

Summary

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

Print Date: 2/7/2025

Acct ID: 133472

MTL: 041W34B001201P1

Date: 2/05/25

Appr: 02

ts 4-8-25

Prop Class: 019

RMV Prop Class: 019

Situs: 3933 LINDSEY AVE # 41 HUBBARD, OR 97032

MaSaNh: 12 05 000

Unit: 143653

Year: 2025

Last Date Appraised: 12/12/2022

Appraiser: THERESA SWEARINGEN

Retag: Y N

Tag info:

Owner: ESCOBAR, SHARON

Roll Type: MS

Cycle Tag Sales Verification

Other: \_\_\_\_\_

Inspection level: 1 2 3 4

CB TJO INSP

AV: 68750

RMV Land: 0

RMV Imp: 82670

RMV Total: 82670

MAV: 68750

MSAV: 0

SAV: 0

Comment: 23-24: L2 12.12.22 TS

Notations

No notation data available.

update E4B & INV to

OSDs

No OSD data available.

Land

No land data available.

Improvements - Residence / Manufactured Structures

Bldg: 1

Code Area: 15119

Stat Class: 457

Year Blt: 1996

Eff Year Blt: 1996

Sq.Ft: 1080

% Complete: 100

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

Dimensions: 40x27

RMV: 82670

Func Obsc: 100

Econ %: 100

Other %: 100

Exception: 0

Adjust:

Adjust RMV: 0

Floors

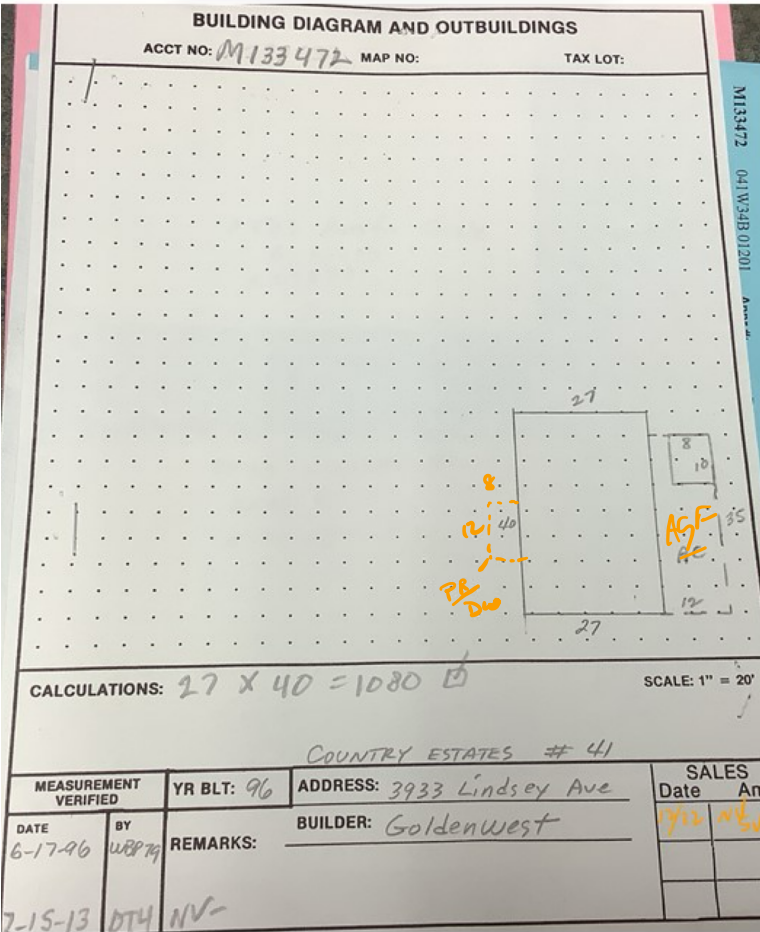
Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	
First Floor	5	Finished	1080	3	FB-2	1996	1996	ROOF+, SKIRT, HVAC+, KIT, BATH - 2	Exception: Y N
Garage Attached	5	Finished	420	0	0	1996	1996		Exception: Y N

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.



RMVLS

2020- ROOF, HP.

2022- FLOORS, CTS

OK it 1 Abs. Wm



**Marion County**  
OREGON  
ASSESSOR'S OFFICE

**Appraiser Sales Verification From**

Primary Acct: 133472  
MTL: 041W34B001201  
MaSaNh/P.Class: 1205000/019  
Appraiser: THERESA SWEARINGEN  
MS Acct: 133472

Date Printed: 2/6/2025

Situs: 3933 LINDSEY AVE # 41 HUBBARD, OR 97032

Grantor:  
BONES, BRITTANY ANN

Grantee:  
ESCOBAR, SHARON

Sale ID: 29716      Tax Statement RMV  
Deed:      Land & OSD: 0  
Accts In Sale: 1      Imp: 110,630  
Sale Date: 7/2/2024      Total: 110,630  
Sale Price: 155,000      Ratio (Cert. Total RMV/Sale Price): 71  
Condition Code: 00

Attempt	Date/Time	Reason
1 <sup>st</sup>	2/25/25 9:42	LCB
2 <sup>nd</sup>		

Contact: \_\_\_\_\_ Phone/email: \_\_\_\_\_

1. Was the property listed on the open market? Days: 6      MLS: 24626903      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

23.24  
sd

L2  
12-12-22  
#2

12-12-22

correction 4-5-23  
MBH 4/7/23

lak  
MBH 4/3/23

MLS 790868  
Pct

Improvement Detail

MARION County

For Assessment Year 2023

ts 4-10-23

Account ID 133472  
Map 041W34B001201P1  
Mailing BONES, BRITTANY ANN  
3933 LINDSEY AVE  
HUBBARD OR 97032  
Situs 3933 LINDSEY AVE #41 HUBBARD OR 97032

Appraiser THERESA SWEARINGEN  
Inspected 07/15/2013  
Appraisal Area 02-05-000  
Stat Class 457 - MANUF STRUCT, CLASS 5, 26' THROUGH 28'  
WIDE DOUBLE

Bldg	Code Area	Year Built	Eff Year	Comp %	% Good	LCM	Value	RMV	Taxable RMV	MAV	Exception	AV	Sqft
1	15119	1996	1996	100	35	100	Tabled	17,020	17,020	45,350	0	17,020	1,080

Rooms: 3 - BD, 2 - FB

Floor Segments									
Description	Yr Blt	Eff Yr	% Good	Class	Comp %	OR %	Sqft	RCN	
First Floor	1996	1996	35	5A	100		1,080	39,177	

Improvement Inventory									
F	Description	Qty/Size	RMV	F	Description	Qty/Size	RMV		
1st	BATH - FULL	2	1,019	1st	FORCED AIR	1,080	1,338		
1st	DISHWASHER	1	244	1st	HOOD & FAN	1	139		
1st	DISPOSAL	1	65	1st	ROOF COVER - COMPOSITION	1,080	0		
1st	FINISH - PLASTR/TEXTRD DRYWALL	1	0	1st	SKIRTING - WOOD	134	500		

Totals

Description	RMV
First Floor	\$17,016
Inventory	\$0
Accessories	\$0
Trend	100.00 %
Total RMV	\$17,020

Size Breakdown

Finished	1,080
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Comments 13-14 CYCLE WORK// 07-08 RECALC SETUP; #04 7/27/06 05-06; REMOVE VALUE AND INVENTORY FOR AC'S AND ST, BELONGS TO PARK  
SEE PARK FIL

~~Add PA~~ as INV  
update INV

Segment	PR	AgF
Class		
Dimensions/Size	420	420
Foundation		
Exterior Wall		
Interior Finish		
Roof Cover	Arayp	Arayp
Roof Style		
Flooring		
Plumbing		
Heat		
Electric		
Misc.		
Year Built	1996	1996
Eff. Year	1996	1996
Condition		
% Complete		
Lump Sum		
Exception Code	I/O	New
Segment	Class	Area

M133472 041 W48 01201 App # 1214 Date 7-15-13 Prop Class 019 Prop Code 200-45  
 Bldg Address 3933 LINDSEY AVE, 441 Franchise Code 04 Year For 2013-2014  
 Owner TOLLEKEITH P A  
 Notes: 1.5-7-45 1.5-7-45 Sales Verification Other: 1.5-7-45  
 RMV Imp: 18,736 RMV Total: 18,736 MSB Total: 18,736

Seg Type MA Seg # 1.1 Method 501 Class 347 Area 1080 DR Area 1080 Length 40 Width 27  
 Make GOLDENWEST Model IntFinish TAPEX Roof Cover COMP  
 Plumbing BATHD Heat: FA Fireplace: Inter Comp: DW DRP JHEF Bedrooms 3  
 Year Built 1999 BR Year Built 1996 Cond. P P A G E  
 Adj Code MSD-QTY36SLCAD City % Comp Finc Econ RMV 18,180  
 Lump Sum Except Code/Year Comments

Accessory Improvements

Out Buildings and Skirting  
 Seg Type MISK Seg # 1.2 Method 501 Class Area 134 DR Area 134  
 Length Width Foundation Floor  
 Roof Style Heat Int. Comp Plumbing Yr. Bld. 1996 BR Yr. Bld. 1996  
 Cond. P F A G E Adj Codes % Comp Finc Econ RMV: 550  
 Lump Sum Except Code/Year Comments

BUILDING DIAGRAM AND OUTBUILDINGS  
 ADCT NO. M133472 MAP NO. TAX LOT:  
 CALCULATIONS: 27 X 40 = 1080  
 SCALE: 1" = 20'

COUNTRY ESTATES # 41  
 ADDRESS: 3933 Lindsey Ave  
 BUILDER: GoldenWest  
 DATE: 6-7-96 BY: 6079  
 REMARKS: 7-15-13 DM NV-

SALES  
 Date Amt  
 7-15-13 18,736

MIS  
 Paint HP  
 & Roof  
 new CT's  
 2020  
 Pickers  
 AC now enclosed  
 w/m

