed: 2/6/2025

Situs: 5001 COPPER CREEK LOOP NE # 1 SALEM, OR 97305

Grantor: LONG, CARRIE J  
Grantee: GIRON, FLORIDELLA

Sale ID: 32065  
Deed:  
Accts In Sale: 1  
Sale Date: 11/26/2024  
Sale Price: 60,000  
Condition Code: 00  
Tax Statement RMV  
Land & OSD: 0  
Imp: 47,370  
Total: 47,370  
Ratio (Cert. Total RMV/Sale Price): 79

Attempt	Date/Time	Reason
1 <sup>st</sup>	2/26/25 10:00	LCB
2 <sup>nd</sup>		

Contact: Phone/email:

1. Was the property listed on the open market? Days: MLS: Y N
2. Was property other than real estate included in the sale? Y N  
Describe: Est. \$:
3. Did the seller pay closing costs or make other concessions? \$ Y N
4. Was the sale between related parties? (business or family) Y N
5. Was this a distressed sale? E.g. foreclosure, short, court order, etc... Y N
6. Condition at time of sale: | Poor | Fair | Avg. | Good | Exc. | Y N  
Describe:
7. Have any improvements been made since the time of sale? Y N  
If yes, describe:

Comments:  
824547 Active Listing

asky \$ 124,995

Appraiser: 02 Date: 3/12/25

lak 8.22.24

Summary

Lead Appr: \_\_\_\_\_ Clerk: \_\_\_\_\_ Lead Clerk: 

MBH 8/23/24

 Appr: \_\_\_\_\_

Print Date: 8/16/2024

Acct ID: 131511

MTL: 062W31D001100P1

Date: 

8/20/24

Appr: 

02

Prop Class: 019

RMV Prop Class: 019

Situs: 5001 COPPER CREEK LOOP NE # 1 SALEM, OR 97305

MaSaNh: 13 05 000

Unit: 131511

Year: 2024

Last Date Appraised: 07/19/2010

Appraiser: THERESA SWEARINGEN

Retag: Y N

Tag info:

Owner: LONG, CARRIE J

Roll Type: MS

Cycle Tag Sales Verification Other: 

VE

Inspection level: 1 

2

 3 4 

LCB

 TTO INSP

AV: 43410

RMV Land: 0

RMV Imp: 54740

RMV Total: 54740

MAV: 43410

MSAV: 0

SAV: 0

Comment: COPPER CREEK ESTATES, SPACE #1, MS SERIAL # ORFLL48AB11312BS, X # X00207892, PERSONAL MS

Notations

No notation data available.

update rmv, +2416

OSDs

No OSD data available.

Land

No land data available.

Re-mav Veterans Exemption

Improvements - Residence / Manufactured Structures

Bldg: 1	Code Area: 24010	Stat Class: 447	Year Blt: 1990	Eff Year Blt: 1990	Sq.Ft: 1555	% Complete: 100
Desc: MANUF STRUCT, CLASS 4, 26' THROUGH 28' WIDE DOUBLE			Dimensions:		RMV: 54740	
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
First Floor	4	Finished	1555	3	FB-2	1990	1990	BATH - 2, KIT-, HVAC+, ROOF+, SKIRT	

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception: Y N
DECK	4	222	1990	1270	0	
ROOF EXTENSION OR PATIO COVER	4	65	1990	490	0	
ROOF EXTENSION OR PATIO COVER	4	130	1990	980	0	

Improvements - Accessory Buildings

No improvement data available for all other stat class types.

DW 65 1987



Mossy Pool  
A w m d.  
Tired looking  
Siding -  
Siding issue



M131511 062W31D 01201 Appr # BT4 Date 7-19-10 Prop Class 019 Prop Code TST47  
Situs Address 5001 COPPER CREEK LP NE, #1 Franchise Code 04 Year For: 2010-2011  
Owner LONG, CARRIE J

Notes: please recalc as noted.  
Tags Cycle Sales Verification Other: \_\_\_\_\_  
RMV Imp: 24,720 RMV Total: 24,720 M50 Total: 7,840

Seg. Type MA Seg. # 1.1 Method M04 Class 5D Area 1555 Eff Area 1555 Length Width  
Make: FLEETWOOD Model: BERKSHIRE Intfinish: GYPSUM Roof Cover COMP ARCOMP  
Plumbing BATH2 Heat FA Fireplace Inter. Comp: DW H&F Bedrooms 3  
Year Built 1990 Eff. Year Built 1990 Cond. P F A G E  
Adj Code MSLCMD Qty 4 % Comp \_\_\_\_ Func \_\_\_\_ Econ \_\_\_\_ RMV 21,420  
Lump Sum \_\_\_\_ Except Code/Year \_\_\_\_ Comments \_\_\_\_

Accessory Improvements

Seg. Type PA Seg. # 1.3 Method: R05 Class Area 130 Eff Area 130  
Length Width  
Year Built Eff. Year Built: 1990 Cond. P F A G E % Comp \_\_\_\_ Econ \_\_\_\_ RMV: 880  
Lump Sum \_\_\_\_ Except Code/Year \_\_\_\_ Comments \_\_\_\_

Seg. Type DF Seg. # 1.4 Method: R05 Class Area 222 Eff Area 222  
Length Width  
Year Built Eff. Year Built: 1990 Cond. P F A G E % Comp \_\_\_\_ Econ \_\_\_\_ RMV: 1,000  
Lump Sum \_\_\_\_ Except Code/Year \_\_\_\_ Comments \_\_\_\_

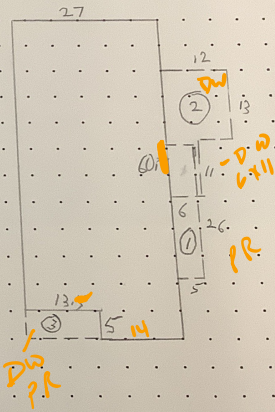
Seg. Type PR Seg. # 1.5 Method: R05 Class Area 65 Eff Area 65  
Length 13 Width 5  
Year Built Eff. Year Built: 1990 Cond. P F A G E % Comp \_\_\_\_ Econ \_\_\_\_ RMV: 700  
Lump Sum \_\_\_\_ Except Code/Year \_\_\_\_ Comments \_\_\_\_

Out Buildings and Skirting

Seg. Type MHSK Seg. # 1.2 Method: M04 Class Area 175 Eff Area 175  
Length Width Foundation Ex. Wall WOOD Roof Cover  
Roof Style Floor Plumbing  
Heat Int. Comp. Elect. Yr. Blt. 1990 Eff. Yr. Blt: 1990  
Cond. P F A G E Adj. Codes % Comp \_\_\_\_ Func \_\_\_\_ Econ \_\_\_\_ RMV: 720  
Lump Sum \_\_\_\_ Except Code/Year \_\_\_\_ Comments \_\_\_\_

BUILDING DIAGRAM AND OUTBUILDINGS

ACCT NO: M131511 MAP NO: TAX LOT:



CALCULATIONS: 60 x 27 = 1620  
13 x 5 = 65  
1620 + 65 = 1685  
1685 - 1555 = 130  
COPPER CREEK EST.

SCALE: 1" = 20'

MEASUREMENT VERIFIED		YR BLT: <u>90</u>	ADDRESS: <u>5001 COPPER CREEK</u>	SALES	
DATE	BY	REMARKS:	BUILDER: <u>FLEETWOOD BERKSHIRE</u>	Date	Am
<u>5-10-91</u>	<u>AKG 65</u>	<u>NV</u>			
<u>5-5-95 Howard</u>	<u>AKG 28</u>	<u>NV</u>			
<u>4-21-04</u>	<u>BT4</u>	<u>NV</u>			
<u>7-19-10</u>					





8-20-24