

lak 4.3.25

Summary

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

Print Date: 2/7/2025

Acct ID: 123813

MTL: 051W06CC00100P1

Date: 2/25/25

Appr: OR

Prop Class: 019

RMV Prop Class: 019

ts 4-8-25

Situs: 1999 JANSEN WAY # 49 WOODBURN, OR 97071

MaSaNh: 12 05 000

Unit: 139841

Year: 2025

Last Date Appraised: 08/07/2023

Appraiser: THERESA SWEARINGEN

Retag: Y N

Tag info:

Owner: PRATT, CYNTHIA LOUISE

Roll Type: MS

Cycle Tag Sales Verification Other: _____

Inspection level: 1 2 3 4 LCB TTO INSP

AV: 25370

RMV Land: 0

RMV Imp: 41110

RMV Total: 41110

MAV: 25370

MSAV: 0

SAV: 0

Comment: 23-24: L3 08.07.23 GM

Notations

No notation data available.

Add EP 5/0

OSDs

No OSD data available.

Land

No land data available.

Improvements - Residence / Manufactured Structures

Bldg: 1	Code Area: 03030	Stat Class: 465	Year Blt: 1969	Eff Year Blt: 1974	Sq.Ft: 1120	% Complete: 100
Desc: MANUF STRUCT, CLASS 6, 20' WIDE DOUBLE			Dimensions: 56x20			RMV: 41110
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	6	Finished	1120	2	FB-2	1969	1974	SKIRT, ROOF+, HVAC+, KIT-, BATH - 2
								Exception: Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
ROOF EXTENSION OR PATIO COVER	6	360	1974	3132	0
					Exception: Y N

Improvements - Accessory Buildings

No improvement data available for all other stat class types.

EP(3) 49 1974 5/0



RMV: mhi-splits Retro Kit

new 4 door mixed wing wim

new floors wim,



Marion County
OREGON
ASSESSOR'S OFFICE

Appraiser Sales Verification From

Primary Acct: 123813
MTL: 051W06CC00100
MaSaNh/P.Class: 1205000/019
Appraiser: THERESA SWEARINGEN
MS Acct: 123813

Date Printed: 2/6/2025

Situs: 1999 JANSEN WAY # 49 WOODBURN, OR 97071

Grantor:
BUTCHER, EVAN

Grantee:
PRATT, CYNTHIA LOUISE

Sale ID: 30213
Deed:
Accts In Sale: 1
Sale Date: 7/10/2024
Sale Price: 40,000
Condition Code: 00
Tax Statement RMV
Land & OSD: 0
Imp: 44,390
Total: 44,390
Ratio (Cert. Total RMV/Sale Price): 111

Attempt	Date/Time	Reason
1 st	2/25/25 10:15	LCB
2 nd		

Contact: _____ Phone/email: _____

1. Was the property listed on the open market? Days: 66 MLS: 24307238 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:

Appraiser: 02 Date: 3/12/25

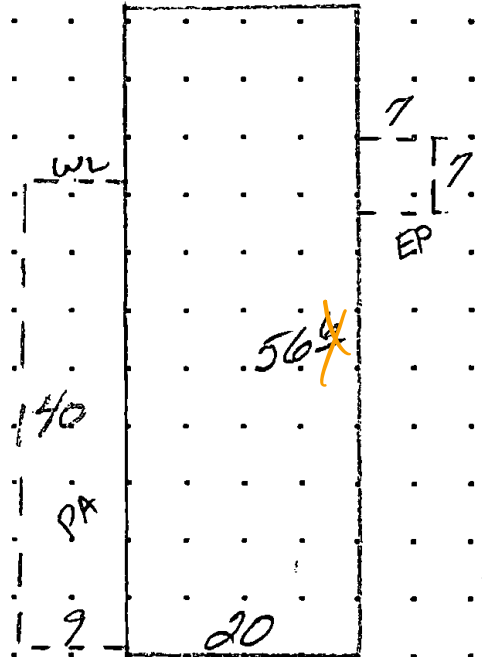
BUILDING DIAGRAM AND OUTBUILDINGS

M123813

ACCT NO: X 62980

MAP NO:

TAX LOT:



CALCULATIONS:

SCALE: 1" = 20'

1999 JANSEN WAY # 49

MEASUREMENT VERIFIED		YR BLT: 69	ADDRESS: SENIOR ESTATES MHP	SALES	
DATE	BY	REMARKS:	BUILDER: MARLETTE	Date	Amt.
3-12-96	WBP 79				
5-16-06	28				
9-30-08	DT4				
9-21-12	DT4	NV-SALE NV-CYCLE			

Summary

Lead Appr: Clerk: LAK Lead Clerk: Appr: GM 8-21-23

Acct ID: 123813 MTL: 051W06CC00100P1 Date: 8-7-23 Appr: [Signature] Prop Class: 019 RMV Prop Class: 019

Situs: 1999 JANSEN WAY # 49 WOODBURN, OR 97071 MaSaNh: 12 05 000 Unit: 139841 Year: 2023 24

Last Date Appraised: 09/21/2012 Appraiser: THERESA SWEARINGEN Retag: Y N Tag info:

Owner: BUTCHER, EVAN Roll Type: MS

Cycle Tag Sales Verification Other: Inspection level: 1 2 3 4 LCB TTO INSP AV: 23930

RMV Land: 0 RMV Imp: 43080 RMV Total: 43080 MAV: 23930 MSAV: 0 SAV: 0

Comment: SENIOR ESTATES M.H.P., SPACE #49, MS SERIAL # H20260SKD90748, X # X00062980, PERSONAL MS

Update 1 week to go

Notations

No notation data available.

OSDs

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Improvements - Residence / Manufactured Structures

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Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

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Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception: Y N
ROOF EXTENSION OR PATIO COVER	6	360	1969	2088	0	

Improvements - Accessory Buildings

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