

Summary

Lead Appr: **WW 4.21.25** Clerk: _____ Lead Clerk: _____ Appr: **MLH 5/14/25**

Print Date: 3/24/2025

Acct ID: 576028 MTL: 072W29AA01300

Date: **4/16/25** Appr: **MLH** Prop Class: 541 RMV Prop Class: 401

Situs: 5454 CENTER ST NE SALEM OR 97317 MaSaNh: 03 06 000 Unit: 14006 Year: 2025

Last Date Appraised: 09/21/2015 Appraiser: MATTHEW HAMILTON Retag: Y N Tag info:

Owner: HAJEK, BRANDAN Roll Type: R

Cycle Tag Sales Verification Other: **Not disqual** Inspection level: 1 **(2)** 3 4 LCB TTO INSP AV: 330880

RMV Land: 376300 RMV Imp: 582970 RMV Total: 959270 MAV: 326060 MSAV: 4820 SAV: 11997

Comment: **MLS 816476**

Notations

update inventory

Input MLH 4/17/25

RP/MS	Code	Description
RP	FUZ	FARM NON-EFU ZONED

Sale of non EFU SA land

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	MKTG	OSD - GOOD	60000	92410	0

Land

Site: 1	Code Area: 92410	Size: 1.00 Acres	Use Code: 004	Zone: NREST	SAV Use:	Exception: 0
Class: 2BI	Value Source: Market Homesite	Description: TWO BENCH IRR	RMV: 80970	Exception: Y	N	
Adjustment(s):	GSOIL, IRR	Fire Patrol:	Description:			
Comments:	16-17: CYCLE WORK PER #90 CHG OSD, ADJ SOIL CLASS ACRES// 00-01; SEPERATED INCREMENT FROM HOMESITE /00-01; LAND REAPPRAISAL / 02-03: F02-251 SEPM FROM R76028 TO R330394 05-06: RECALC SETUP; APPR 10, 06/10/04.					
Site: 2	Code Area: 92410	Size: 1.95 Acres	Use Code: 004	Zone: NREST	SAV Use: 011	Exception: 0
Class: 2BI	Value Source: Farm Use - Non EFU	Description: TWO BENCH IRR	RMV: 157880	Exception: Y	N	
Adjustment(s):	GSOIL, IRR	Fire Patrol:	Description:			
Comments:	Liability year - 1975 / 2400210,/00-01; LAND REAPPRAISAL; per questionnaire, all of this property is dry / 02-03: F02-31 SEPE FROM R76028 TO R330072 AND R33007					
Site: 3	Code Area: 92410	Size: 1.00 Acres	Use Code: 004	Zone: NREST	SAV Use: 011	Exception: 0
Class: 2BD	Value Source: Woodlot	Description: TWO BENCH DRY	RMV: 77450	Exception: Y	N	
Adjustment(s):	GSOIL, IRR	Fire Patrol:	Description:			
Comments:	Liability year - 1975 / 2400210 /00-01; LAND REAPPRAISAL, CHANGED WOODLOT TO WOODLOT-M /03-04: 02-0889(F) PARTITION FROM R76028 TO CREATE R331792					

Improvements - Residence / Manufactured Structures

Bldg: 1	Code Area: 92410	Stat Class: 144	Year Blt: 1948	Eff Year Blt: 1985	Sq.Ft: 2999	% Complete: 100
Desc:	Multi Story above grade with basement				Dimensions:	RMV: 509770
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:
First Floor	4	Finished	2340	2	FB-1	1948	1985	FP - 2, HVAC, ROOF, KIT-, BATH - 1	Y N
Second Floor	ATTF	4	Finished	659	2	FB-1	1948	HVAC, BATH - 1	Y N
Basement	4	Unfinished	1397	0	0	1948	1948	FP	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception:
DECK part of YI	4	340	1985	6059	1	Y N
SWIMMING POOL	4	648	1985	38054	1	Y N
YARD IMPROVEMENTS AVERAGE	5	1	1985	36126	1	Y N

Bldg: 2	Code Area: 92410	Stat Class: 148	Year Blt: 1948	Eff Year Blt: 1948	Sq.Ft: 0	% Complete: 100
Desc:	Res other improvements				Dimensions:	RMV: 39130
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:
Garage Detached	4	Low Cost	528	0	0	1948	1985	ROOF	Y N

Accessories

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

Bldg: 3	Code Area: 92410	Stat Class: 108	Year Blt: 2008	Eff Year Blt: 2008	Sq.Ft: 0	% Complete: 100
Desc:	Residential Other Improvements				Dimensions:	RMV: 17410
Func Obsc: 100	Econ %: 100	Other %: 100	Exception: 0	Adjust:	Adjust RMV: 0	

Floors

TypeClassDisplay GroupFloor SizeBedsBathsYr BltEff Yr BltInventory

No floor data available

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception: Y N
ASPHALT DRIVEWAY	1	7568	2008	17406	1	

Bldg: 6	Code Area: 92410	Stat Class: 108	Year Blt: 2010	Eff Year Blt: 2010	Sq.Ft: 0	% Complete: 100
Desc: Residential Other Improvements				Dimensions: RMV: 6890		
Func Obsc: 100	Econ %: 100	Other %: 100	Exception: 0	Adjust:	Adjust RMV: 0	

Floors

TypeClassDisplay GroupFloor SizeBedsBathsYr BltEff Yr BltInventory

No floor data available

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception: Y N
PATIO	0	480	2010	6890	0	

Improvements - Accessory Buildings

Bldg: 4	Code Area: 92410	Stat Class: 351	Year Blt: 1985	Eff Year Blt: 1985	Sq.Ft: 1456	% Complete: 100
Desc: General Purpose Building (GB)				Dimensions: 56x26 RMV: 8450		
Func Obsc: 100	Econ %: 100	Other %: 100	Exception: 0	Adjust:	Adjust RMV: 0	

Floors

TypeClassDisplay GroupFloor SizeBedsBathsYr BltEff Yr BltInventory

General Purpose Bldg	6	Finished	1456	0	0	1985	1985	FAIR	Exception: Y N
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Accessories

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

Bldg: 5	Code Area: 92410	Stat Class: 341	Year Blt: 1985	Eff Year Blt: 1985	Sq.Ft: 286	% Complete: 100
Desc: Multi Purpose Shed (MP)				Dimensions: 22x13 RMV: 1320		
Func Obsc: 100	Econ %: 100	Other %: 100	Exception: 0	Adjust:	Adjust RMV: 0	

Floors

TypeClassDisplay GroupFloor SizeBedsBathsYr BltEff Yr BltInventory

Multi-Purpose Bldg	5	Finished	286	0	0	1985	1985	FAIR	Exception: Y N
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Accessories

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

SKETCH/AREA TABLE ADDENDUM

Parcel No 072W29AA01300

File No R76028

Property Address 5454 CENTR ST NE

City SALEM

County MARION

State OR

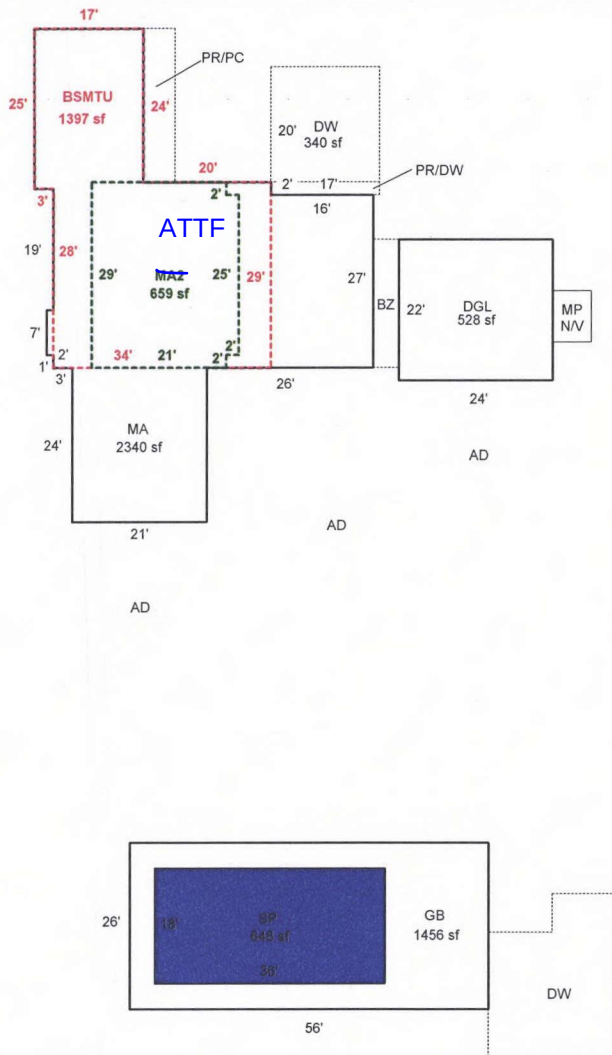
Zip 97317

Owner

Client

Appraiser Name

R76028
072W29AA01300
SCALE=1:30



Scale: 1" = 30'

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.00	2340	262	2340
GLA2	MA2	1.00	659	104	659
GBA1	MP	1.00	286	70	286
GBA2	GB	1.00	1456	164	1456
BSMT	BSMTU	1.00	1397	180	1397
GAR	DGL	1.00	528	92	528
P/P	BZ	1.00	80	48	
	DW	1.00	340	74	420
OTH	SP	1.00	648	108	648
Net LIVABLE Area (rounded w/ factors)					2999
Net BUILDING Area (rounded w/ factors)					1742

Comment Table 1

DRAWN BY JRONDEMA 11/3/15

Comment Table 2

4/16/25 MTH Vet disqual L2

Comment Table 3

























93 10 29



93 10 29





R76028

MP 22x13

9/21/15



R76028

DW west of poolhouse

9/21/15



R76028

GB 56 x 26 (poolhouse) + SCONC 9/21/15



R76028

GB 56 x 26 (poolhouse) - east

9/21/15



R7C028

DGL

9/20/15



R 76028

DW behind Res.

9/21/13



R76028

MA near

9/21/15





R76028

MA

9/21/15